

BZA Case No. 52-84 - St. Joseph
Medical Center - requests a
variance to increase the area of
a building sign from 32 sq. ft.
to 64 sq. ft. for the emergency
entrance to the medical center.

POSTED
7-30-84
KSL

ACTION

BZA 52-84 Approved 8-28-84
DATE

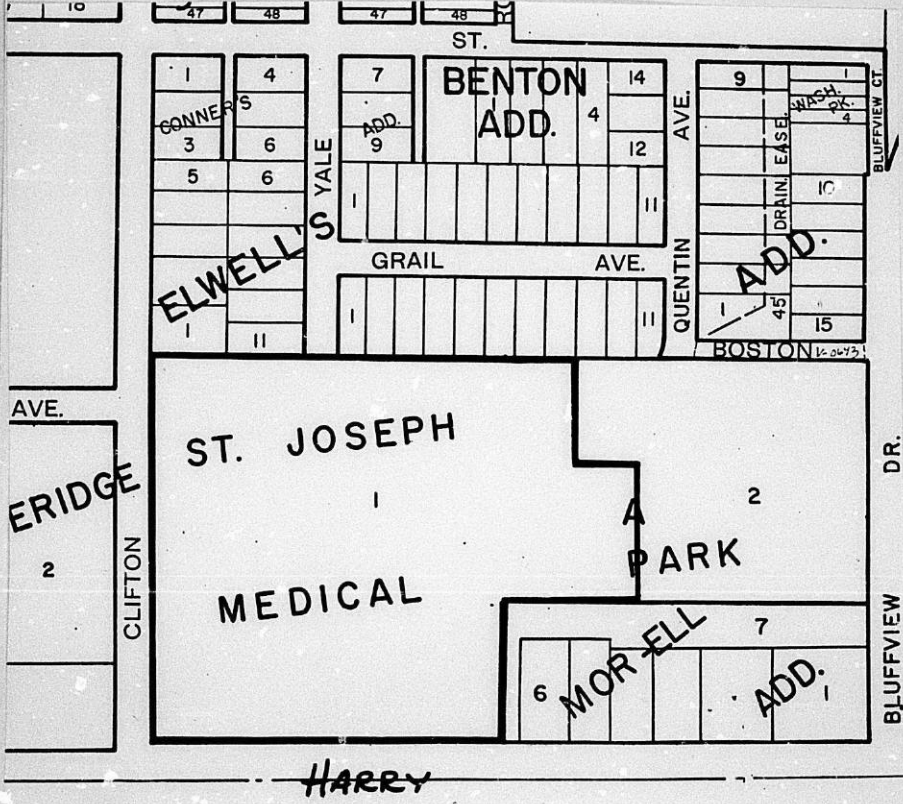
200'4 Sec. 9-7-84
Shot 9-18
Recorded ✓

Map No. 5746

BZA 52-84
Filed _____

AREA DATA:

1. Acres: _____ (_____ ft. by _____ ft.)
2. Adjoining Zoning: E BB+LC S LC W LC N LC+A
3. Land Use: East Comm. South Comm.
West Office North Res.
4. Area (is) (~~is not~~) platted.




 No. 2153C
 HASTINGS, MN
 LOS ANGELES CHICAGO LOGAN, OH
 MEMPHIS, TX CLEVELAND GROVE, OH
 U.S.A.

August 31, 1984

St. Joseph Medical Center
3600 East Harry
Wichita, Ks.

Re: BZA 52-84 - Request for Variance

Gentlemen:

Enclosed is a signed copy of the Resolution adopted by the Board of Zoning Appeals on August 28, 1984.

This Resolution reflects the official action of the Board to approve your request, and sets out the condition of approval. It is forwarded to you for your information and files.

If you have questions concerning this matter, please call our office.

Sincerely,

Glen E. Lytle
Assistant Secretary

GEL:sad

Encl.

cc: Graphic Systems of Wichita, Inc., 313 Ida, Wichita
Robert Feldner, Superintendent of Central Inspection (2)
Don Gisick, City Clerk

RESOLUTION NO. BZA 52-84

WHEREAS, St. Joseph Medical Center, 3600 East Harry, Wichita, Kansas, requests a variance as provided in Section 2.12.590.B, Code of the City of Wichita, to increase the permitted area of a building sign from 32 square feet to 64 square feet on property zoned the "BB" Office and "LC" Light Commercial Districts and legally described as follows:

Lot 1, St. Joseph Medical Park Addition to Wichita, Sedgwick County, Kansas. Generally located on the northeast corner of Harry and Clifton (3600 E. Harry).

WHEREAS, proper notice as required by ordinance and by the rules of the Board of Zoning Appeals has been given; and

WHEREAS, the Board of Zoning Appeals did, at the meeting of August 28, 1984, consider said application; and

WHEREAS, the Board of Zoning Appeals has proper jurisdiction to consider said request for a variance under the provisions of Section 2.12.590.B, Code of the City of Wichita; and

WHEREAS, the Board of Zoning Appeals has found that the variance arises from such condition which is unique to the property in question and which is not ordinarily found in the same zone or district; and is not created by an action or actions of the property owner or the applicant inasmuch as it is located in an area that is zoned mostly for commercial development that does not place quite as strict a square foot-age limitation on signs as does the "BB" Office District; and

WHEREAS, the Board of Zoning Appeals has found that the granting of the permit for the variance will not adversely affect the rights of adjacent property owners or residents inasmuch as the closest adjacent properties could have larger signs than is permitted at the location of the emergency entrance sign; and

WHEREAS, the Board of Zoning Appeals has found that the strict application of the provisions of Title 28 (Zoning Ordinance) of which variance is requested will constitute unnecessary hardship upon the property owners represented in the application inasmuch as the applicant would have no alternative to install the sign than to request a change of zoning on the property; and

WHEREAS, the Board of Zoning Appeals has found that the variance desired will not adversely affect the public health, safety, morals, order, convenience, prosperity or general welfare due to the fact that the increase in size of the sign will provide a greater identification for the location of the emergency entrance which should be in the public interest; and

WHEREAS, the Board of Zoning Appeals has found that the granting of the variance desired will be opposed to the general spirit and intent of Title 28 (Zoning Ordinance) inasmuch as the limitation of signs in the "BB" District is primarily based on the generally close proximity to residential property, and in this case the adjacent properties are zoned the "LC" Light Commercial District; and

WHEREAS, each of the five conditions required by Section 2.12.590.B, Code of the City of Wichita, to be present before a variance can be granted has been found to exist.

