CITY OF WICHITA

Wichita-Sedgwick County Metropolitan Area Planning Department

November 7, 2016

Hall Properties, LLC
Matthew Hall
113 S. Laura
Wichita, KS 67211

Freestyle Signs
1925 N. Broadway
Wichita, KS 67214

RE: **BZA2016-00047: City Sign Code Adjustment to increase square footage of a wall sign on property zoned GC General Commercial and B Multi-Family Residential with sign located in GC.**

Legal Description: LOTS 1 & 2 EXCEPT CANAL, BAKER'S ADDITION, WICHITA, SEDGWICK COUNTY, KANSAS. Generally located south of Central and east of Kansas (440 N. Kansas)

Dear Applicants:

We have reviewed your request for a Sign Code Adjustment to permit a 194.33 square foot wall sign. From reviewing your application, we understand that you propose to install a new wall sign for Spiker Heating and Air at 440 N. Kansas which will be visible from south bound I-135.

Section 24.04.251.2.c. of the Sign Code allows an adjustment to increase the maximum allowed size of individual building or wall signs or of the total allowed building sign wall elevation coverage by up to twenty percent; when the three conditions required by Section 24.04.251.6 of the Sign Code are met. We find that allowing the sign as proposed meets the three conditions required by Section 24.04.251.6 of the Sign Code as set out below:

1) Impact on existing uses in surrounding areas: Existing uses in the surrounding area are B Multi-Family Residential to the south; GC General Commercial to the north and west; and I-135 right-of-way to the east.
2) Compatibility with existing or permitted uses on abutting sites: The sign will be oriented to I-135 and East Central Avenue, signage does not face any residential uses.

3) Effect on public health, safety or welfare: There will be no encroachment into public right-of-way; there should be no impact on the public health, safety or welfare, nor will properties or improvements in the vicinity be materially injured.

Our signatures below indicate that a Sign Code Adjustment to increase the size of the proposed sign to 194.33 square feet is **GRANTED**, subject to the following conditions:

1) The Administrative Adjustment is to allow a 194.33 square foot wall sign; all signage on the site shall otherwise conform to the Sign Code unless a separate adjustment or variance is approved.

2) The sign shall be in conformance with the approved elevation and site plan. The sign shall be permitted and installed within one year from the date of approval.

3) If the Zoning Administrator finds that there is a violation of any of the conditions of the Sign Adjustment, the Zoning Administrator, in addition to enforcing the other remedies set forth in the Sign Code, may, with the concurrence of the Planning Director, declare that the Sign Adjustment is null and void.

The development application sign should now be removed from the property.

Dale Miller, Director
Metropolitan Area Planning Department

Kyle J. McLaren, Interim Director
Metropolitan Area Building and Construction Department

cc: Kyle J. McLaren, MABCD
JR Cox, MABCD
Lavonta Williams, CM District I
Kameelah Alexander, Community Services Representative District I



SPIKER HEATING & AIR 316-409-6689

44"

53'

APPROVED

1943 ok

BZA2016-00047

11-7-16

Date: ~~54~~ 170 allowed 299-AA=34 total allowed 204 ok

NOTE: ALL PRICES LISTED ABOVE DO NOT INCLUDE TAXES AND CITY PERMIT , INSTALLATION OF THESE SIGNS DO NOT INCLUDE ELECTRICAL HOOKUP TO THE SIGN

Terms: 30% deposit required to start work with remaining balance due before sign is installed, in some occasions this deposit is non refundable to cover work\material already started, amount of refund will be determined by FSC. inital:_____

FSC Signs
1925 N. Broadway
Wichita, KS 67214
Tel: (316) 267-5507
Fax: (316) 267-9480
art@freestylesignco.net

Approved proposals not presented to FREESTYLE SIGN CO., INC. within 30 days of layout date are void.

CUSTOMER APPROVAL: **DATE:**

Acceptance of Proposal: The above prices, specifications and conditions are satisfactory and are hereby accepted. You are authorized to do the work as specified. Payment will be made as outlined above. All material is guaranteed to be as specified. All work is to be done in a workman like manner according to standard practices. Any alteration or deviation from above specifications involving extra costs will be executed upon written orders, and will become an extra charge over and above the estimate. When an agreement of payment(s) is made by FSC and the customer is violated, FSC will charge a 8.5% yearly interest charge, for violating the agreement.

CUSTOMER: **CONTACT:**

ADDRESS: **FILE NAME:**

DRAWN BY: Eddie Alvarado **SALES CONTACT: Ken Pham** **DATE: 10/05/2016**

PROPRIETARY NOTE

These drawings and all information shown are ***confidential*** in nature and are property of FREESTYLE SIGN CO., INC. Any use or reproduction of these drawings for any purpose. except by written permission of FREESTYLE SIGN CO., INC. is strictly **PROHIBITED. ALL SIGNS DESIGNED and/or INSTALLED BY FSC ARE PROPERTY OF FSC UNTIL FULL PAYMENT IS MADE**

Printed colors are only for representation. True color will be determined by customer. We propose to furnish all direct and indirect materials, manpower, equipment, support facilities, staff, and services required to accomplish the work.