



City of Las Vegas

Agenda Item No.: 26.

**AGENDA SUMMARY PAGE PLANNING & DEVELOPMENT
PLANNING COMMISSION MEETING OF: OCTOBER 8, 2009**

**DEPARTMENT: PLANNING & DEVELOPMENT
DIRECTOR: M. MARGO WHEELER**

☐ Consent ☒ Discussion

SUBJECT:
**TEXT-3591 - TEXT AMENDMENT - PUBLIC HEARING - APPLICANT/OWNER: CITY
OF LAS VEGAS - Discussion and possible action to amend Table 2 of 19.04.010, Title
19.14.090 and Title 19.20 to denote applicable zoning districts, provide development standards
and define the off-premise sign. Temporary use, All Wards**

THIS ITEM WILL BE FORWARDED TO CITY COUNCIL IN ORDINANCE FORM

PROTESTS RECEIVED BEFORE

APPROVALS RECEIVED BEFORE:

Planning Commission Mtg.

0

Planning Commission Mtg.

0

City Council Meeting

0

City Council Meeting

0

RECOMMENDATION:

APPROVAL

BACKUP DOCUMENTATION:

Conditions and Staff Report

Motion made by BYRON GOYNES to Deny

Passed For: 5; Against: 0; Abstain: 0; Did Not Vote: 0; Excused: 2

VICKI QUINN, BYRON GOYNES, RICHARD TRUESDELL, STEVEN EVANS, GUS
FLANGAS; (Against-None); (Abstain-None); (Did Not Vote-None); (Excused-KEEN
ELLSWORTH, GLENN TROWBRIDGE)

Minutes:

VICE CHAIR TRUESDELL declared the Public Hearing open.

MARGO WHEELER, Director of Planning and Development, indicated that this item comes
before the Commission as there is currently no language in Title 19 that addresses a temporary
off-premise sign. As is the case in many instances where a use comes forward, a proposal is
made to amend the Code to address the type of use that has not previously been considered.

With regard to proposed banners or wraps that are off-premise signs, staff has attempted to craft
standards for these. Staff does not recommend approval nor denial but rather has brought
forward for the Commission's consideration. The standards would require the signs to be flush-
mounted, permitted in commercial manufacturing districts, not be located within the right-of-way
or within the exclusionary zones, one sign per parcel, the size the same as existing off-premise
signs, no distance separation, obtain a temporary sign certificate, duration to be 60 days, and

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violations and remedies pursuant to property maintenance standards. The idea is to take the language from off-premise signs to combine that with the existing Code with regard to temporary signs and bring forward a proposal for this type of use.

VICE CHAIR TRUESDELL stated that the Commission reviewed building wraps in certain sign downtown districts for specific uses. This would be a bad decision on behalf of the City. Every landlord that has a building that is half broken is owned by Washington in some form or fashion, every 60 days it will have a moving circus of off-premise signs, and it will cheapen the real estate market. The only one that would benefit is the person posting the signs.

COMMISSIONER EVANS concurred with VICE CHAIR TRUESDELL'S comments. He was amazed when visiting other communities that have no sign clutter as found in the City. He did not believe this will result in a betterment of the City. He did not agree with an administrative review as it may lead into an over-saturation. This would not be the solution.

VICE CHAIR TRUESDELL declared the Public Hearing closed.