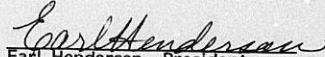
NOW, THEREFORE, BE IT RESOLVED by the Board of Zoning Appeals of the City of Wichita that this request for a variance to increase the area of a building sign from 32 square feet to 64 square feet on property zoned the "BB" Office and "LC" Light Commercial Districts and legally described as:

Lot 1, St. Joseph Medical Park Addition to Wichita, Sedgwick County, Kansas. Generally located on the northeast corner of Harry and Clifton (3600 E. Harry).

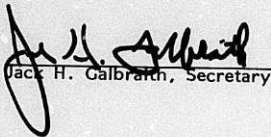
be approved subject to the following condition:

1. The sign shall be located on the building and not exceed 64 square feet in gross surface area.

ADOPTED AT WICHITA, KANSAS, this 28th day of August, 1984.


Earl Henderson, President

ATTEST:


Jack H. Galbraith, Secretary

THE CITY OF WICHITA

OFFICE OF Citizen Participation DATE August 21, 1984

TO Glen Lytle, Special Assistant for Zoning

FROM Mary L. Moore, Administrative Aide III

SUBJECT BZA 52-84 Generally located on
the northeast corner of Harry
and Clifton

CPO Council "F" considered the captioned case at its August 20th meeting and voted 6-0 to recommend approval of the variance.

The applicant, Gilbert Thibault, St. Joseph Medical Center, was present to discuss the case with the Council. No area residents were present concerning the case.

Please provide the Council's recommendation to the Board of Zoning Appeals when the case is considered at its August 28th meeting.

Mary L. Moore

Mary L. Moore
Administrative Aide III

MLM:dm

Noted:

Annie K. Montgomery
Annie K. Montgomery
CRS Director

RECEIVED

AUG 28 1984

METROPOLITAN PLANNING

ROUTE _____

RE: AGENDA ITEM NO. 5

SECRETARY'S REPORT CASE NO. BZA 52-84

APPLICANT: St. Joseph Medical Center, 3600 East Harry, Wichita, Kansas.

AGENT: Graphic Systems of Wichita, Inc., 313 Ida, Wichita, Kansas.

REQUEST: Variance pursuant to Section 2.12.590.B, Code of the City of Wichita, to increase the permitted area of a building sign from 32 square feet to 64 square feet.

GENERAL LOCATION: On the northeast corner of Harry and Clifton (3600 East Harry).

ZONING: Subject property is zoned the "BB" Office and "LC" Light Commercial District. Property to the west and south is "LC" Light Commercial, to the east is "LC" Light Commercial and "BB" Office District. To the north is "LC" Light Commercial and "A" Two-family Dwelling District.

LAND USE: Subject property is occupied by a regional medical center. To the west is an office facility and to the south is commercial development.

JURISDICTION:

The Board has jurisdiction to consider the variance request under the provisions outlined in Section 2.12.590.B, Code of the City of Wichita. The Board may grant the request when all five conditions as required by the State Statutes are found to exist.

COMMENTS BY THE SECRETARY:

The applicant is requesting a variance from the strict application of the limitation provisions of the zoning ordinance to permit the erection of a building sign of 64 square feet. This sign is to identify the emergency entrance to the medical center.

The property is located in both the "BB" Office and the "LC" Light Commercial Districts. The location of the proposed sign is in the "BB" Office District. The sign will face into the property across Clifton which is zoned the "LC" Light Commercial District and does not adjoin in close proximity to the residential districts which the ordinance was designed to protect. The sign is a part of a large complex that is not ordinarily found in the "BB" Office District that is also located in an area surrounded by commercial and institutional development.

UNIQUENESS:

It is the opinion of the Secretary that this property is unique inasmuch as it is located in an area that is zoned mostly for commercial development that does not place quite as strict a square footage limitation on signs as does the "BB" Office District.

ADJACENT PROPERTY:

It is the opinion of the Secretary that the granting of the variance requested will not adversely affect the rights of adjacent property owners inasmuch as the closest adjacent properties could have larger signs than is permitted at the location of the emergency entrance sign.

HARDSHIP:

It is the opinion of the Secretary that the strict application of the provisions of the zoning ordinance may constitute an unnecessary hardship upon the applicant inasmuch as the applicant would have no alternative to install the sign than to request a change of zoning on the property.

PUBLIC INTEREST:

It is the opinion of the Secretary that the requested variance would not adversely affect the public interest inasmuch as the increase in size of the sign will provide a greater identification for the location of the emergency entrance which should be in the public interest.

SPIRIT AND INTENT:

It is the opinion of the Secretary that the granting of the variance requested would not be opposed to the general spirit and intent of the zoning ordinance inasmuch as limitation of signs in the "BB" District is primarily based on the generally close proximity to residential property, and in this case the adjacent properties are zoned the "LC" Light Commercial District.

RECOMMENDATION:

Should the Board determine that all five conditions necessary to the granting of a variance can be found to exist, then it is the recommendation of the Secretary that the variance be granted subject to the following condition:

1. The sign shall be located on the building and not exceed 64 square feet in gross surface area.

BZA CASE NO. 52-84

<u>2</u>	NOTICES SENT TO APPLICANT/AGENT
<u>10</u>	LEGAL ADVERTISEMENT SENT TO MAPC
<u>1</u>	NOTICES SENT TO CPO
<u>43</u>	NOTICES SENT TO ADJOINING PROPERTY OWNERS
<u>46</u>	TOTAL NOTICES SENT <u>8-7-84</u>

BOARD OF ZONING APPEALS
Tenth Floor - City Hall
455 North Main, Wichita, Kansas 67202

August 7, 1984

NOTICE TO ADJOINING PROPERTY OWNERS:

CASE NO. BZA 52-84

As required by law, all property owners of record, within 200 feet of a property to be considered for an exception or variance by the Board of Zoning Appeals, are to be notified of the public hearing. An application has been filed by St. Joseph Medical Center, 3600 East Harry, Wichita, Kansas, requesting a variance.

