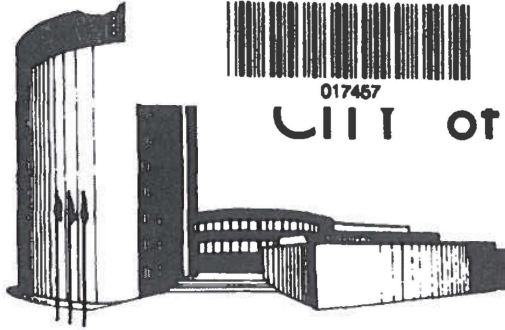


MAYOR
JAN LAVERTY JONES

COUNCILMEN
ARNIE ADAMSEN
MATTHEW Q. CALLISTER
MICHAEL J. McDONALD
GARY REESE

CITY MANAGER
LARRY K. BARTON



17637
CITY of LAS VEGAS

24-0336
04/30/2024

June 26, 1996

Mr. Robert R. Black
Rock Springs Vista Development Company
911 North Buffalo Drive, Suite #201
Las Vegas, Nevada 89128

RE: V-43-96 - VARIANCE

Dear Mr. Black:

The City Council at a regular meeting held June 19, 1996 APPROVED the request for a Variance to allow an existing non-conforming off-premise advertising (billboard) sign to be relocated from 280 feet to 130 feet from a residential district, where 300 feet is the minimum distance separation required, on property located at 911 North Buffalo Drive, C-1 Zone, subject to:

1. The Board shall hold a public hearing to review the use in five years and at that time may require the sign to be removed.
2. The applicant must obtain an off-premise sign certificate from the Planning and Development Department prior to the issuance of a building permit.
3. All development must be in conformance with the plot plan and elevations.
4. City Code requirements and design standards of all City departments must be satisfied.

An approved Variance or Special Use Permit must be exercised within one year or it becomes null and void, unless a request for an Extension of Time is duly filed with the Planning and Development Department for consideration and approval by the appropriate board.

Sincerely,

SANDRA R. LeBOEUF
Senior Deputy City Clerk

/cmp

cc: (See Attached)

400 E. STEWART AVENUE • LAS VEGAS, NEVADA 89101-2986
(702) 229-6011 (VOICE) • (702) 386-9108 (TDD)



Mr. Robert R. Black
Rock Springs Vista Development Company
June 26, 1996
RE: V-43-96 - VARIANCE
Page 2.

24-0236
04/30/2024

cc: Dept. of Planning & Development
Dept. of Public Works
Dept. of Fire Services
Land Development Services
Traffic Engineering

Mr. Steve George
Kummer, Kaempfer, Bonner and Renshaw
3800 Howard Hughes Pkwy., 7th Floor
Las Vegas, Nevada 89109