

BILL NO. 91-56

ORDINANCE NO. 3605

AN ORDINANCE RELATING TO TO THE C-PB ZONING DISTRICT; AMENDING TITLE 19, CHAPTER 47, SECTION 90, OF THE MUNICIPAL CODE OF THE CITY OF LAS VEGAS, NEVADA, 1983 EDITION, TO INCREASE THE MAXIMUM BUILDING HEIGHT IN THE C-PB DISTRICT TO SIX STORIES OR ONE HUNDRED FEET, WHICHEVER IS LESS, IN AREAS ADJACENT TO A FREEWAY OR EXPRESSWAY; AMENDING SECTION 120 OF SAID TITLE AND CHAPTER TO REDUCE TO TWENTY FEET THE MINIMUM REAR YARD REQUIREMENT FOR THROUGH LOTS IN SAID DISTRICT; AMENDING SAID TITLE AND CHAPTER FURTHER BY ADDING THERETO A NEW SECTION, DESIGNATED AS SECTION 125, TO PROVIDE ADDITIONAL SETBACK REQUIREMENTS FOR PORTIONS OF BUILDINGS THAT EXCEED THREE STORIES IN HEIGHT; AMENDING TITLE 17, CHAPTER 58, OF SAID CODE BY ADDING THERETO FIVE NEW SECTIONS, DESIGNATED AS SECTIONS 400, 410, 420, 430 AND 440, RESPECTIVELY, TO PROVIDE REQUIREMENTS AND LIMITATIONS CONCERNING SIGNS IN THE C-PB DISTRICT; PROVIDING FOR PENALTIES FOR THE VIOLATION HEREOF; PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO; AND REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HERewith.

Sponsored By:

Mayor Jan Laverty Jones

Summary: Adjusts the building height and setback requirements in the C-PB Zoning District and establishes sign regulations pertaining thereto.

THE CITY COUNCIL OF THE CITY OF LAS VEGAS DOES HEREBY ORDAIN AS FOLLOWS:

SECTION 1: Title 19, Chapter 47, Section 90, of the Municipal Code of the City of Las Vegas, Nevada, 1983 Edition, is hereby amended to read as follows:

19.47.090 The maximum building height shall be:

(A) In the case of commercial and retail uses permitted under LVMC 19.47.030(A), one story or thirty feet, whichever is less;

(B) In all other cases, three stories or fifty-five feet, whichever is less[.], except that on any parcel of land contiguous to a freeway or expressway and to a depth of six hundred feet from the right-of-way line thereof, the maximum building height shall be six stories or one hundred feet, whichever is less.

SECTION 2: Title 19, Chapter 47, Section 120, of the Municipal Code of the City of Las Vegas, Nevada, 1983 Edition, is

1 hereby amended to read as follows:

2 19.47.120: Each lot shall have a rear yard of not less than
3 fifteen feet, except that through lots shall have a rear yard of
4 not less than [twenty-five] twenty feet.

5 SECTION 3: Title 19, Chapter 47, of the Municipal
6 Code of the City of Las Vegas, Nevada, 1983 Edition, is hereby
7 amended by adding thereto a new section, designated as Section
8 125, reading as follows:

9 19.47.125: Notwithstanding the minimum yard requirements set
10 forth in this Chapter, any portion of a building which portion
11 exceeds three stories in height must be set back from property
12 lines as follows:

13 (A) Thirty feet from any front property line, side
14 property line on a corner lot or rear property line on a through
15 lot;

16 (B) Twenty feet from any other side or rear property
17 line.

18 SECTION 4: Title 17, Chapter 58, of the Municipal
19 Code of the City of Las Vegas, Nevada, 1983 Edition, is hereby
20 amended by adding thereto five new sections, designated as Sec-
21 tions 400, 410, 420, 430 and 440, respectively, reading as
22 follows:

23 17.58.400: On-premises signs are permitted in the C-PB Zoning
24 District in accordance with the provisions of Sections 17.58.410
25 to 17.58.440, inclusive.

