CITY OF WICHITA

Wichita-Sedgwick County Metropolitan Area Planning Department

October 24, 2013

Grace Baptist Church
1414 W. Pawnee
Wichita, KS 67213

Springboard, LLC c/o Ty Masterson
1539 Phyllis Lane
Andover, KS 67002

RE: **BZA2013-40: Sign Code Administrative Adjustment to permit an electronic message sign for an institutional use on property zoned B Multi-family Residential, generally located west of S. Seneca and east of S. Elizabeth Street (1414 W. Pawnee).**

Legal Description: LOT 1 EXC S 213.7 FT E 120 FT Thereof Grace Baptist Church ADD, Wichita, Sedgwick County, Kansas.

Dear Applicants:

We reviewed your request for a Sign Code Adjustment to permit an electronic message sign for an institutional use on the aforementioned property. From reviewing your application, we understand that you propose a 40" by 80" LED sign within a larger sign (197.73" X 96.40"), replacing an existing sign on the site.

Section 24.04.251.2.i. of the Sign Code allows an adjustment to permit electronic message signs for institutional uses located in B-Multifamily zoning when the three conditions required by Section 24.04.251.6 of the Sign Code are met. We find that allowing the electronic message 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 this area along West Pawnee includes federally subsidized apartment complex, fast food restaurant, full service restaurant, community shopping center and single-family residences. The proposed electronic message sign will not significantly impact the surrounding area.

2) Compatibility with existing or permitted uses on abutting sites: Adding electronic message capability to the sign should not reduce compatibility of the sign with surrounding uses, as the sign will not be permitted to flash or display moving images, and graphics changes will be restricted to one change per second or slower.

3) Effect on public health, safety or welfare: The sign location does not encroach into easements or 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 permit an electronic message sign for a church on the aforementioned property is hereby granted, subject to the following conditions:

1) The administrative adjustment is for an LED sign only; 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 and permitted and installed within one year.

3) No animated, flashing or moving images or text shall be displayed on the sign; the sign shall not make copy or graphics changes faster than once per second.

4) Portable signage shall not be permitted on the subject property.