Pursuant to Section 2.12.590.B, of the Code of the City of Wichita, the applicant is requesting a variance to increase the area of a building sign from 32 square feet to 64 square feet for the emergency entrance to the medical center that is located on property zoned the "BB" Office District. A legal description of the applicant's property is as follows:

Lot 1, St. Joseph Medical Park Addition to Wichita, Sedgwick County, Kansas. Generally located on the northeast corner of Harry and Clifton (3600 E. Harry).

This application has been assigned Case BZA 52-84. It will be considered by the Board of Zoning Appeals on August 28, 1984 at 1:30 p.m. in the Board Room, First Floor of City Hall, 455 North Main Street, Wichita, Kansas. If you have no interest or objections regarding the requested variance, you have no obligation to appear or comment. If you desire to appear at the Board meeting, you are invited to do so, either in person or by agent or attorney.

It should be noted that the Citizen Participation Organization Area Council may consider this case at its next meeting. Additional information about such a meeting may be obtained by calling the CPO Office, 268-4516.

If you have any questions about the application, please feel free to call the Wichita-Sedgwick County Metropolitan Area Planning Department at 268-4421.

Jack H. Galbraith
Secretary

BOARD OF ZONING APPEALS

CASE NO. 52-84

CITY OF WICHITA, KANSAS

FILED 7-26-84

APPLICATION FOR VARIANCE

I. Name of Applicant ST JOSEPH MEDICAL CENTER
 Mailing Address 3600 E. HARRY Phone 689-5329
 Name of Authorized Agent Graphics Systems of Wichita, Inc.
 Mailing Address 313 Ida Wichita, Ks. 67217 Phone 267-4171
 Relationship of applicant to property is that of OWNER
 (Owner, Tenant, Lessee, Other)

*
sec
attached
note

II. The variance requested is TO INCREASE THE EXISTING EMERGENCY
ROOM EXTERIOR SIGNAGE FROM 33.5 FT TO 64.5 FT TO MAKE
THE LOCATION MORE VISIBLE TO EMERGENCY VEHICLES AND
OTHER PATIENTS IN DESPERATE NEED OF MEDICAL TREATMENT

for property located 3600 E. HARRY, WICHITA, KANSAS
67218

and legally described as: LOT ONE (1) OF ST JOSEPH
MEDICAL PARK, AN ADDITION TO WICHITA,
SEDGWICK COUNTY, KANSAS

in the City of Wichita; and which is presently zoned BE.

III. The applicant herein, or his authorized agent, acknowledges:

- a. That he has received an instruction sheet concerning the filing and hearing of this matter;
- b. That he has been advised of the fee requirements established by Section 2.12.580 of the Code of the City of Wichita (Ordinance No. 36-596); and that the appropriate fee is herewith tendered;
- c. That he has been advised of his right to bring action in the District Court of Sedgwick County to appeal the decision of the Board.
- d. That all documents are attached hereto as noted in paragraphs 2, 3, 4, and 5 of the instructions.

Applicant Hubert R. Thibault
 ASST DIR, MAIL & PLT
 ST JOSEPH MEDICAL CTR

Authorized Agent Verona Zettl
Graphics Systems

OFFICE USE ONLY: Received in Office of Secretary, Board of Zoning Appeals,
4:15 (a.m./p.m.), July 26, 1984, together with
 appropriate fee of 150.00.

Signed G. Lynn Shirley

To: Board of Zoning Appeals
From: St. Joseph Medical Center

This request for a variance arises from a need for more effective communication to persons in traumatic situations needing clear and obvious identification of the Emergency Room at St. Joseph Medical Center. We feel the sign according to requirements of existing code would leave identity undersize for effective communication.

We believe that the granting of this permit will not adversely affect the rights of adjacent property owners or residents, but actually assist in public safety, health, and overall general welfare.

OWNERSHIP LIST

All property located within 200 feet of Lot 1, St. Joseph Medical Park, an Addition to Wichita, Sedgwick County, Kansas.

PROPERTY

Lot 1, Block A, St. Joseph Medical Park Addition	<i>David</i>	City of Wichita 455 N. Main Wichita, Kansas 67202
St. Joseph Hospital N $\frac{1}{2}$ of SW $\frac{1}{4}$ of SW $\frac{1}{4}$ of Sec. 26-T27-R1E	D	City of Wichita 455 N. Main Wichita, Kansas 67202
Lot 2 Replat of Part of Pineridge Addition	D	St. Joseph Medical Center, Inc. 3600 E. Harry Wichita, Kansas 67218
Part of Lot 3, in Replat of Part of Pineridge Addition	D	St. Joseph Hospital and Rehabilitation Center 3600 E. Harry Wichita, Kansas 67218
Part of Lot 3, Cherry Hills Addition		Neal N. Stong & E. L. Yost <u>Address Unknown</u>
Part of Lot 4, Cherry Hills Addition	✓	James H. Stevens 3225 E. Harry <i>Returned 8-13-84</i> Wichita, Kansas 67218 <i>resent to Jas H</i> <i>702 N. Doreen</i>
Part of Lot 4, Cherry Hills Addition	✓	Maudie Neice 1621 S. Clifton Wichita, Kansas 67218
Part of Lot 4 and 5, Cherry Hills Addition	✓	Harry Jabara 1832 S. Green Wichita, Kansas 67218
Part of Lot 5, Cherry Hills Addition	✓	Virginia Oaks Apts. c/o James G. Savage 1631 S. Yale Wichita, Kansas 67218
Part of Lot 5, Cherry Hills Addition	✓	Frank J. Lies 3625 E. Harry Wichita, Kansas 67218
Lot 1, Elkouri Addition	✓	George E. & Elva S. Elkouri 550 Circle Lake Rd. Wichita, Kansas 67209
Lot 1, All Saints Addition	✓	J. B. & Phyllis Hickerson 3902 E. Mt. Vernon Wichita, Kansas 67218

Lot 1,
Wood Plaza Addition

✓ ^{12753 Rockwood}
George P. Consolver, James L. Consolver,
✓ Beal G. Consolver, Walter C. Hilke
✓ Address Unknown ^{1477 Bleckley Dr.}
_{11421 E. Harry}

