Wichita-Sedgwick County Metropolitan Area Planning Department

January 27, 2026

USD 259 Wichita Public Schools
Attn: Jacob Prater
3850 North Hydraulic
Wichita, KS 67219

TriMark, Inc.
318 S. Osage
Wichita, KS 67213

Re: **BZA2026-00003:** Administrative Adjustment request in the City to the Sign Code to reduce the minimum spacing between on-site signs from 150 feet to 114 feet to permit a second sign for an elementary school on property zoned SF-5 Single-Family Residential District, generally located on the west side of South Gold Street and within one-half mile south of West 33rd Street South (3605 S. Gold Street).

Legal Description: Lot 1, South High School Addition to, Wichita, Sedgwick County, Kansas.

Dear Applicant,

We have reviewed your request for a Sign Code Adjustment to reduce the required distance between on-site ground, monument, or pole signs from 150 feet to 114 feet. The existing sign is approximately 60 square feet and the new sign is approximately 32 square feet. The combined total sign area (82 square feet) is less than the allowable 100 square feet for institutional uses in the SF-5 District.

Section 24.04.251.2.a of the Sign Code allows a reduction of the minimum distance by up to one-third 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 will not likely have significant negative impact with the addition of a second sign. Property to the north is South High School, property to the east is a lake, property to the south is I-235, and property to the west is the South High School athletic fields.

2) Compatibility with existing or permitted uses on abutting sites: Reduction of the distance between signs to 114 feet on a zoning lot will not impact the abutting sites. Other than the existing sign on the same lot, there are no other signs in the vicinity.

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 reduce the distance between signs from 150 feet to 114 feet is hereby GRANTED, subject to the following conditions:

1. The Administrative Adjustment is to allow a reduction of required separation from 150 feet to 114 feet; 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 general 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 appropriate permission has been obtained.

4. The sign shall not be located within any driveway sight triangle.

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 Unified Zoning Code, may, with the concurrence of the Planning Director, declare that the Sign Code Adjustment is null and void.

The "Development Application" sign should now be removed from the property.

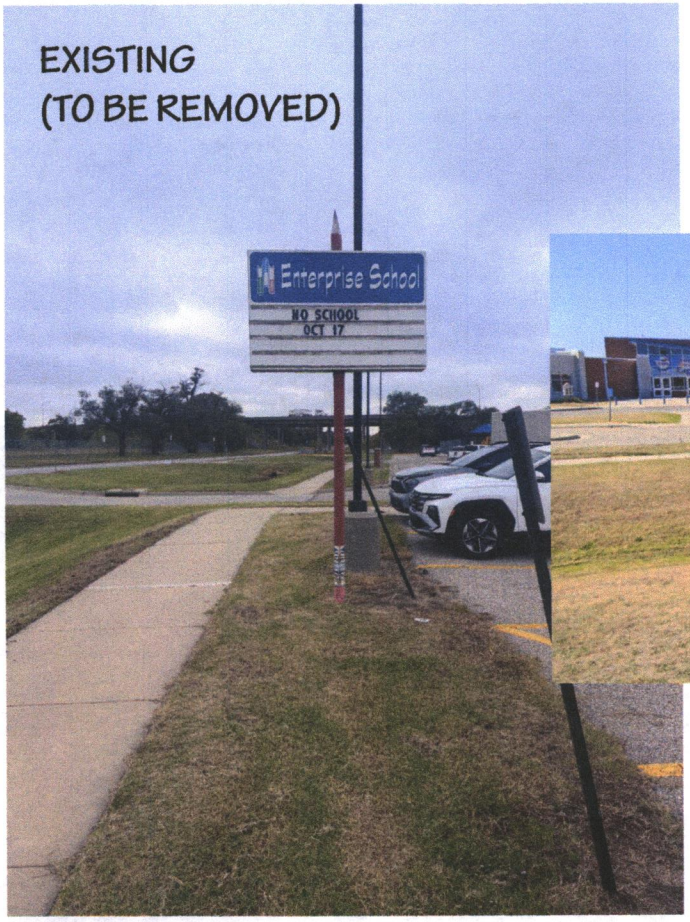
Scott Wadle, Director
Metropolitan Area Planning Department

John R. Cox, Jr., Zoning Administrator
Metropolitan Area Planning Department

cc: MABCD
Mike Hoheisel, City Council District III
Rebecca Johnson, CSR District III

SITE PLAN

APPROVED 1/27/26 BY
BZA26-03
2 of 3





TRIMARK
318 S. OSAGE
WICHITA, KANSAS
P (316) 263-2224
F (316) 263-1463
http://www.trimarksignworks.com

Job Name:
USD 259 Enterprise Elementary

Install Address:
3605 S. Gold
Wichita, KS

Client Contact:
Jacob Prater
316-871-8685
jprater@usd259.net

Account Manager:
Colin Heagler
ch@tmisign.com

Inception Date:
10-10-25

Revision Date:
10-22-25

Revision Notes:
Graphics / Size change

Final Shop Print Date:
xxxx

Sales Order #:
xxxx

Permit # (If Applicable):
xxxx

Layout File:
usd25960.cdr

Production File:
xxxx.plt

Scale:
xxxx

UNDERWRITERS LABORATORIES
ELECTRIC SIGN

SIGN HERE

Signature | Date | Title

Please review carefully. By signing, you certify the accuracy of graphics shown as well as all specifications and dimensions shown.

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SITE PLAN

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BZA 26-03 3 of 3

4' x 8'



REMOVE AND DISPOSE OF EXISTING CABINET AND POST FAB AND INSTALL (1) DOUBLE SIDED NON-ILLUMINATED POLE SIGN. DIGITALLY PRINTED 3MM ACM FACES AND UV LAMINATE. PAINTED A STANDARD COLOR *TBD CHANGEABLE COPY TRACK WITH NEW 200 PCS SET AND SUCTION POLE TOOL.

MOUNT TO NEW 6" SQUARE TUBE POST PAINTED A MATCHING COLOR. TRIMARK WILL COORDINATE ANY REPAIRS NEEDED TO THE EXISTING WIRING FOR THE TWO ADJACENT PARKING LOT LAMPS THAT MAY ARISE FROM THE POST INSTALLATION.

14' OVERALL HEIGHT FROM GRADE

TRIMARK
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Site Plan: USD 259 Enterprise Elementary
3605 S. Gold Wichita, Kansas

Proposed Administrative Adjustment to sign code to allow a reduction of the minimum distance between on-site ground / pole signs by up to one third

SITE PLAN
APPROVED 1/27/26 BY
BZA26-03 1 of 3

Applicants:
TriMark Inc. for USD 259
Prepared By: Colin Heagler
ch@tmisign.com
316-263-2224

