



038390

July 18, 2003

Union Pacific Railroad Company
1700 Farnum Street, 10th Floor South
Omaha, Nebraska 68102-2002

MAYOR
OSCAR B. GOODMAN

CITY COUNCIL
GARY REESE
(MAYOR PRO-TEM)
LARRY BROWN
LYNETTE B. McDONALD
LAWRENCE WEEKLY
MICHAEL MACK
JANET MONCRIEF

CITY MANAGER
DOUGLAS A. SELBY

RE: RQR-1974 - REQUIRED ONE YEAR REVIEW
CITY COUNCIL MEETING OF MAY 21, 2003

Dear Applicant:

The City Council at a regular meeting held May 21, 2003 APPROVED the Required One Year Review FOR 12 EXISTING OFF-PREMISE ADVERTISING (BILLBOARD) SIGNS on property bounded by U.S.-95, I-15 and Grand Central Parkway (APN: 139-33-610-004, 139-33-710-001, 139-33-511-003, 004, and 139-27-410-002 and 005), PD (Planned Development) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on May 22, 2003. This approval is subject to:

Planning and Development

1. This Use shall be reviewed in five years only as to the three new signs adjacent to Chelsea and one year as to all the other signs, at which time the City Council may require the off-premise advertising (billboard) signs 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 is removed.
2. If a Site Development Plan Review for new development includes property in which an off-premise advertising (billboard) sign is located, the billboard(s) shall be reviewed for compatibility with the proposed development. Conditions of approval may be imposed that require the removal or redesign of some or all of the off-premise advertising (billboard) signs.
3. 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.
4. The property owner shall keep the property properly maintained and graffiti-free at all times. Failure to perform required maintenance may result in fines and/or removal of the off-premise advertising sign.

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5. All of the supporting structure, were there is graffiti, shall be repainted as required by the Planning and Development Department, within 30 days of final approval by City Council. Failure to perform the required painting may result in fines and/or removal of the off-premise advertising (billboard) sign.
6. Allow the two existing signs to continue with two advertising signs per face for a period of one-year and then modify to only one advertising sign per sign face.
7. If an existing off-premise advertising sign structure is removed, the Use Permit shall be expunged and 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.
8. 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
Planning Manager, Current Division Manager
Planning and Development Department

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

Ms. Misty Baier
Clear Channel Outdoor
1211 West Bonanza Drive
Las Vegas, Nevada 89106

Ms. Denise Dunahay
Viacom Outdoor
5425 South Valley View Blvd, Suite #103
Las Vegas, Nevada 89118