Lot 1,
Mor-Ell Addition

✓ ~~The Firestone Tire & Rubber Co.
an Ohio Corp. - Address Unknown~~

Lot 2,
Mor-Ell Addition

✓ ^{2111 N. Selvy}
W. A. Michaelis, d Jr., William Grahm, Inc.,
H. R. Michaelis
✓ Address Unknown ^{620 Westmore Dr.}

Lot 3
Mor-Ell Addition

State of Kansas of the first party, and
Eloise Morris McMurtry (as to an undivided
65/500), Wilbur E. McMurtry (as to an
undivided 19/500), Carolyn M. Henry (as to
an undivided 83/500), Mary Margaret
Morris Boyd (as to an undivided 35/500),
James R. Boyd (as to an undivided 33/500),
Thomas W. Boyd (as to an undivided
33/500), Michael J. Boyd (as to an
undivided 33/500), Martha Ann Gregg (as to
an undivided 33/500), Carolyn Morris
Beckett (as to an undivided 6/500), James
H. Kauffman (as to an undivided 80/500),
and Elizabeth Kay (as to an undivided
80/500), of the second part.

Lot 4,
Mor-Ell Addition

✓ ~~Rail Land Company
Address Unknown~~

Lot 5,
Mor-Ell Addition

✓ Church's Fried Chicken, Inc.
Address Unknown ^{3808 E. Harry}

Lot 6,
Mor-Ell Addition

✓ Harvey W. Hefley, D.D.S.
8232 E. Douglas
Wichita, Kansas 67209

Part of Lot 7,
Mor-Ell Addition

✓ ^D St. Joseph Medical Center, Inc.
3600 E. Harry
Wichita, Kansas 67213

Part of Lot 7,
Mor-Ell Addition

✓ Harold Bauer
1112 Armour Lane
Wichita, Kansas 67206

Part of Lot 7,
Mor-Ell Addition

✓ Harold F. Leep and Cecelia E. Keiter
Address Unknown ^{9736 Harvest Ln.}

Part of Lot 1, Block H,
A.R.B. Addition

✓ Mid Kansas Federal Savings and Loan
Association of Wichita
230 South Market
Wichita, Kansas 67202

Part of Lot 1, Block H,
A.R.B. Addition

✓ H. Stan Chilton
3010 Grail St.
67211

Lot 1,
Randy's 2nd Addition

Mid Kansas Federal Savings and Loan
Association of Wichita, 230 S. Market
Wichita, Kansas 67202

Hilltop Manor, a Replat of Parts of
Hilltop Manor and Hilltop Manor 2nd
Addition

Lot 1 and 20, Block H,

Mid Kansas Federal Savings and Loan
Associatin of Wichita
230 South, Market
Wichita, Kansas 67202

Lot 3, Block G

Gene and Ella Marie Tregellas
1334 Bluffview Dr.
Wichita, Kansas 67218 *returned 8-13-84*

Lot 4, Block G

Alfred R. and Bessie Edwards
510 Oakwood Dr.
Wichita, Kansas 67216

Lot 5, Block G

Oscar Goens
1444 Bluffview Dr.
Wichita, Kansas 67218

Lot 6, Block G

Ned Martin Hagan
338 S. Exposition
Wichita, Kansas 67203

Lot 7, Block G

Billy G. and Evanna W. Tucker
1432 Bluffview Dr.
Wichita, Kansas 67218

Lot 8, Block G

Billy M. and Weltha M. Tucker
1440 Bluffview Dr.
Wichita, Kansas 67218

Lot 9, Block G

Oren G. and Pauline June Carter
1464 Bluffview Dr.
Wichita, Kansas 67218

Lot 10 and 17, Block G

Marie Lies
~~Address Unknown~~

Lot 11, Block G

Charles A. and Estella H. Maltbie
758 S. Belmont
Wichita, Kansas 67208 *returned 8-15-84*

Lot 12, Block G

Wayne M. and Berniece F. Smith
1460 & 62 Bluffview
Wichita, Kansas 67218

Lot 13, Block G

Maryin L. and Grace M. Hodson
~~Address Unknown~~

Lot 14, Block G

R. V. and Gayle Johnson
1344 Peterson
Wichita, Kansas 67212

Lot 15, Block G

Tony Sanchez
~~Address Unknown~~

Lot 16, Block G

Harlin and Velma Mullins
~~Address Unknown~~

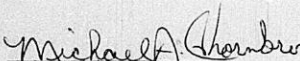
Elwell's Addition

Lots 1 and 2, Block A	✓ Jack E. Moseley 1120 S. Clifton Wichita, Kansas 67218
Lots 3, 4 and 5, Block A	Clifton Investments, Inc. Address Unknown
Lot 8, Block A	✓ Ruth M. Patterson 1135 S. Yale Wichita, Kansas 67218
Lot 9, Block A	Alois J. and Mary A. Bidler Address Unknown
Lot 10, Block A	✓ Carroll R. and Mildred jFrances Barsby Address Unknown 1143 S. Yale Ave.
Lot 11, Block A	✓ John J. and Betty Jean Kouba Address Unknown 1145 S. Yale Ave.
Lots 1 and 4, Block C; and Lots 1, 12, and 13, Block D	M.H.B./Co. Address Unknown
Lot 2, Block C	✓ Alvin A. and Edna A. Goetz Address Unknown 3707 Grail
Lot 3, Block C	James E. Flaherty Bernadine Flaherty Address Unknown
Lot 5, Block C	✓ Frances Allensworth Address Unknown 3723 Grail
Lot 6, Block C	Ruben Leonard and Isabel Armendariz Address Unknown
Lot 7, Block C	✓ Melvin L. and Laura M. Klock Address Unknown 3801 Grail
Lot 8, Block C	✓ Ralph A. and Susan J. Gaume Address Unknown 3807 Grail
Lot 9, Block C	✓ Lawrence J. and Lucille M. Wellemeier Address Unknown 3813 Grail
Lot 10, Block C	✓ Howard P. and Virginia E. House 3819 Grand Wichita, Kansas 67218
Lot 11, Block C	✓ Leon J. and Anna Catherine Setter Address Unknown 3825 Grail
Lot 2, Block D	✓ Donald A. and Jeanne C. Gillerwater Address Unknown 1138 S. Quentin
Lot 3, Block D	✓ Theodore M. and Betty A. Finkbeiner Address Unknown 1134 S. Quentin
Lots 14, 15, Block D	✓ John A. and Margaret D. Hale, Jr. Address Unknown 1441 N. Rock Rd.