26 17.58.410: (A) No more than one wall sign is allowed per
27 street frontage for each building. For multi-tenant buildings,
28 one additional wall sign for each tenant is allowed. For
29 buildings on parcels adjacent to a freeway or expressway, one
30 wall sign for each building face is allowed, with a maximum of
31 four signs per building.

32 (B) The total amount of wall signage allowed per

1 building face is equivalent to ten percent of the building eleva-
2 tion, with a maximum total sign area of one hundred fifty square
3 feet. For buildings adjacent to a freeway or expressway, the
4 maximum total sign area is two hundred square feet, except that
5 for buildings over three stories in height, the maximum total
6 sign area is three hundred fifty square feet. The maximum size
7 of a tenant sign for a multi-tenant building is twenty-eight
8 square feet.

9 (C) Any illumination of a wall sign shall be reverse
10 back lit, channel lit or indirect, except that direct illumi-
11 nation may be used for commercial service buildings.

12 17.58.420: (A) No more than one ground sign is allowed per
13 street frontage per parcel. For parcels adjacent to a freeway or
14 expressway that have more than five hundred linear feet of fron-
15 tage along the freeway or expressway, one additional ground sign
16 is allowed along that frontage.

17 (B) The maximum height of ground signs is five feet
18 above finished grade, or eleven feet above finished grade for
19 signs adjacent to and oriented toward a freeway or expressway.
20 The maximum area of a ground sign is fifty square feet, or one
21 hundred ten square feet for signs adjacent to and oriented toward
22 a freeway or expressway. On any ground sign that pertains to a
23 multi-tenant building, more than one tenant may be identified on
24 the sign, subject to the maximum area limitations contained in
25 this Subsection.

26 (C) Ground signs may be located within required yard or
27 setback areas but shall not block sight visibility at driveways
28 or intersections.

29 (D) Ground signs may be illuminated by internal or
30 external illumination.

31 17.58.430: On retail and commercial service buildings, iden-
32 tification signs may be installed on canopies, awnings or similar

1 treatments if they conform to the requirements and limitations
2 contained in Subsections (B) and (C) of Section 17.58.410.

3 17.58.440: (A) The future use or occupant of a parcel may be
4 identified by means of a temporary sign located on that parcel.
5 Not more than one such sign is allowed on any parcel. Any such
6 sign may be placed for a period not to exceed one year and must
7 conform to the limitations contained in Section 17.58.420.

8 (B) Directional signs may be installed in the C-PB
9 District for the purpose of locating a specific project within
10 that District if, in each case, written authorization to do so is
11 obtained from the owner of the property on which the sign is to
12 be located or from the owner's duly authorized agent. Any such
13 sign may be placed for a period not to exceed two years. The
14 maximum height of a directional sign is fourteen feet above
15 finished grade, with a maximum area of one hundred twenty-eight
16 square feet. No more than two directional signs are allowed per
17 project. No directional sign may be placed within fifty feet of
18 any other directional sign or ground sign.

19 SECTION 5: Whenever in this ordinance any act is
20 prohibited or is made or declared to be unlawful or an offense or
21 a misdemeanor, or whenever in this ordinance the doing of any act
22 is required or the failure to do any act is made or declared to
23 be unlawful or an offense or a misdemeanor, the doing of any such
24 prohibited act or the failure to do any such required act shall
25 constitute a misdemeanor and upon conviction thereof, shall be
26 punished by a fine of not more than \$1,000.00 or by imprisonment
27 for a term of not more than six (6) months, or by any combination
28 of such fine and imprisonment. Any day of any violation of this
29 ordinance shall constitute a separate offense.

