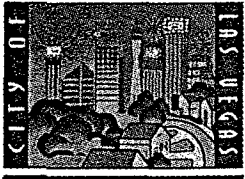


PLANNING & DEVELOPMENT



DEVELOPMENT SERVICES CENTER

731 S. Fourth Street
Las Vegas, NV 89101

Voice: 702-229-6301
Fax: 702-474-0352
TTY: 702-386-9108

www.lasvegasnevada.gov

November 6, 2009

Ms. Carol Lamb
NDOT
123 East Washington Avenue
Las Vegas, Nevada 89101

RE: RENOTIFICATION - SDR-35904 - SITE DEVELOPMENT PLAN REVIEW

Dear Ms. Carol Lamb:

Your request for a Site Development Plan Review TO REPLACE A PREVIOUSLY EXISTING 45-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN WITH A PROPOSED 65-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN ON THE SAME LOT at the southeast corner of Wallace Drive and Clarice Avenue (APN 138-26-801-009), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian), was considered by the Planning Commission on November 5, 2009.

The Planning Commission voted to **APPROVE** of your request, subject to the following:

Planning and Development

1. This approval shall be void two years from the date of final approval, unless a building permit has been issued for the principal building on the site. An Extension of Time may be filed for consideration by the City of Las Vegas.
2. All development shall be in conformance with the site plan, landscape plan, and building elevations, date stamped 09/04/09, except as amended by conditions herein.
3. All City Code requirements and design standards of all City Departments must be satisfied, except as modified herein.
4. 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.
5. 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 Sign.
6. Bird deterrent devices shall be installed on the sign.

Mayor
Oscar B. Goodman
City Council
Gary Reese
(Mayor Pro Tem)
Steve Wolfson
Lois Tarkanian
Steven D. Ross
Ricki Y. Barlow
Stavros S. Anthony
City Manager
Elizabeth N. Fretwell



Ms. Carol Lamb
SDR-35904 – Page Two
November 6, 2009

Public Works

7. The proposed sign shall not be located within City of Las Vegas public right-of-way or interfere with Site Visibility Restriction Zones. The proposed ground mounted base shall not be located within existing or proposed public sewer or drainage easements.
8. Remove all substandard public street improvements adjacent to this site, if any, and replace with new improvements meeting current City Standards concurrent with development of this site.

This action by the Planning Commission on **November 5, 2009** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision or there is a review action filed by the City Council within the same time period. The Notice of Final Action was filed with the Las Vegas City Clerk on **November 6, 2009**.

Sincerely,



Steve Gebeke
Planning Supervisor
Case Planning Division

SG:nl

cc: Mr. Rod Carter
Clear Channel Outdoor
2880-B Meade Avenue, Suite #350
Las Vegas, Nevada 89102