



Wichita-Sedgwick County Metropolitan Area Planning Department

April 24, 2018

New Salem Missionary Baptist Church
Attn: Robert Robinson
158 N. Madison Ave.
Wichita, KS 67214

Freestyle Sign Company
Attn: Ken Pham
1925 N. Broadway
Wichita, KS 67214

RE: BZA2018-00024: Sign Code Adjustment to permit an electronic message center on a new pylon sign for religious institution located in B Multi-Family Residential.

Legal Description: LOTS 25-27 LOCUST NOW MADISON AVE. PARK PLACE ADDITION to Wichita, Sedgwick County, Kansas. Generally located northeast of the intersection of Interstate 135 and East Douglas Avenue at the southeast corner of N. Madison Avenue and East 1st Street (158 N. Madison Ave.)

Dear Applicants:

We have reviewed your request for a Sign Code Adjustment to permit an electronic message board as part of a 10 foot tall pylon sign on the aforementioned property. From reviewing your application, we understand that you propose to build a 38.5 square foot pylon sign with a 24.5 square foot LED component.

Section 24.04.251.i of the Sign Code allows an adjustment for an electronic message sign "B" Multi-Family zoning district. We find that allowing the pylon sign with an electronic message board 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 single-family residences on B Multi-Family Residential zoned districts to the north, east, south and west of the subject property.
- 2) Compatibility with existing or permitted uses on abutting sites: Allowing an LED component in the pylon sign along 99 feet lineal street frontage of East 1st Street will not negatively affect surrounding uses, as the copy and graphics changes will be restricted to one change per second or slower.

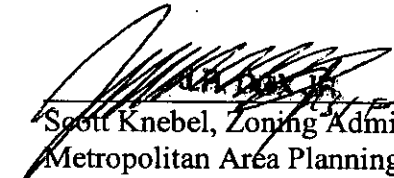
- 3) Effect on public health, safety or welfare: There will be no encroachment into public right-of-way or easements; there should be no impact on the public health, safety or welfare, nor will properties or improvements in the vicinity be materially injured.

Our signatures below indicate that a Sign Code Adjustment to permit an electronic message sign for the aforementioned property is hereby **GRANTED**, subject to the following conditions:

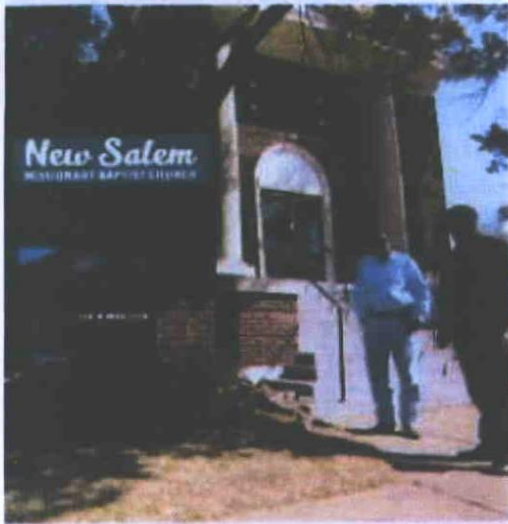
- 1) The administrative adjustment is for a 38.5 square foot monument sign with a 24.5 square foot LED component in B zoning; all signage on the site shall otherwise conform to the Sign Code unless a separate adjustment or variance is approved.
- 2) The sign shall be in conformance with the approved elevation and site plan. The sign shall be permitted and installed within one year from the date of approval.
- 3) The sign shall not be located within any easement unless the appropriate permission has been obtained.
- 4) The sign shall not be located within any corner site triangle.
- 5) The sign shall not make copy or graphics changes faster than once per second.
- 6) No other freestanding signs shall be allowed on the subject site.
- 7) Portable signage shall not be permitted on the subject property.
- 8) If the Zoning Administrator finds that there is a violation of any of the conditions of the Sign Code 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


Scott Knebel, Zoning Administrator
Metropolitan Area Planning Department

cc: MABCD
Brandon Johnson, CM District 1
Kameelah Alexander, CSR District I



158
MADISON

SITE PLAN

APPROVED 4/24/18 **BY** RL Morgan



New Salem Church
158 N. Madison
Wichita, KS 67214



**FREESTYLE
SIGN CO.**

1925 N BROADWAY
WICHITA, KS 67214

316-267-5507

WWW.FREESTYLESIGNCO.NET