Columbian National Title Insurance of
Wichita, Inc. hereby certifies the
foregoing to be a true and correct list of
property owners of all property located
within a 200 foot radius of St. Joseph
Medical Park, an Addition to Wichita,
Sedgwick County, Kansas, as shown by the
last deeds of record in the Register of
Deeds Office of Sedgwick County, Kansas,
on this 10th day of July, 1984.

Addresses assigned are furnished as a
service and are not certified.
Liability hereunder is limited to the
amount of the fee paid herefor.

Columbian National Title Insurance of
Wichita, Inc.


By: Michael A. Thornbro

BOARD OF ZONING APPEALS
Tenth Floor - City Hall
455 North Main, Wichita, Kansas 67202

August 7, 1984

NOTICE TO ADJOINING PROPERTY OWNERS:

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Jack H. Galbraith
Secretary

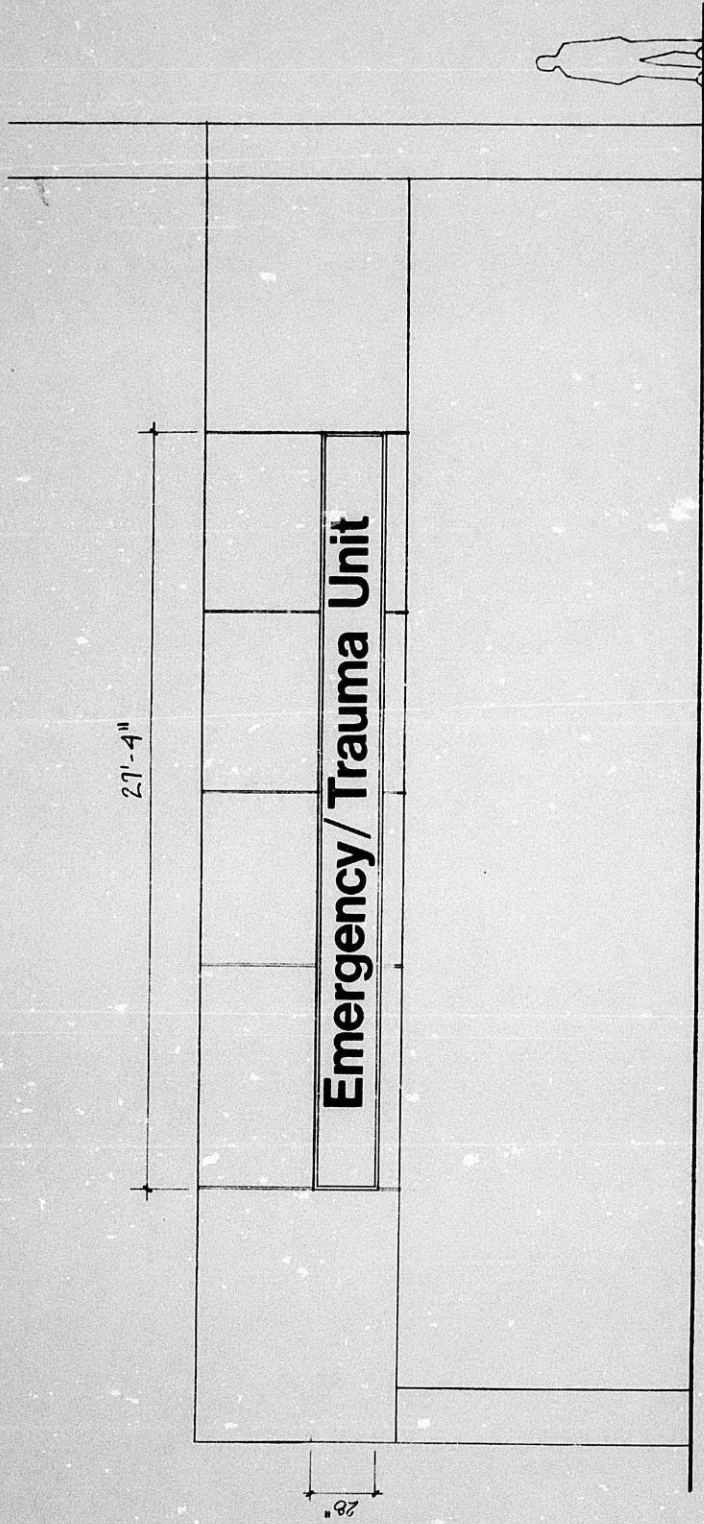
MICROFILMED
FROM THE BEST
AVAILABLE COPY

FORM 29-

PAYMENT NOTICE
City of Wichita

Bldg.	Use of Str.	Code Bks	Copies
Elec	Elev. Insp.	Hse Moving	Lic.
Mech	Boiler Insp.	Pav. Cuts	Cert.
Plbg	Exam Fees	Sewer	Elev.
Signs	Plan Rev. (P.W.)	Cement	M.S.P.
	Planning		

DESCRIPTION		AMOUNT
NAME		
ADDRESS		
FUND	DUE DATE	
COMMENTS		
DATE	BY	



Emergency / Trauma Unit

27'-4"

28"



WEST ELEV.
1/4" = 1'-0"

16" COPY, HELVETICA MEDIUM, C/16

BZA 52-84

This document is the property of Graphics Systems, Inc. The reproduction and technology embodied herein shall not be reproduced or copied in whole or in part without previous authorization in writing from Graphics Systems, Inc.

