



**LAS VEGAS
CITY COUNCIL**

SHELLEY BERKLEY
Mayor

OLIVIA DÍAZ
Mayor Pro Tem

BRIAN KNUDSEN
FRANCIS ALLEN-PALENSKE

NANCY E. BRUNE
SHONDRA
SUMMERS-ARMSTRONG
KARA KELLEY

MIKE JANSSEN
City Manager

DEPARTMENT OF
COMMUNITY DEVELOPMENT

SETH T. FLOYD
EXECUTIVE DIRECTOR

CITY HALL
495 S. MAIN ST., 3RD FLOOR
LAS VEGAS, NV 89101
702.229.6011 | VOICE
711 | TTY



cityoflasvegas
lasvegasnevada.gov

July 16, 2026

Susan Pacheco
Jonathan Park, LLC
6050 South Fort Apache Road, Suite #200A
Las Vegas, Nevada 89148

RE: 26-0265-RQR1
CITY COUNCIL MEETING OF JULY 15, 2026

Dear Applicant:

The City Council at a regular meeting held on *July 15, 2026* voted to **APPROVE** the following Land Use Entitlement project request of an approved Special Use Permit (SUP-4812) FOR AN EXISTING 40-FOOT TALL, 12-FOOT BY 24-FOOT OFF-PREMISE SIGN at 3542 Sirius Avenue (APN 162-08-303-027), M (Industrial) Zone, Ward 1 (Knudsen). Staff recommends APPROVAL.

This approval is subject to the following conditions:

Planning

1. Approval of and conformance to the Conditions of Approval for Special Use Permit (SUP-4812) shall be required.
2. This Special Use Permit shall be reviewed in five (5) years, at which time the City Council may require removal of the Off-Premise Sign. The applicant shall be responsible for notification costs of the review. Failure to pay the City for these costs may result in removal of the Off-Premise Sign.
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. The Off-Premise 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 Sign.
6. If the existing Off-Premise Sign is voluntarily demolished, this Special Use Permit (SUP-4812) 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.

July 16, 2026

7. Bird deterrent devices shall be installed on the sign within 30 days of final approval by the City of Las Vegas.
8. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

The Notice of Final Action was filed with the Las Vegas City Clerk on July 16, 2026.

Sincerely,

A handwritten signature in black ink, appearing to read 'Seth T. Floyd', with a stylized, sweeping flourish at the end.

Seth T. Floyd
Director of Community Development
Department of Planning

STF:PL:bp
cc:

Jared Andrews
Jones Media, LLC
4145 West Teco Avenue
Las Vegas, Nevada 89118

Chad Harris
Las Vegas Billboards
6233 Dean Martin Drive
Las Vegas, Nevada 89118