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August 14, 2013

Ms. Patricia Mulroy
Las Vegas Valley Water District
1001 South Valley View Boulevard
Las Vegas, Nevada 89153

**RE: ABEYANCE - VAR-49529 - VARIANCE RELATED TO MSP-49527
PLANNING COMMISSION MEETING OF AUGUST 13, 2013**

Dear Ms. Mulroy:

Your request for possible action on a request for a Variance TO ALLOW AN EIGHTH FREESTANDING SIGN ALONG VALLEY VIEW BOULEVARD THAT IS 30 FEET IN HEIGHT AND 328 SQUARE FEET WHERE 12 FEET IN HEIGHT AND 48 SQUARE FEET ARE THE MAXIMUM ALLOWED AND WHERE SEVEN SIGNS WERE APPROVED on a portion of 80.45 acres at 309 South Valley View Boulevard (APN 139-31-602-003), C-V (Civic) Zone, Ward 1 (Tarkanian), was considered by the Planning Commission on August 13, 2013.

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

Planning

1. Approval of and conformance to the Conditions of Approval for a Major Amendment (MSP-49527) of the approved Master Sign Plan (MSP-18047) for this site shall be required, if approved.
2. This approval shall be void two years from the date of final approval, unless exercised pursuant to the provisions of LVMC Title 19.16. An Extension of Time may be filed for consideration by the City of Las Vegas.
3. All necessary building permits shall be obtained and final inspections shall be completed in compliance with Title 19 and all codes as required by the Department of Building and Safety.
4. These Conditions of Approval shall be affixed to the cover sheet of any plan set submitted for building permit.
5. All City Code requirements and design standards of all City departments must be satisfied, except as modified herein.

CITY OF LAS VEGAS
DEPARTMENT OF PLANNING
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Public Works

6. The proposed sign shall not be located within the public right-of-way or interfere with Site Visibility Restriction Zones. The proposed ground mounted bases shall not be located within existing or proposed public sewer or drainage easements.

This action by the Planning Commission on **August 13, 2013** is final unless a written appeal is filed with the City Clerk within ten days of the date of the Planning Commission's decision as allowed by code or there is a review action filed by the City Council within the same time period. For additional information on appeals or review requests please access <http://www.lasvegasnevada.gov/CheckStatus/DevelopmentApp.htm>, or contact the Department of Planning and Development at 702.229.6301 after **August 26, 2013**. No building permits or business licenses related to these items shall be issued prior to the expiration of the required ten day waiting period, or until any filed appeal is resolved pursuant to LVMC Title 19.18.

Sincerely,



Peter Lowenstein, AICP
Planning Supervisor
Case Planning Division

PL:clb

cc: Ms. Julie Wilcox
Las Vegas Valley Water District
1001 South Valley View Boulevard
Las Vegas, Nevada 89153

Ms. Lisa Reiss
Las Vegas Valley Water District
1001 South Valley View Boulevard
Las Vegas, Nevada 89153