



July 16, 2009

City Parkway IV A, Inc.
Ms. Betsy N. Fretwell
400 Stewart Avenue, 2nd Floor
Las Vegas, Nevada 89101

RE: RQR-34324 - REQUIRED REVIEW
CITY COUNCIL MEETING OF JULY 15, 2009

Dear Ms. Fretwell:

The City Council at a regular meeting held July 15, 2009 APPROVED the request for a Required Review of a previously approved Variance (V-0046-92) WHICH ALLOWED A 14-FOOT X 48-FOOT OFF-PREMISE ILLUMINATED SIGN 690 FEET FROM ANOTHER EXISTING OFF-PREMISE SIGN WHERE 750 FEET IS THE MINIMUM SEPARATION ALLOWED on 5.28 acres on the north side of U.S. 95, between Bonanza Road and Grand Central Parkway, 150 west of the centerline of the Union Pacific Railroad tracks (APN 139-27-401-031), M (Industrial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on July 16, 2009. This approval is subject to:

Planning and Development

1. Conformance to the conditions for Variance (V-0046-92).
2. This Variance shall be placed on an agenda closest to May 20, 2012 at which time the City Council may required the Off-Premise Sign 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 Sign is removed.
3. 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.
4. All Graffiti is to be removed from the sign/structure within 30 days of final approval by the City of Las Vegas.
5. The existing Off-Premise Sign is voluntarily demolished, this Variance (V-0046-92) 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.

LAS VEGAS CITY COUNCIL

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6. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

Sincerely,



Doreen Araujo
Deputy City Clerk II for
Beverly K. Bridges, CMC, City Clerk

cc: Mr. Scott Christensen
CBS Outdoor
1731 Workman Street
Los Angeles, California 90031

Mr. Ryan Arnold
The Skancke Group
2620 Regatta Drive, Ste 102
Las Vegas, Nevada 89128