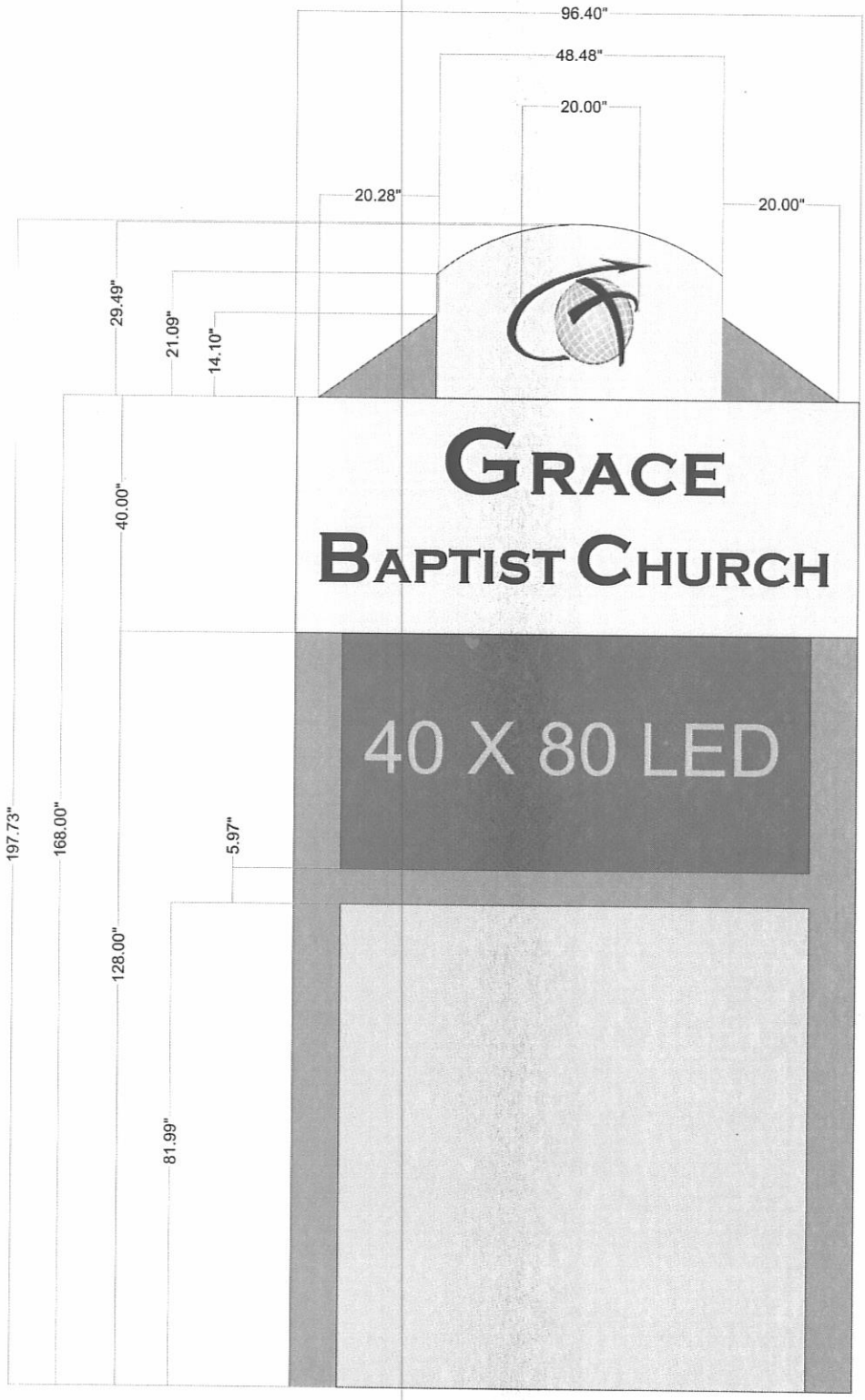
5) If the Zoning Administrator finds that there is a violation of any of the conditions of the Zoning Adjustment, the Zoning Administrator, in addition to enforcing the other remedies set forth in the Unified Zoning Code, may, with the concurrence of the Planning Director, declare that the Zoning Adjustment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

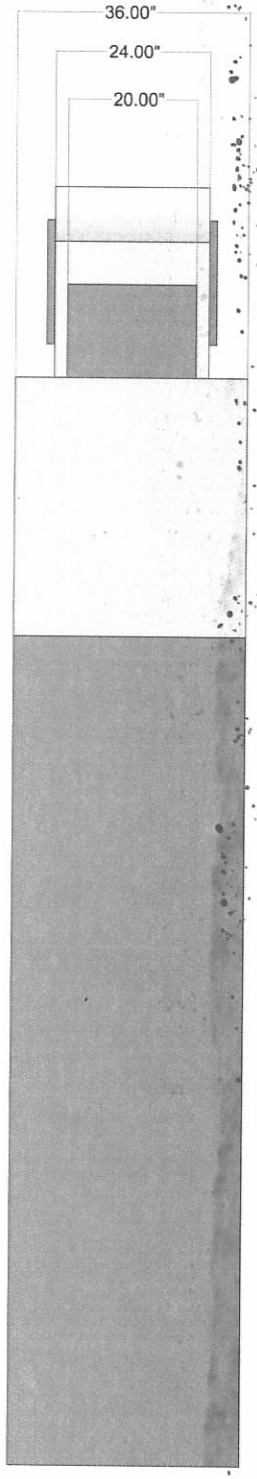
The development application sign should now be removed from the property.

