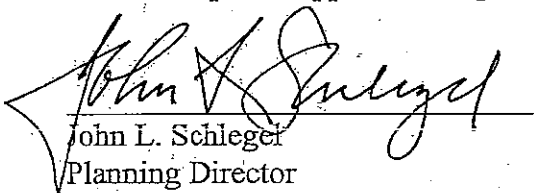


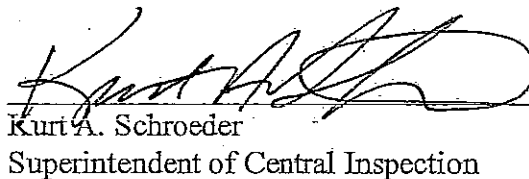
- 1) Impact on existing uses in surrounding areas: Existing uses in surrounding areas are commercial businesses, and the proposed sign will meet the requirements of an on-site sign in terms of size and height. Therefore, the fact that the sign will advertise businesses on abutting properties should not adversely impact existing uses in surrounding areas.
- 2) Compatibility with existing or permitted uses on abutting sites: The adjustment pertains only to the allowance of off-site advertising and does not increase the height, size, bulk or scale of the sign or the number of signs permitted; therefore, compatibility with abutting sites should not be impacted.
- 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 allow off-site advertising for businesses located on abutting properties on a sign located on the aforementioned property is hereby granted, subject to the following conditions:

- 1) The sign containing off-site advertising shall face the direction of travel along K-96 and shall be the only ground-mounted sign permitted on the subject property that faces the direction of travel along K-96. The ground-mounted sign structure shall not be located in any easement.
- 2) The sign shall be a maximum of 25 feet in height and shall not be located in any easement.
- 3) The portion of the sign assigned to any single off-site business shall not exceed 100 square feet in area.
- 4) Off-site advertising shall only be permitted on the sign for businesses located on Tract A, part of Lots 4 and 5, Block 3, Mediterranean Plaza Addition (SUB2005-00066).
- 5) No off-site advertising shall be permitted on the sign for businesses with a separate on-site ground-mounted sign facing the direction of travel along K-96.
- 6) 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 may now be removed from the property.


John L. Schlegel
Planning Director


Kurt A. Schroeder
Superintendent of Central Inspection

cc: Poe & Associates, Inc, Attn: Tim Austin, 5940 E Central, Suite 200, Wichita, KS 67208-4242
Allen Development, Inc, Attn: Tim Allen, President, 2332 Haskell Avenue, Suite A, Lawrence, KS 66046
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



Wichita-Sedgwick County Metropolitan Area Planning Department

January 10, 2006

Webb Road, LLC
Attn: Christian Ablah, Member
8110 E 32nd Street North
Wichita, KS 67226



FILE COPY

Re: BZA2006-00002: Sign Code Adjustment to allow off-site advertising for businesses located on abutting properties on a sign located on the subject property.

Legal Description: Lot 5, Block 3, Mediterranean Plaza Addition, Wichita, Sedgwick County, Kansas, EXCEPT the following described tract of land: Beginning at the Westernmost corner of Lot 5, Block 3, Mediterranean Plaza Addition, Wichita, Sedgwick County, Kansas, said corner also being the Southernmost corner of Lot 4, Block 3, in said Mediterranean Plaza Addition; Thence Northeast on the Northwestern line of said Lot 5 for a distance of 215.00 feet; Thence Southeast parallel to the southwesterly line of said Lot 5 for a distance of 125.56 feet to point; Thence Southwest perpendicular to the Southwesterly line of said Lot 5 for a distance of 18.50 feet to a point; Thence South on an angle to the left of 40°22'44" for a distance of 95.25 feet to a point; Thence on a curve to the left, said curve having a radius of 60 feet, a central angle of 27°23'23", an arc length of 42.90 feet, a chord bearing of S65d58'10"W, and a chord distance of 41.98 feet to a point; Thence Southwesterly perpendicular to the Southwesterly line of said Lot 5 for a distance of 85 feet to the southwesterly line of Lot 5; Thence Northwest along the Southwesterly line of said Lot 5 for a distance of 174 feet to the Point of Beginning. Generally located north of K-96 and west of Webb Road (3241 N Toben).

Dear Mr. Ablah:

We have reviewed your request for a Sign Code Adjustment to allow off-site advertising for businesses located on abutting properties on a sign located on the aforementioned property. From reviewing your application, we understand that you propose to construct a sign on the property that at least partially will advertise the business located on abutting property.

Section 24.04.251.2.j. of the Sign Code allows an adjustment to allow off-site signs that do not exceed 100 square feet in area or 25 feet in height when the three conditions required by Section 24.04.251.6. of the Sign Code are met. We find that the allowance of off-site signage as proposed meets the three conditions required by Section 24.04.251.6. of the Sign Code as set out below:

City Hall • 10th Floor • 455 North Main • Wichita, Kansas 67202-1688

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