DRAWN BY

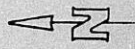
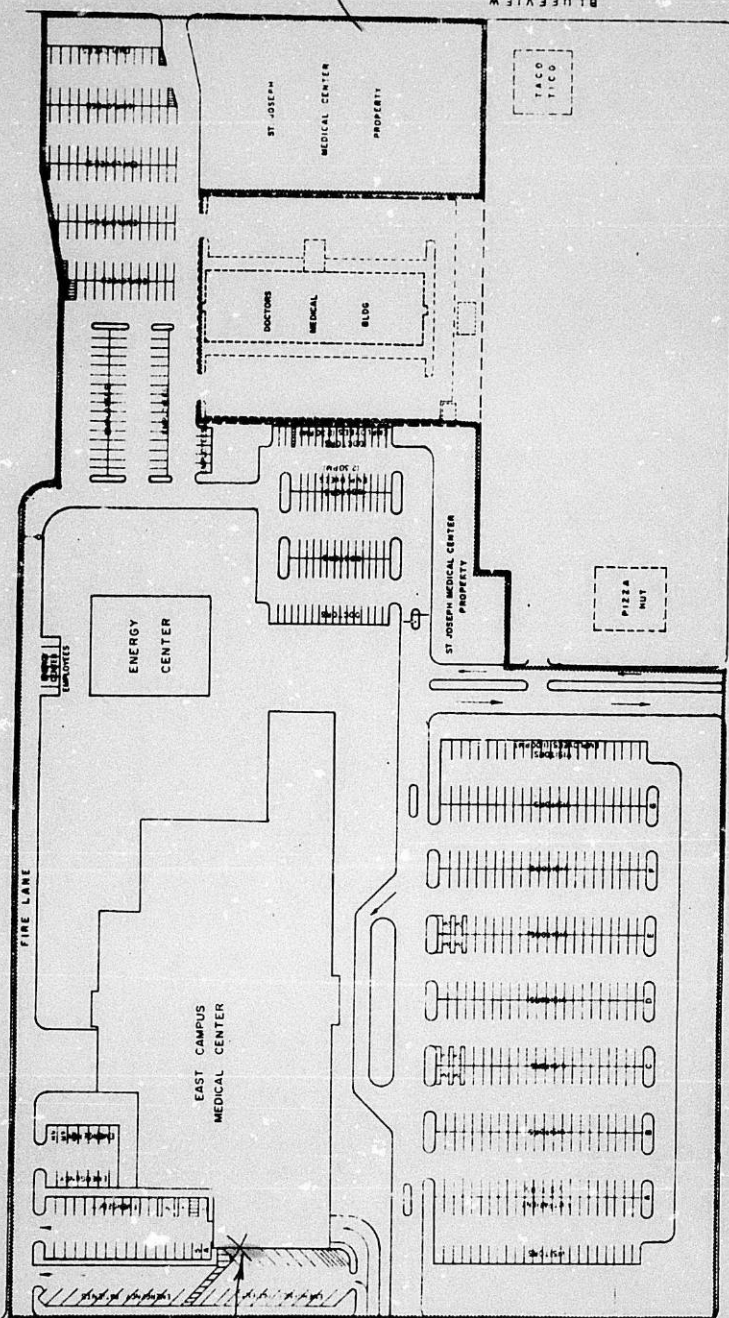
SKT.

JOB NO. DATE MAY 21 '94

ST. JOSEPH MED. CENTER

GRAPHICSSYSTEMS
315-287-5071
WICHITA, KANSAS 67211

BLUFFVIEW

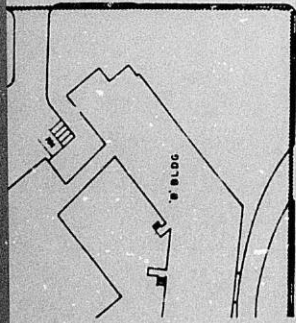


ST. JOSEPH MEDICAL CENTER
 EAST CAMPUS SCALE 1"=50'
 DATE: OCTOBER, 1981

- LEGEND
- HOSPITAL PROPERTY BOUNDARY
 - HOSPITAL PROPERTY LEASED
 - TRAFFIC FLOW DIRECTION
 - EMPLOYEES PARKING
 - HOSPITAL VEHICLES
 - SECURITY VEHICLES
 - AMBULANCE PARKING
- E
 NV
 S
 A

