DOWNTOWN DESIGN REVIEW
Minutes of the April 10, 1997 Meeting

A regular meeting of the Carson City Downtown Design Review was held on Thursday, April 10, 1997 in the Administrative Complex Conference Room #59, 2621 Northgate Lane, Carson City, NV at 3:00 p.m.

PRESENT: Rob Joiner, Hearing Examiner

STAFF: Fran Smith, Recording Secretary
(DDR 4/10/97 1-0000.5)

NOTE: - Unless otherwise indicated each item was introduced by Hearing Examiner Joiner. Individuals speaking are identified following the heading of each item. A tape recording of these proceedings is on file in the Clerk-Recorder's office. This tape is available for review and inspection during normal business hours.

A. CALL TO ORDER - Hearing Examiner Joiner called the meeting to order at 3:07 p.m.

B. MODIFICATION OF AGENDA - None.

C. PUBLIC COMMENT - None.

D. PUBLIC HEARING

1. DG-96/97-13 DISCUSSION AND POSSIBLE ACTION REGARDING A REQUEST FROM ENTERPRISE RENT-A-CAR (PROPERTY OWNER: PARDINI INVESTMENTS) FOR REMOVAL OF EXISTING SIGN AND REPLACING IT WITH A NEW SIGN ON THE EXISTING STRUCTURE LOCATED AT 1001 SO. CARSON ST., APN 4-055-04 - (1-0009.5) Ron Sheppard, The Sign Service - Steven Truss, Enterprise Rent-A-Car - The applicant had photos of the site and a drawing of where the new sign is to be located. Mr. Joiner asked about the height and size of the proposed sign and location as it would relate to the sidewalk, curb, driveway, and adjacent buildings. Discussion ensued on these details and Mr. Joiner noted that standard conditions: 1. All development shall be substantially in accordance with the attached site development plan, 2. All on and off site improvements shall conform to City standards and requirements and, 3. The use for which a permit is approved shall commence within twelve months of the date of final approval. He advised the applicant that should he want to go beyond that date he would have to request an extension. The fourth condition was that the applicant must sign and return the acknowledgement of conditions of approval within ten days of receipt of notification. If the acknowledgement is not signed and returned within ten days then the item will be rescheduled for the next Downtown Design Review Commission meeting for further considerations. Mr. Joiner then said based on CCMC Chapter 18.10.010
I find that the application as presented today meets the purpose of the Downtown Design Guidelines ordinance and in conformance with the findings as required by Section 18.10.060 I find that the project is substantially in conformance with the guidelines and therefore the project is approved with the understanding that there is a ten day appeal period in which someone who participated today could appeal the decision but since no one else had appeared that would not apply.

There being no other business before the Hearing Examiner Joiner adjourned the meeting at 3:15 p.m.

The Minutes of the April 10, 1997 meeting of the Downtown Design Review

ARE SO APPROVED_____, 1997

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Rob Joiner, Hearing Examiner