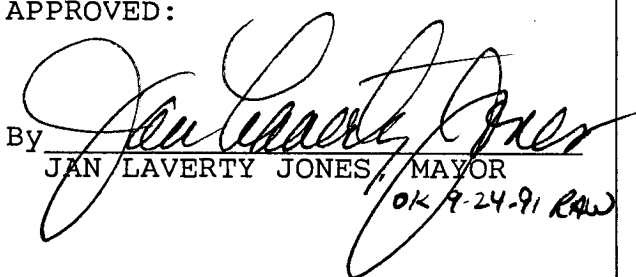
30 SECTION 6: If any section, subsection, subdivision,
31 paragraph, sentence, clause or phrase in this ordinance or any
32 part thereof, is for any reason held to be unconstitutional or

1 invalid or ineffective by any court of competent jurisdiction,
2 such decision shall not affect the validity or effectiveness of
3 the remaining portions of this ordinance or any part thereof.
4 The City Council of the City of Las Vegas, Nevada, hereby
5 declares that it would have passed each section, subsection, sub-
6 division, paragraph, sentence, clause or phrase thereof irrespec-
7 tive of the fact that any one or more sections, subsections, sub-
8 divisions, paragraphs, sentences, clauses or phrases be declared
9 unconstitutional, invalid or ineffective.

10 SECTION 7: All ordinances or parts of ordinances,
11 sections, subsections, phrases, sentences, clauses or paragraphs
12 contained in the Municipal Code of the City of Las Vegas, Nevada,
13 1983 Edition, in conflict herewith are hereby repealed.

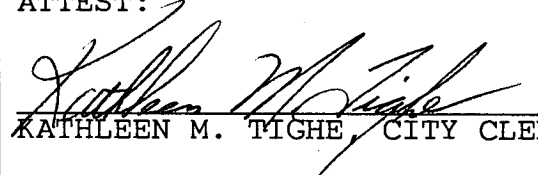
14 PASSED, ADOPTED AND APPROVED this 19th day of September,
15 1991.

16 APPROVED:

17
18 BY 
19 JAN LAVERTY JONES, MAYOR

OK 9-24-91 RAW

20 ATTEST:

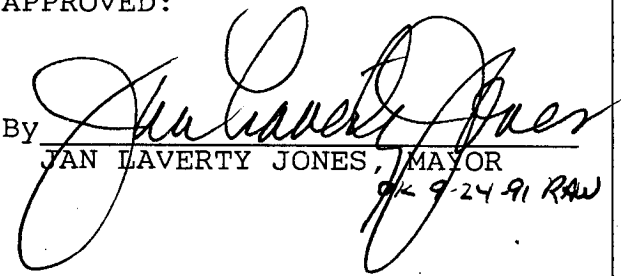
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22 KATHLEEN M. TIGHE, CITY CLERK
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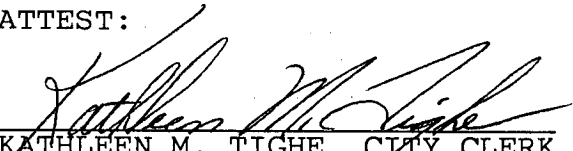
The above and foregoing ordinance was first proposed and read by title to the City Council on the 4th day of September, 1991, and referred to the following committee composed of Mayor Jones and Councilman Adamsen for recommendation; thereafter the said committee reported favorably on said ordinance on the 19th day of September, 1991, which was a rescheduled meeting of said Council; that at said rescheduled meeting, the proposed ordinance was read by title to the City Council as first introduced and adopted by the following vote:

VOTING "AYE": Councilmen Nolen, Adamsen, Higginson, Hawkins Jr. & Mayor Jones
VOTING "NAY": NONE
ABSENT: NONE

APPROVED:

BY 
JAN LAVERTY JONES, MAYOR
9/24/91 RAW

ATTEST:


KATHLEEN M. TIGHE, CITY CLERK

AFFIDAVIT OF PUBLICATION

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BILL NO. 91-56
ORDINANCE NO. 3605