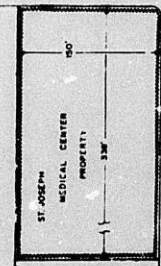
HARRY STREET

CLIFTON



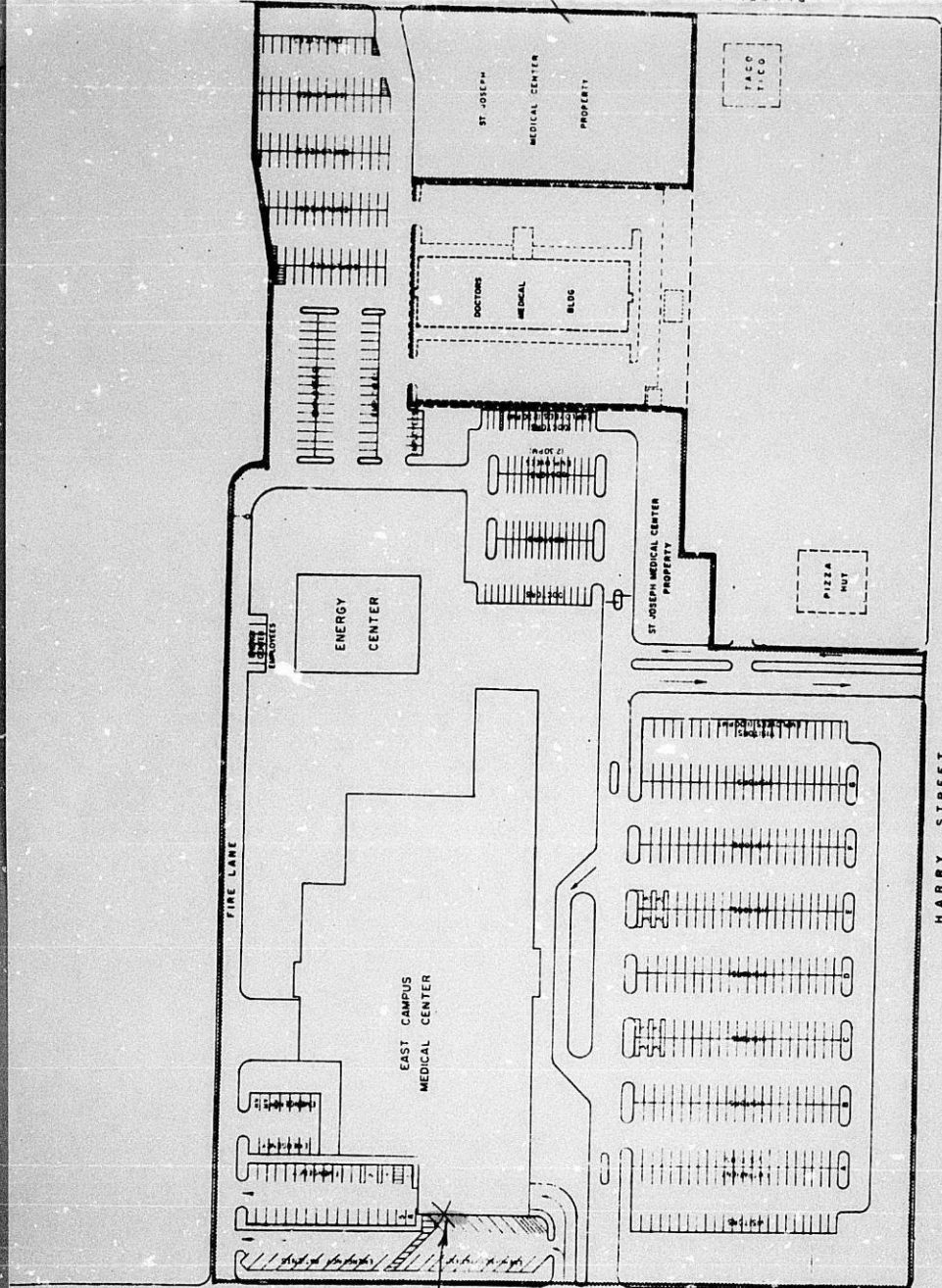
GRAND AVE

E.R. SIGNAGE LOCATION



ST. JOSEPH
 MEDICAL CENTER
 PROPERTY

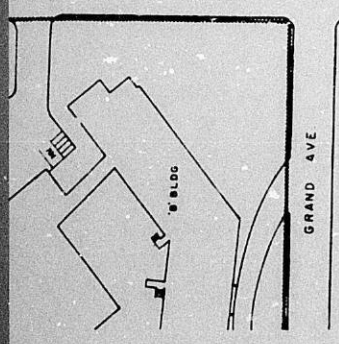
BZA 52-84



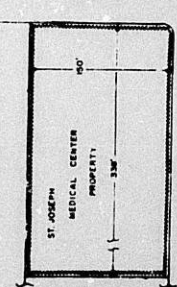
BZA 52-84

ST. JOSEPH MEDICAL CENTER
 EAST CAMPUS SCALE 1"=50'
 DATE: OCTOBER, 1981

- LEGEND
- HOSPITAL PROPERTY BOUNDARY
 - - - - - HOSPITAL PROPERTY LEASED
 - > TRAFFIC FLOW DIRECTION
 - ||||| EMPLOYEES PARKING
 - ||||| HOSPITAL VEHICLES
 - ||||| SECURITY VEHICLES
 - ||||| AMBULANCE PARKING
- E
MV
S
A



E.R. SIGNAGE LOCATION



BOARD OF ZONING APPEALS
Tenth Floor - City Hall
455 North Main, Wichita, Kansas 67202

August 7, 1984

NOTICE TO ADJOINING PROPERTY OWNERS:

CASE NO. BZA 52-84

As required by law, all property owners of record, within 200 feet of a property to be considered for an exception or variance by the Board of Zoning Appeals, are to be notified of the public hearing. An application has been filed by St. Joseph Medical Center, 3600 East Harry, Wichita, Kansas, requesting a variance.

Pursuant to Section 2.12.590.B, of the Code of the City of Wichita, the applicant is requesting a variance to increase the area of a building sign from 32 square feet to 64 square feet for the emergency entrance to the medical center that is located on property zoned the "BB" Office District. A legal description of the applicant's property is as follows:

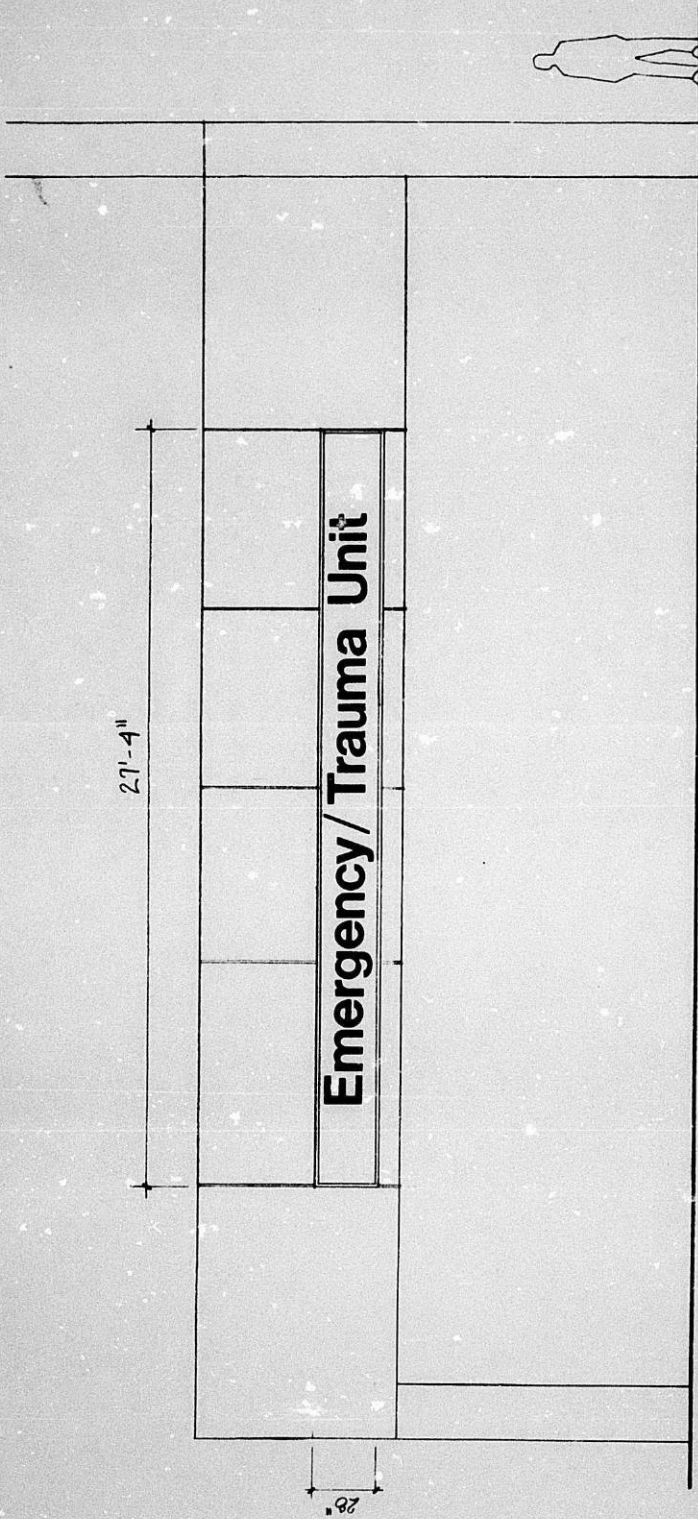
Lot 1, St. Joseph Medical Park Addition to Wichita, Sedgwick County, Kansas. Generally located on the northeast corner of Harry and Clifton (3600 E. Harry).

