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June 1, 2006

Mr. Martin Greenwald
4820 North Rancho Drive, Suite #8
Las Vegas, Nevada 89102

RE: RQR- 11404 – REQUIRED REVIEW
CITY COUNCIL MEETING OF APRIL 19, 2006

Dear Mr. Greenwald:

The City Council at a regular meeting held April 19, 2006 considered the Appeal filed by the applicant from the Denial by the Planning Commission of a Required Two-Year Review of an approved Special Use Permit (U-0237-94) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE ADVERTISING (BILLBOARD) SIGN at 4850 North Rancho Drive (APN 125-35-401-004), C-2 (General Commercial) Zone.

The City Council granted the Appeal; thereby, APPROVING the Required Review. The Notice of Final Action was filed with the Las Vegas City Clerk on April 20, 2006. This approval is subject to:

Planning and Development

1. Conformance to the Conditions of Approval for Special Use Permit U-0237-94.
2. This Special Use Permit shall be reviewed in two (2) years at which time the City Council may require the Off-Premise Advertising (Billboard) Sign be removed. The applicant shall be responsible for notification costs of the review. Failure to pay the City for these costs may result in a requirement that the Off-Premise Advertising (Billboard) Sign is removed.
3. The illegal embellishment extending from the top of the sign shall be removed from the within 30 days of final approval by the City of Las Vegas. Failure to remove the embellishment may result in fines and/or removal of the Off-Premise Advertising (Billboard) Sign.
4. The property owner shall remove any existing graffiti from the Off-Premise Advertising (Billboard) Sign within 30 days of final approval by the City of Las Vegas. Failure to perform the required painting may result in fines and/or removal of the Off-Premise Advertising (Billboard) Sign. Thereafter, the sign its supporting structure shall be properly maintained and kept free of graffiti at all times.

CITY OF LAS VEGAS
400 STEWART AVENUE
LAS VEGAS, NEVADA 89101

VOICE 702.229.6011

TTY 702.386.9108

www.lasvegasnevada.gov

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Mr. Martin Greenwald
RQR- 11404 – Page Two
June 1, 2006

5. If the existing Off-Premise Advertising (Billboard) Sign structure is removed, this Special Use Permit shall be expunged and a new Off-Premise Advertising (Billboard) Sign structure shall not be erected in the same location unless: (1) a new Special Use Permit is approved for the new structure by the City of Las Vegas, or (2) the location is in compliance with all applicable standards of Title 19 including, but not limited to, distance separation requirements, or (3) a Variance to the applicable standards of Title 19 has been approved for the new structure by the City Council.
6. Bird deterrent devices shall be installed on the sign within 30 days of final approval by the City of Las Vegas.
7. All City Code requirements and design standards of all City departments must be satisfied.

Sincerely,



Carmel Viado
Deputy City Clerk I for
Barbara Jo Ronemus, City Clerk

cc: Planning and Development Dept.
Development Coordination-DPW
Dept. of Fire Services

Mr. Rod Carter
Clear Channel Outdoor
2880-B Meade Avenue, Suite #350
Las Vegas, Nevada 89102