



**Wichita-Sedgwick County Metropolitan Area Planning Department**

September 24, 2007

Catholic Diocese of Wichita  
424 N. Broadway  
Wichita, KS 67202

**RE: BZA2007-00054: Sign Code Adjustment to permit an electronic message sign for institutional use on property zoned "SF-5" Single-family Residential.**

**Legal Description: Lot 1, Block A, Church of the Magdalen 2<sup>nd</sup> Addition to Wichita, Sedgwick County, Kansas. Generally located on the northwest of the intersection of East 21<sup>st</sup> Street North and North 127<sup>th</sup> Street East (12626 East 21<sup>st</sup> Street North.)**

Dear Applicants:

We have reviewed your request for a Sign Code Adjustment to permit an electronic message sign for institutional use on the aforementioned property. From reviewing your application, we understand that you propose an approximate 40 square foot electronic message board sign.

Section 24.04.251.2.i. of the Sign Code allows an adjustment to permit an electronic message sign for institutional uses located in SF-5 zoning 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 surrounding include single-family residences and undeveloped land. The proposed electronic message sign is over 550 feet from the nearest residence.
- 2) Compatibility with existing or permitted uses on abutting sites: The electronic message capability of the sign should not reduce compatibility of the sign with surrounding uses, as the sign will not be permitted to flash or display moving images, and graphics changes will be restricted to one change every three seconds or slower.
- 3) Effect on public health, safety or welfare: There will be no encroachment into public 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.

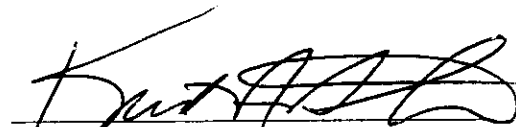
Our signatures below indicate that a Sign Code Adjustment to permit an electronic message sign for a church on the aforementioned property is hereby granted, subject to the following conditions:

- 1) The sign shall be in conformance with the approved site plan.
- 2) The applicant shall submit a sign elevation, to be approved by planning staff, conforming to sign code sign requirements or approved under a size adjustment to the sign code.
- 3) Animated, flashing or moving electronic message signs are not permitted, except for scrolling electronic message signs, and the sign shall not change messages more than once every three seconds.
- 4) Portable signage shall not be permitted on the subject property.
- 5) 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.