John L. Schlegel
Planning Director

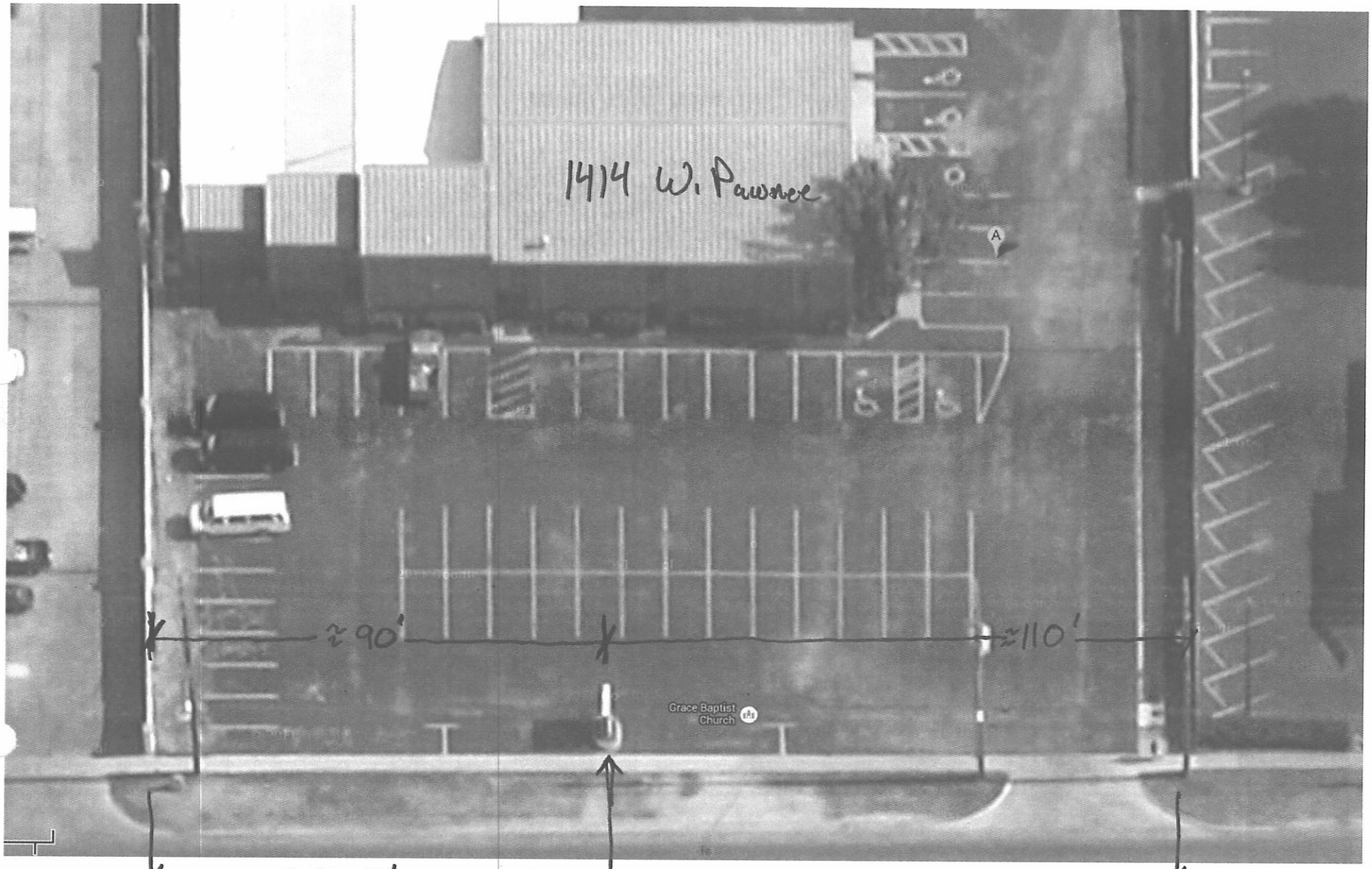
Tom J. Stolz
MABCD Director

cc: JR Cox, MABCD
Jeff Blubaugh, CM District IV
Kelli Geier, NA District IV





SIGNhouse
WHOLESALE CHANNEL LETTERS AND CABINETS
3110 Enterprise Dr. Salina KS 67401
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quotes@signhouseusa.com


1414 W. Pawnee
A
≈90'
≈110'
Grace Baptist Church
≈200'
street frontage
new sign to be placed
on same pole as existing sign