This application has been assigned Case BZA 52-84. It will be considered by the Board of Zoning Appeals on August 28, 1984 at 1:30 p.m. in the Board Room, First Floor of City Hall, 455 North Main Street, Wichita, Kansas. If you have no interest or objections regarding the requested variance, you have no obligation to appear or comment. If you desire to appear at the Board meeting, you are invited to do so, either in person or by agent or attorney.

It should be noted that the Citizen Participation Organization Area Council may consider this case at its next meeting. Additional information about such a meeting may be obtained by calling the CPO Office, 268-4516.

If you have any questions about the application, please feel free to call the Wichita-Sedgwick County Metropolitan Area Planning Department at 268-4421.

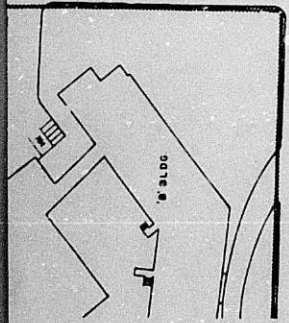
Jack H. Galbraith
Secretary



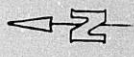
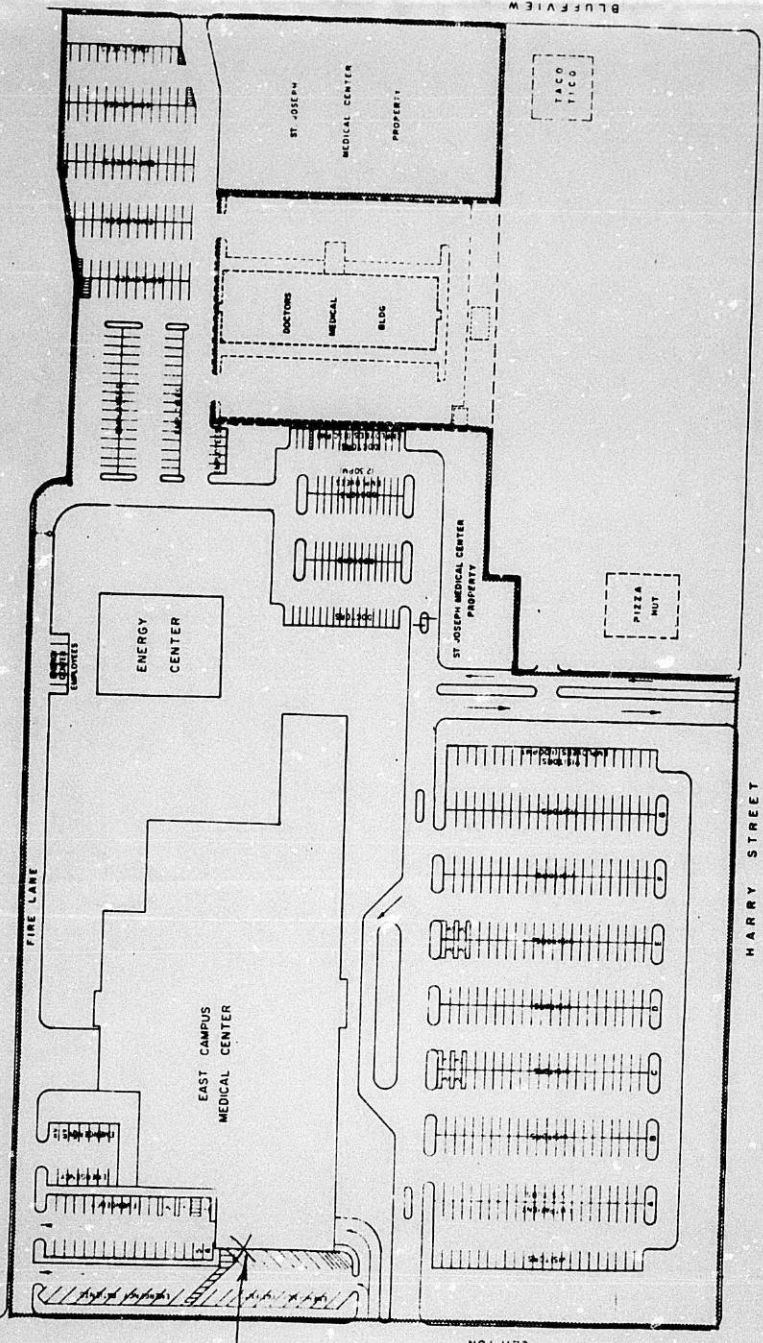
WEST ELEV.

1/4" = 1'-0"

16" COPY, HELVETICA MEDIUM, 9/16



E.R. SIGNAGE LOCATION



ST. JOSEPH MEDICAL CENTER
 EAST CAMPUS SCALE 1"=30'
 DATE: OCTOBER, 1981

LEGEND

- HOSPITAL PROPERTY BOUNDARY
 - HOSPITAL PROPERTY LEASED
 - TRAFFIC FLOW DIRECTION
 - EMPLOYEE PARKING
 - HOSPITAL VEHICLES
 - SECURITY VEHICLES
 - AMBULANCE PARKING
- E
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