



Las Vegas
City Council
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Office of the
City Manager
Scott D. Adams
City Manager

July 20, 2017

HJEE, LLC
2325 East Cheyenne Avenue
North Las Vegas, Nevada 89030

**RE: RQR-68812 - REQUIRED REVIEW - PUBLIC HEARING
CITY COUNCIL MEETING OF JULY 19, 2017**

Dear Applicant:

The City Council at a regular meeting held on July 19, 2017 voted to **APPROVE** a request for a Required Review of an approved Special Use Permit (U-0040-96) **FOR AN EXISTING 50-FOOT TALL, 14-FOOT BY 48-FOOT OFF-PREMISE SIGN** at 3641 West Sahara Avenue (APN 162-08-101-007), C-1 (Limited Commercial) Zone, Ward 1 (Tarkanian).

This approval is subject to the following conditions:

Planning

1. Conformance to the approved conditions for the Special Use Permit (U-0040-96).
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 (U-0040-96) 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.

DEPARTMENT OF PLANNING

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

The Notice of Final Action was filed with the Las Vegas City Clerk on July 20, 2017

Sincerely,

A handwritten signature in black ink, appearing to read "Robert Summerfield". The signature is fluid and cursive, with the first name "Robert" written in a larger, more prominent script than the last name "Summerfield".

Robert Summerfield, AICP[®]
Acting Director
Department of Planning

RTS·PL·clb

cc. Mr. Scott Naftzger
Lamar Central Outdoor, LLC
1863 Helm Drive
Las Vegas, Nevada 89119