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December 23, 2013

Mr. Bob Muse
Mercado 888 LLC
5014 NW 141st Street
Vancouver, WA 98685-1583

RE: RQR-51552 - REQUIRED REVIEW - SPECIAL USE PERMIT
CITY COUNCIL MEETING OF DECEMBER 18, 2013

Dear Mr. Muse:

The City Council at a regular meeting held December 18, 2013, APPROVED the Required Review of an approved Special Use Permit (SUP-2758) FOR A 40-FOOT TALL, 14-FOOT X 48-FOOT OFF-PREMISE SIGN at 6785 West Charleston Boulevard (APN 163-02-101-002), C-1 (Limited Commercial) Zone. The Notice of Final Action was filed with the Las Vegas City Clerk on December 19, 2013. This approval is subject to:

Planning

1. Conformance to the Conditions of Approval for Special Use Permit (SUP-2758).
2. This Special Use Permit shall be reviewed in three (3) years, at which time the City Council may require 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 be 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. 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.
5. If the existing Off-Premise Sign is voluntarily demolished, this Special Use Permit 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.

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

Sincerely,



Gabriela Portillo-Brenner
Deputy City Clerk II for
Beverly K. Bridges, MMC, City Clerk

cc: Mr. Dewey Reagan
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