



065507

January 9, 2007

Mr. Bill Curran
300 South Fourth Street
Suite 1201
Las Vegas, Nevada 89101

LAS VEGAS CITY COUNCIL

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MAYOR

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DOUGLAS A. SELBY
CITY MANAGER

RE: SUP-16947 – SPECIAL USE PERMIT
CITY COUNCIL MEETING OF DECEMBER 6, 2006

Dear Mr. Curran:

The City Council at a regular meeting held December 6, 2006 APPROVED the request for a Special Use Permit FOR A PROPOSED OFF-PREMISE ADVERTISING SIGN (BILLBOARD) at 4600 Meadows Lane (APN 139-31-110-002), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on December 7, 2006. This approval is subject to:

Added condition

- A. A landscaping plan must be submitted and approved prior to issuance of a Building Permit. Said plan shall be approved by Planning and Development staff to enhance landscaping at the base of the sign.

Planning and Development

1. The billboard face shall consist of static vinyl panels, or a similar material as approved by the Planning and Development Department
2. Animated and electronic message unit signage and digital signage is prohibited.
3. The billboard is limited to the exact height as specified in the public hearing notice. If the height of the adjacent freeway increases, the billboard is not entitled to any height increases allowed by Title 19 or Nevada Revised Statutes.
4. This approval shall be void two years from the date of final approval, unless a building permit has been issued for the principal building on the site. An Extension of Time may be filed for consideration by the City of Las Vegas.
5. This Special Use Permit shall be reviewed in two 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.

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LAS VEGAS, NEVADA 89101

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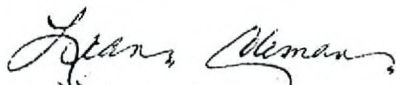
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6. The Off-Premise Advertising (Billboard) Sign and its supporting structure shall be properly maintained and kept free of graffiti at all times. Failure to perform the required maintenance may result in fines and/or removal of the Off-Premise Advertising (Billboard) Sign.
7. Only one advertising sign is permitted per sign face.
8. If the existing off-premise sign is voluntarily demolished, this Special Use Permit shall be expunged and a new off-premise sign shall not be permitted in the same location unless a Special Use Permit is approved for the new structure by the City Council.
9. The Off-Premise Advertising (Billboard) Sign supporting structure shall be redesigned to include finish materials that complement the existing on-site building. The entire face-area of both sides of the Off-Premise Advertising (Billboard) Sign shall be signage area or its border framework; none of the supporting structure shall be visible aside from the support pole.
10. Bird deterrent devices shall be installed on the sign.
11. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.


Public Works

12. The proposed off-premise advertising (billboard) shall not be located within the public right-of-way or interfere with Site Visibility Restriction Zones. The billboard base shall not be located within existing or proposed public sewer or drainage easements.

Sincerely,



Leán Coleman
Deputy City Clerk II for
Barbara Jo Ronemus, City Clerk



M. Margo Wheeler, AICP
Director
Planning and Development Department

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

Mr. William Levine
LDR-DMG Meadow & Decatur
1702 East Highland, Suite 310
Phoenix, Arizona 85018

Mr. Tom LeClair
American Outdoor Advertising, LLC
8140 North 47th Street
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