



038923



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DOUGLAS A. SELBY

August 26, 2003

Mr. Scott Naftzger
Lamar Outdoor Advertising
1863 Helm Drive
Las Vegas, Nevada 89119

RE: SUP-2291 - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF JULY 16, 2003
Related to VAR-2292

Dear Mr. Naftzger:

The City Council at a regular meeting held July 16, 2003 considered the Appeal filed by Lamar Outdoor Advertising from the Denial by the Planning Commission on a request for a Special Use Permit FOR A PROPOSED 65-FOOT TALL, 14-FOOT BY 48-FOOT OFF-PREMISE ADVERTISING (BILLBOARD) SIGN on a portion of 14.10 acres adjacent to the northwest corner of Vegas Drive and Rainbow Boulevard (APN: 138-22-803-001), U (Undeveloped) Zone [SC (Service Commercial) General Plan Designation] under Resolution of Intent to C-1 (Limited Commercial) Zone.

The City Council granted the Appeal; thereby APPROVING the Special Use Permit. The Notice of Final Action was filed with the Las Vegas City Clerk on July 17, 2003. This approval is subject to:

Planning and Development

1. Approval of and conformance to the Conditions of Approval for a Variance (VAR-2292) to allow the height of the proposed off-premise advertising (billboard) sign to exceed the 40-foot maximum height allowed by Title 19.14.
2. Conformance to all Minimum Requirements under Title 19.14 for an Off-Premise Sign use and other applicable sign requirements.
3. The Special Use Permit shall be reviewed in two (2) years at which time the City Council may require the off-premise sign to 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 be removed.

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Mr. Scott Naftzger
Page 2 – SUP-2291
August 26, 2003

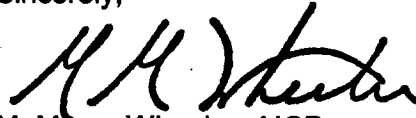
4. The off-premise advertising (billboard) sign and its supporting structure shall be properly maintained and kept free of graffiti at all times. In addition, the property owner shall keep the property properly maintained at all times. Failure to perform the required maintenance may result in fines and/or removal of the off-premise advertising (billboard) sign.
5. Only one advertising sign is permitted per sign face.
6. If the remaining southern existing off-premise advertising sign structure is removed, a new off-premise advertising 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 Council, or (2) the location is in compliance with all applicable standards of Title 19 of the Las Vegas Municipal Code 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. The existing northern sign must be removed prior to issuance of building permits for construction of the new sign.
7. All City Code requirements and design standards of all City Departments shall be satisfied.

Sincerely,



Angela Crolli
Deputy City Clerk II for
Barbara Jo Ronemus, City Clerk

Sincerely,



M. Margo Wheeler, AICP
Deputy Director
Planning and Development Department

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