



**LAS VEGAS
CITY COUNCIL**

CAROLYN G. GOODMAN
Mayor

BRIAN KNUDSEN
Mayor Pro Tem

CEDRIC CREAR
VICTORIA SEAMAN

OLIVIA DÍAZ
FRANCIS ALLEN-PALENSKE
NANCY E. BRUNE

MIKE JANSSEN
City Manager

DEPARTMENT OF
COMMUNITY DEVELOPMENT

SETH T. FLOYD

DIRECTOR

CITY HALL

495 S. MAIN ST., 3RD FLOOR
LAS VEGAS, NV 89101

702.229.6011 | VOICE
711 | TTY

December 13, 2023

Mark Hunter
Escape Resorts Inc
42038 Bodie Road
Palm Springs, California 92260

**RE: 23-0579-VAR1
PLANNING COMMISSION MEETING OF DECEMBER 12, 2023**

Dear Applicant:

The Planning Commission at a regular meeting held on *December 12, 2023* voted to **APPROVE** the following Land Use Entitlement project request TO ALLOW A ROOF SIGN TO EXTEND 14 FEET ABOVE THE TOP OF WALL, MARQUEE OR PARAPET WHERE EIGHT FEET IS THE MAXIMUM HEIGHT ALLOWED on 0.90 acres at 1108 East Ogden Avenue (APNs 139-35-211-052, 053 and 054), T5-MS (T5 Main Street) Zone, Ward 5 (Crear).

This approval is subject to the following conditions:

Planning

1. A Variance is hereby approved to allow a Roof Sign to extend 14-feet above the top of wall, marquee or parapet where eight feet is the maximum height allowed.
2. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.16. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. All necessary building permits shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Building and Safety Division.
4. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
5. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.



This action by the Planning Commission on December 12, 2023 is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests submitted please access <https://www.lasvegasnevada.gov/Business/Permits-Licenses/Building-Permits/Permit-Application-Status>, or contact the Department of Community Development at 702.229.6301 after December 26, 2023. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,

A handwritten signature in black ink, appearing to read "Nicole Eddowes", written in a cursive style.

Nicole Eddowes
Community Development Coordinator
Case Planning Division

NE:bp

cc:

Michael Korn
Patrick's Signs
5115 Arville Street
Las Vegas, Nevada 89118