



Wichita-Sedgwick County Metropolitan Area Planning Department

September 10, 2015

Cornerstone 7th Day Adventist
David Hohlfeld
903 S. 127th Street East
Wichita, KS 67207

Ron's Signs
Chuck Feik
1329 S. Handley
Wichita, KS 67213

RE: BZA2015-00046: City Sign Code Adjustment to permit an LED sign on a new pylon sign for an institutional use on property zoned Single-Family Residential (SF-5).

Legal Description: BEG NE COR SE1/4 S 361 FT W 722 FT N361 FT E TO BEG EXC E 30 FT FOR RD; S 2A E 361 FT NE1/4; N 1A S 2A W 361 FT E 722 FT S 1/2 NE ¼; S 1A W 361 FT E 722 FT NE1/4, SEC 27-27-2E, Wichita, Sedgwick County, Kansas. Generally located one-half mile south of East Kellogg on the west side of South 127th Street East (903 S 127th Street).

Dear Applicants:

We have reviewed your request for a Sign Code Adjustment to permit a new electronic message board component on a new pylon sign for an institutional use on the aforementioned property. From reviewing your application, we understand that you propose to build a 15'-2" pole sign with 4'-2" by 8-foot LED component and a three-foot interior lighted can component along 127th Street in front of the church building.

Section 24.04.251.2.i. of the Sign Code allows an adjustment to permit electronic message signs for institutional uses located in any residential zoning district, or in any "NO", "GO", "NR", "OW" or "IP" zoning districts 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 the surrounding area are SF-5 residential. There is a neighborhood swimming pool immediately to the north. No residences face the proposed electronic message sign.

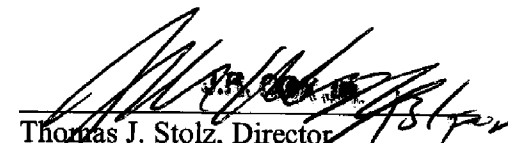
- 2) Compatibility with existing or permitted uses on abutting sites: Adding electronic message capability to the sign should not reduce compatibility of the sign with surrounding uses, as the copy and graphics changes will be restricted to one change per second or slower.
- 3) Effect on public health, 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 permit an electronic message sign for a church on the aforementioned property is hereby **GRANTED**, subject to the following conditions:

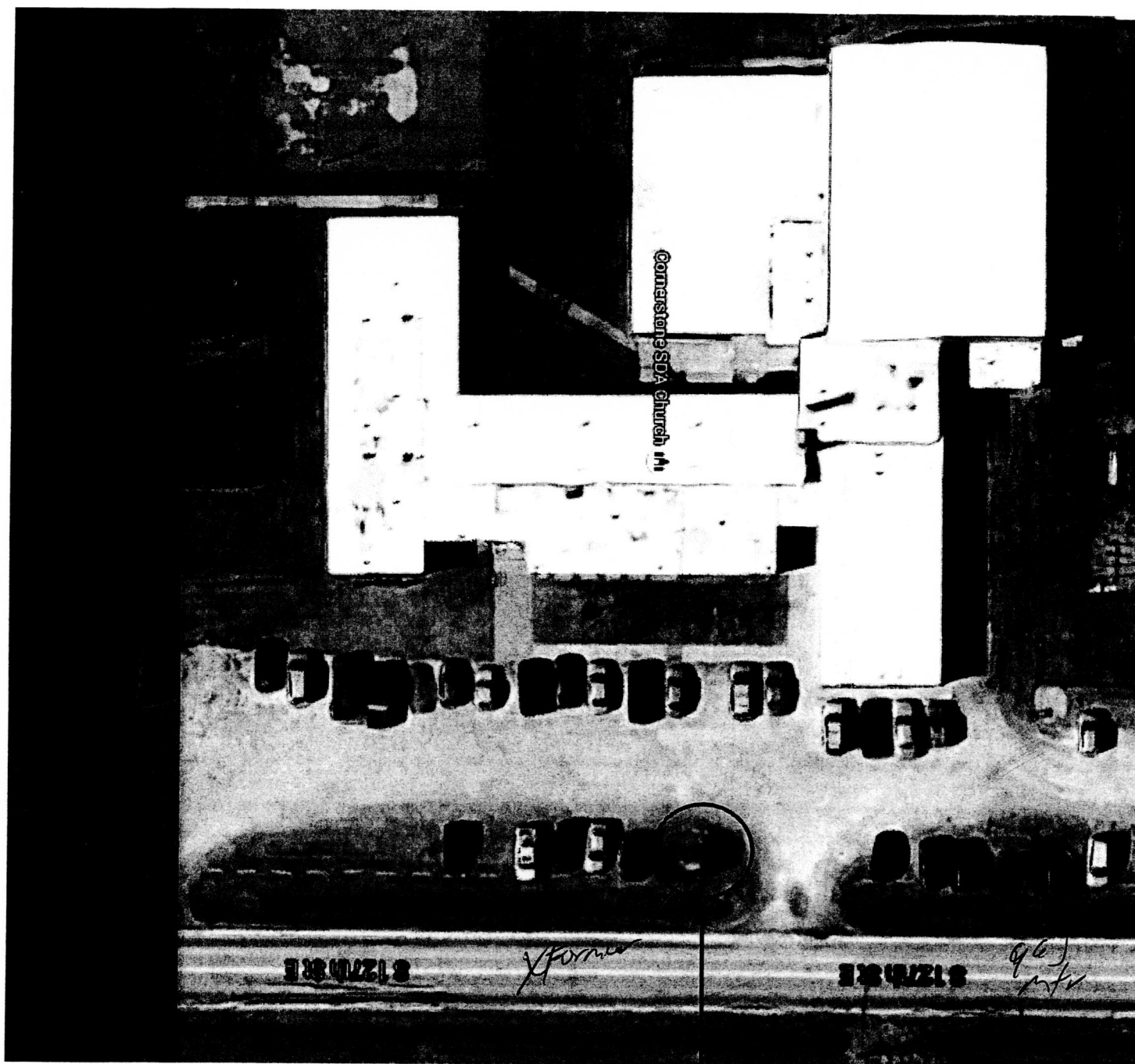
- 1) The administrative adjustment allows an LED component on a new pylon sign; all signage on the site shall otherwise conform to the Sign Code unless a separate adjustment or variance is approved.
- 2) Submit revised site plan showing legal placement of sign within 30 days.
- 3) The sign shall be in conformance with the approved elevation and site plan. The sign shall be permitted and installed within one year from the date of approval.
- 4) The sign shall not make copy or graphics changes faster than once per second.
- 5) Portable signage shall not be permitted on the subject property.
- 6) If the Zoning Administrator finds that there is a violation of any of the conditions of the Sign Adjustment, the Zoning Administrator, in addition to enforcing the other remedies set forth in the Sign Code, may, with the concurrence of the Planning Director, declare that the Sign Adjustment is null and void.

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


W. David Barber, Interim Director
Metropolitan Area Planning Department


Thomas J. Stolz, Director
Metropolitan Area Building and Construction
Department

cc: JR Cox, MABCD
Jeff Blubaugh, CM District IV
Case Bell, CL District IV



Cornerstone SDA Church

81270/218

Xformer

81270/218

96

Proposed New
Pylon LED Sign

9/4 -
told to check
we will ✓
on a few 100
a recent popular
sign doesn't have a lot of
info in
give to them
- each at LED

32 B'
purchasing
all per. f