AN ORDINANCE RELATING TO THE C-PB ZONING DISTRICT; AMENDING TITLE 19, CHAPTER 47, SECTION 90, OF THE MUNICIPAL CODE TO THE CITY OF LAS VEGAS, NEVADA, 1983 EDITION, TO INCREASE THE MAXIMUM BUILDING HEIGHT IN THE C-PB DISTRICT TO SIX STORIES OR ONE HUNDRED FEET, WHICHEVER IS LESS, IN AREAS ADJACENT TO A FREEWAY OR EXPRESSWAY; AMENDING SECTION 120 OF SAID TITLE AND CHAPTER TO REDUCE TO TWENTY FEET THE MINIMUM REAR YARD REQUIREMENT FOR THROUGH LOTS IN SAID DISTRICT; AMENDING SAID TITLE AND CHAPTER FURTHER BY ADDING THERETO A NEW SECTION, DESIGNATED AS SECTION 125, TO PROVIDE ADDITIONAL SETBACK REQUIREMENTS FOR PORTIONS OF BUILDINGS THAT EXCEED THREE STORIES IN HEIGHT; AMENDING TITLE 17, CHAPTER 58, OF SAID CODE BY ADDING THERETO FIVE NEW SECTIONS, DESIGNATED AS SECTIONS 400, 410, 420, 430 AND 440, RESPECTIVELY, TO PROVIDE REQUIREMENTS AND LIMITATIONS CONCERNING SIGNS IN THE C-PB DISTRICT; PROVIDING FOR PENALTIES FOR THE VIOLATION HEREOF; PROVIDING FOR OTHER MATTERS PROPERLY RELATING THERETO; AND REPEALING ALL ORDINANCES AND PARTS OF ORDINANCES IN CONFLICT HEREWITH.

SPONSORED BY: Mayor Jan Laverty Jones

SUMMARY: Adjusts the building height and setback requirements in the C-PB Zoning District and establishes sign regulations pertaining thereto.

The above and foregoing ordinance was first proposed and read by title to the City Council on the 4th day of September, 1991, and referred to the following committee composed of Mayor Jones and Councilman Adamsen, for recommendation; thereafter the said committee reported favorably on said ordinance on the 19th day of September, 1991, which was a RESCHEDULED meeting of said City Council; and that of said RESCHEDULED meeting the proposed ordinance was read by title to the City Council as first introduced and adopted by the following vote:

VOTING "AYE" Councilmen: Nolen, Adamsen, Higginson, Hawkins Jr. and Mayor Jones

VOTING "NAY" Councilmen: NONE

ABSENT: NONE

COPIES OF THE COMPLETE ORDINANCE ARE AVAILABLE FOR PUBLIC INFORMATION IN THE OFFICE OF THE CITY CLERK, 10TH FLOOR, CITY HALL, 400 EAST STEWART AVENUE, LAS VEGAS, NEVADA.

PUB: September 21, 1991
Las Vegas Review-Journal

STATE OF NEVADA)
COUNTY OF CLARK)

SS:

TERINA L CHAPLIN, being first duly sworn, deposes and says:

That she/he is a legal clerk for the LAS VEGAS REVIEW-JOURNAL and THE LAS VEGAS SUN, daily newspapers regularly issued, published and circulated in the City of Las Vegas, County of Clark, State of Nevada, and that the advertisement, a true copy of which is attached, was continuously published in the LAS VEGAS REVIEW-JOURNAL or THE LAS VEGAS SUN for a period of ONE insertions from the period of SEPTEMBER 21, 1991 to SEPTEMBER 21, 1991, on the following days:

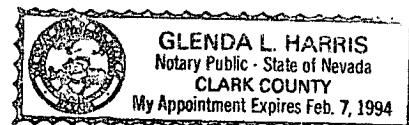
SEPTEMBER 21, 1991

Signed:

