Our signatures below indicate that a Sign Code Adjustment to increase the maximum allowed height of a pole sign located adjacent to an elevated highway railing to 35 feet on the aforementioned property is hereby granted, subject to the following conditions:

1) The pole sign shall comply with all regulations of the Sign Code except that the maximum allowed height shall be 35 feet.

2) The pole sign shall be of a design that is in substantial conformance with the approved elevation rendering.

3) Due to recently adopted Sign Code amendments that permit this Sign Code Adjustment, this administrative action supercedes the action of the Board of Zoning Appeals in granting a variance in BZA Resolution No. 2002-00072.

4) 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

Kurt A. Schroeder
Superintendent of Central Inspection

cc: Kurt Schroeder, Office of Central Inspection
Paul Hays, Office of Central Inspection
Randy Sparkman, Office of Central Inspection
J.R. Cox, Office of Central Inspection

CITY OF WICHITA

FILE COPY

Wichita-Sedgwick County Metropolitan Area Planning Department

March 29, 2004

Raju Sheth
Hotel Enterprise Group, Inc.
6245 W. Kellogg
Wichita, KS 67209

RE: **BZA2004-00018: Sign Code Adjustment to increase the maximum allowed height of a pole sign located adjacent to an elevated highway railing to 35 feet.**

Legal Description: Lot 1, excluding the south 17 feet, Variant Addition, Wichita, Sedgwick County, Kansas. Generally located south of Kellogg and east of Dugan (6245 W. Kellogg).

Dear Mr. Sheth:

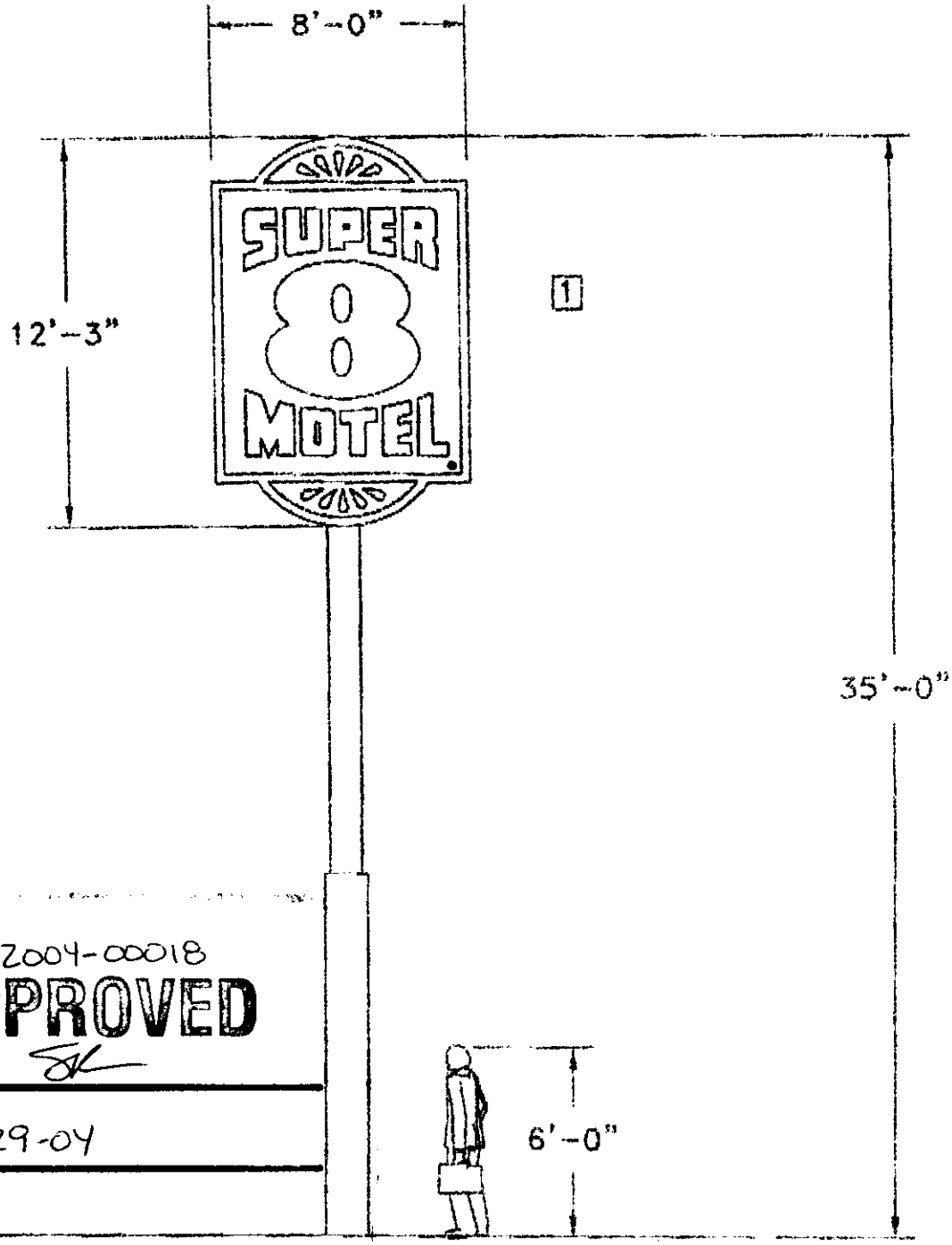
We have reviewed your request for a Sign Code Adjustment to increase the maximum allowed height of a pole sign located adjacent to an elevated highway railing. From reviewing your application, we understand that the existing 30-foot high sign on the property is not adequately visible from Kellogg due to the 17-foot high highway railing. Therefore, you propose to increase the height of the sign to 35 feet.

Section 24.04.251.2.h. of the Sign Code allows an adjustment to increase the maximum height of signs located within 75 feet of an elevated highway to 20 feet above the highest railing when the three conditions required by Section 24.04.251.6. of the Sign Code are met. We find that the increasing the height of 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 surrounding areas are heavy commercial uses, and increasing the permitted height of the sign should not adversely impact the existing heavy commercial uses.

2) Compatibility with existing or permitted uses on abutting sites: The additional height of the sign should not reduce compatibility of the sign with surrounding uses, which have signs of equal or greater height than proposed for the subject property.

3) Effect on public health, safety or welfare: There will be no encroachment into public utility easements or right-of-way; therefore, there should not be a negative impact on the public health, safety or welfare nor will properties or improvements in the vicinity be materially injured.



BZA2004-00018

APPROVED

Date: 3-29-04

SCALE: 3/16" = 1'-0"

PERSONA P.O. BOX 210 700 21st Southwest Watertown, SD 57201 (605) 882-2244	TITLE: FACE LAYOUT	DRWG. NO.: S183-94/130	SHEET: 1	OF: 1
	SIZE: 12'-3" X 8'-0"	DRAWN BY: MJP	DATE: 4/5/94	APPR. BY: LJR
CUSTOMER: SUPER 8	LOCATION			
DATE OF APPROVAL				

	REVISIONS	DATE	BY
1	CHANGED SIZE OF SIGN	3/17/97	MJP