



Wichita-Sedgwick County Metropolitan Area Planning Department

February 14, 2022

SBA Towers II LLC
Attn: Ashley Masuda
8051 Congress Avenue
Boca Raton, FL 33487

Re: CON2022-00005: City Administrative Adjustment to CON2001-00039 site plan to allow a 6-foot chain link fence in place of an existing wooden screening fence; generally located 1,280 feet east of South Broadway Avenue and 1270 feet south of East Pawnee Avenue (2560 S. St. Francis Ave.).

Legal Description Portions of Lots 7 and 8, Sager Addition, Wichita, Sedgwick County, Kansas.

Dear Applicants:

We have reviewed your request for an Administrative Adjustment to alter the site plan to change the 6-foot wooden screening fence enclosure to a 6-foot chain linked fence enclosure. Section V-C.14 of the Unified Zoning Code (“UZC”) allows the Planning Director, with the concurrence of the Zoning Administrator, to approve minor adjustments to an approved Conditional Use.

Your request to modify this aspect of the site plan is understandable based on the graffiti and vandalism occurring to the existing wooden fence. The close proximity of another Wireless Communication Facility to the north and its chain linked fence enclosure indicate that this adjustment will not have a negative impact on the area. On the basis of our review, we find that adjusting the site plan as requested is consistent with the approved conditions and will not be a substantial deviation of the original CON2001-00039.

Our signatures below indicate that the CON2001-00039 site plan shall be adjusted per the revised, approved site plan. This Administrative Adjustment shall not be deemed to alter any other provisions of CON2001-00039. This Administrative Adjustment does not alter any other applicable codes including but not limited to zoning, building, health or fire.

This Administrative Adjustment is subject to the following condition:

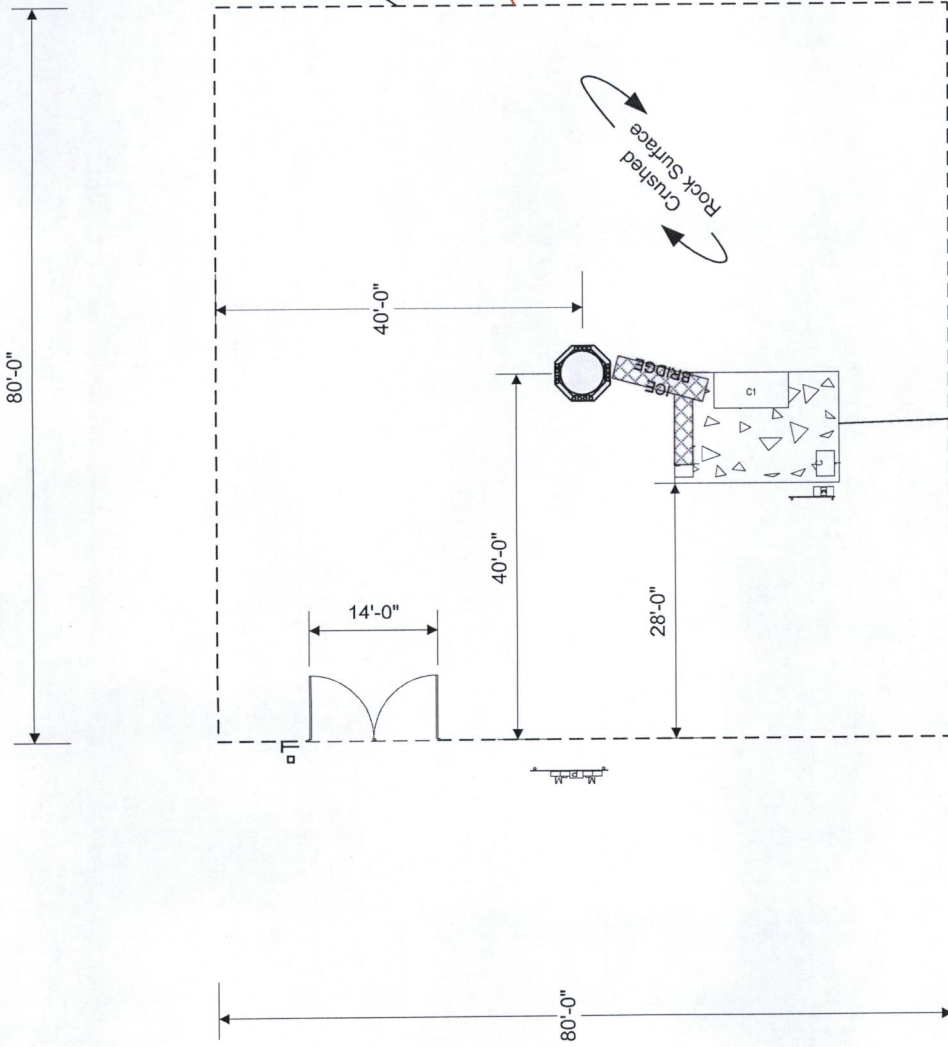
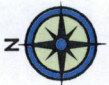
- 1. Solid screening shall be required around the site if more ground equipment is added at a later date.

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, Council Member District III
Becca Johnson, Community Services Representative District III



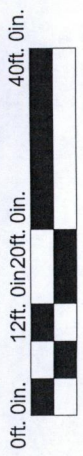
Existing 6' Wooden Screening Fence Enclosure


Modifications if Approved:
Proposed 6' Chain Linked Fence Enclosure

01 T-Mobile
15'x20' slab
300 SF

SITE PLAN

APPROVED 2-14-22 BY *Blumgen*



SBA Communications		PAWNEE	
		COMPOUND DRAWING	
By: David Hogan dhogan@sbasite.com	DATE: 2/02/2022	SITE NUMBER: KS10862-A	STATE: KS