Subscribed and sworn to before me this

24 day of Sept, 1991

Glenda L Harris
Notary Public



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CITY CLERK

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CORRECTION BILL NO. 91-56
AN ORDINANCE RELATING TO
TO THE C-PB ZONING DISTRICT;
AMENDING TITLE 19, CHAPTER
47, SECTION 90, OF THE MUNICI-
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TO INCREASE THE MAXIMUM
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TO A FREEWAY OR EXPRESS-
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OF SAID TITLE AND CHAPTER TO
REDUCE TO TWENTY FEET THE
MINIMUM REAR YARD RE-
QUIREMENT FOR THROUGH
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FURTHER BY ADDING THERETO
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RELATING THERETO; AND RE-
PEALING ALL ORDINANCES AND
PARTS OF ORDINANCES IN CON-
FLICT HEREWITH.
SPONSORED BY: Mayor
Jon Laverly Jones
SUMMARY: Adjusts the building
height and setback requirements in
the C-PB Zoning District and estab-
lishes sign regulations pertaining
thereto.
At a City Council meeting
September 4, 1991
BILL NO. 91-56 WAS READ BY
TITLE AND REFERRED TO REC-
OMMENDING COMMITTEE: May-
or Jones and Councilman Adamsen
COPIES OF THE COMPLETE OR-
DINANCE ARE AVAILABLE FOR
PUBLIC INFORMATION IN THE
OFFICE OF THE CITY CLERK,
10TH FLOOR, CITY HALL, 400
EAST STEWART AVENUE, LAS
VEGAS, NEVADA.
PUB: September 7, 1991
Las Vegas Review-Journal

STATE OF NEVADA)
COUNTY OF CLARK)

SS:

TERINA L CHAPLIN, being first duly
sworn, deposes and says:

That she/he is a legal clerk for the LAS VEGAS
REVIEW-JOURNAL and THE LAS VEGAS SUN, daily
newspapers regularly issued, published and circu-
lated in the City of Las Vegas, County of Clark, State
of Nevada, and that the advertisement, a true copy
of which is attached, was continuously published in
the LAS VEGAS REVIEW-JOURNAL or THE LAS
VEGAS SUN for a period of ONE insertions
from the period of SEPTEMBER 7, 1991
to SEPTEMBER 7, 1991, on the following
days:

SEPTEMBER 7, 1991

Signed:

Terina L Chaplin

Subscribed and sworn to before me this

13th day of Sept, 1991

Maria C. Therien
Notary Public

MARIA C. THERIEN
Notary Public-State of Nevada
CLARK COUNTY
My Appointment Expires May 11, 1994

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CITY CLERK

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CONFLICT HERewith.
SPONSORED BY: Mayor
Jan Loverty Jones
SUMMARY: Adjusts the building
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At a City Council meeting
September 4, 1991
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TITLE AND REFERRED TO REC-
COMMENDING COMMITTEE: Mayor
Jones and Councilman Adamsen
COPIES OF THE COMPLETE OR-
DINANCE ARE AVAILABLE FOR
PUBLIC INFORMATION IN THE
OFFICE OF THE CITY CLERK,
10TH FLOOR, CITY HALL, 400
EAST STEWART AVENUE, LAS
VEGAS, NEVADA.
PUB: September 6, 1991
Las Vegas Review-Journal

STATE OF NEVADA)
COUNTY OF CLARK)

SS:

TERINA L CHAPLIN, being first duly
sworn, deposes and says:

That she/he is a legal clerk for the LAS VEGAS
REVIEW-JOURNAL and THE LAS VEGAS SUN, daily
newspapers regularly issued, published and circu-
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of Nevada, and that the advertisement, a true copy
of which is attached, was continuously published in
the LAS VEGAS REVIEW-JOURNAL or THE LAS
VEGAS SUN for a period of ONE insertions
from the period of SEPTEMBER 6, 1991
to SEPTEMBER 6, 1991, on the following
days:

SEPTEMBER 6, 1991

Signed:

Subscribed and sworn to before me this

20 day of Sept, 1991

Glenda L Harris
Notary Public

