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- 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.

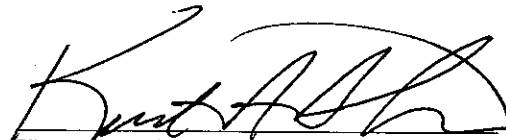
Our signatures below indicate that a Sign Code Adjustment to increase the maximum allowed height of a ground sign from 27 feet to 32 feet is hereby granted, subject to the following conditions:

- 1) Signage on the property shall comply with all Sign Code regulations except that it shall be permitted at a maximum height of 32 feet. Said sign shall generally conform to the location, size, and design of the approved site plan and elevation drawing.
- 2) 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

Enclosures

cc: John Saindon, Ron's Sign Co., 1329 S. Handley, Wichita, KS 67213
Randy Sparkman, Office of Central Inspection
J. R. Cox, Office of Central Inspection



FILE COPY

Wichita-Sedgwick County Metropolitan Area Planning Department

March 1, 2006

Neil Strong
3441 E Harry
Wichita, KS 67218

RE: BZA2006-00011: Sign Code Adjustment to increase the maximum allowed height of a ground sign from 27 feet to 32 feet.

Legal Description: Lots 1, except the S 170' and except parts dedicated, Casado-Walker Addition, Wichita, Sedgwick County, Kansas. Generally located south of W. Kellogg and west of S. Tyler (8909 W. Kellogg).

Dear Mr. Strong:

We have reviewed your request for a Sign Code Adjustment to increase the maximum allowed height of a ground sign on the aforementioned property. From reviewing your application, we understand that you propose to add signage to an existing pole sign on the property. The submitted exhibits illustrate removal of existing signage, and increased sign height to 32', above the permitted 30'. The exhibits also demonstrate a total of 180 square feet of signage, on two signs, for the entire lot.

Section 24.04.251.2.b. of the Sign Code allows an adjustment to increase the maximum height of on-site signs by up to 20 percent when the three conditions required by Section 24.04.251.6. of the Sign Code are met. We find that 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: The immediate area is predominately developed commercial uses along the Kellogg frontage. Increasing the permitted height of the sign should not adversely impact the existing uses since the increase in sign height is minor.
- 2) Compatibility with existing or permitted uses on abutting sites: The increased height of the sign should not make the sign incompatible with future development on adjacent properties, as the sign is tasteful in design and is of an appropriate scale in relation to the size of the property.