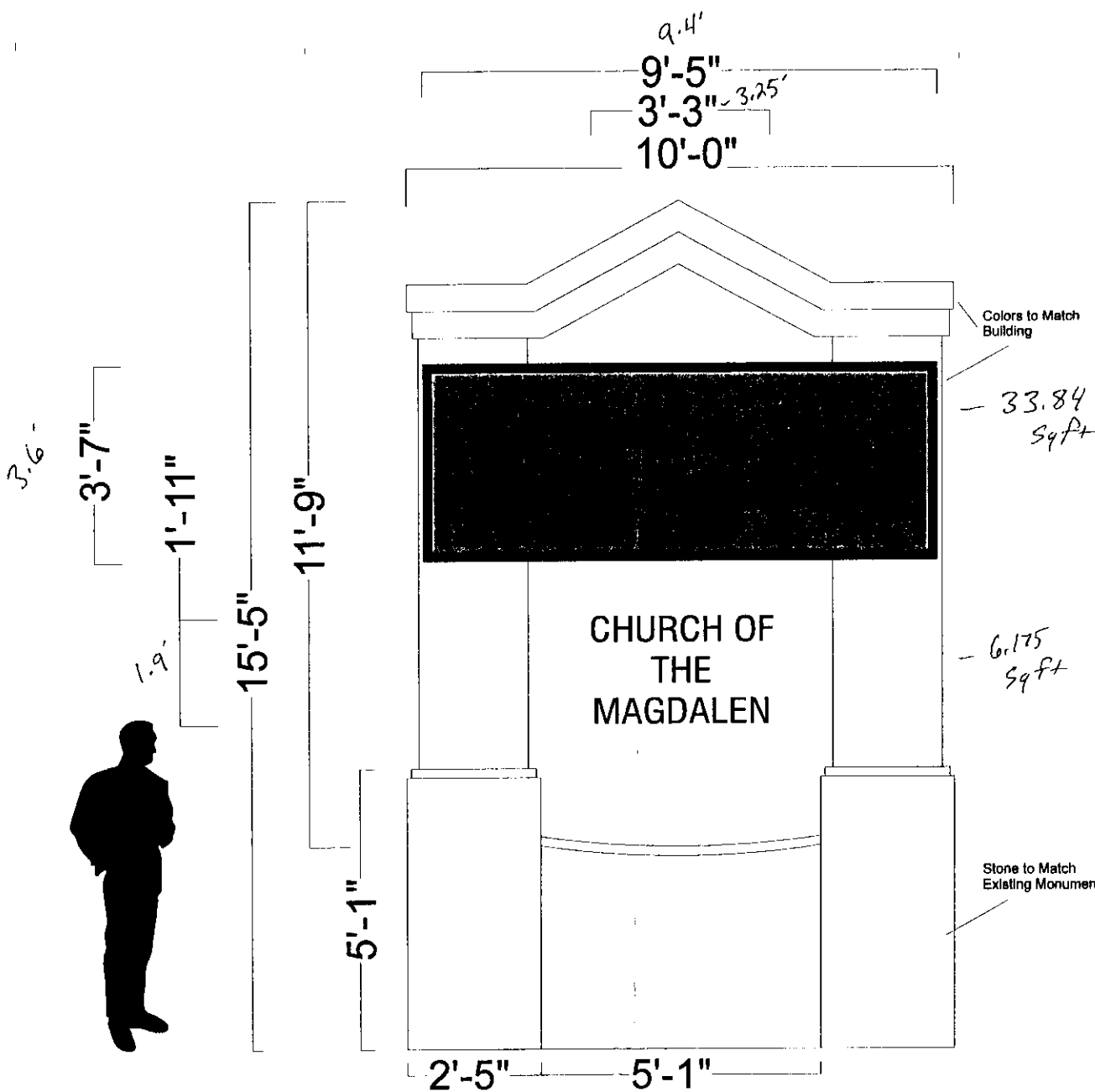


John L. Schlegel  
Planning Director



Kurt A. Schroeder  
Superintendent of Central Inspection

cc: Miracle Sign Co. Atten: Brian Kirkland, 3611 N. Broadway, Wichita, KS 67219  
Kurt Schroeder, Office of Central Inspection  
Herb Shaner, Office of Central Inspection  
J. R. Cox, Office of Central Inspection



CUSTOMER:  
Church of the Magdalen

DATE: 8/13/07	DRAWING #
DRAWN BY: Jason Ridder	SALESPERSON: Brian Kirkland
FIRE NAME:	
DISK NAME:	
SIGN TYPE: LED Monument	
SCALE: NA	REV#:
APPR. DATE:	DESC:
APPROVAL SIGNATURES:	



**We Build Business.**  
3611 N. Broadway, Wichita, KS 67219  
316-832-1177 fax: 316-838-4774



These drawings and all information hereon are of a confidential nature and are the property of Miracle Signs. Any use or reproduction of these drawings/ideas for any purpose, except by written permission of Miracle Signs is strictly prohibited.

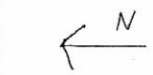
**Color:** Shades of Amber **Pitch:** 17mm **Pixels:** 56 x 160 **Cabinet:** 42.98" x 112.59"



PROJECT NO: 17-001  
DATE: 4/18/2017  
DRAWN BY: [unintelligible]

*Handwritten signature*

PROJECT NO: 17-001  
DATE: 4/18/2017  
DRAWN BY: [unintelligible]



12626 E. 21<sup>st</sup>  
Wichita, KS 67220

CHURCH OF THE MAGDALEN  
PRESCHOOL ADDITION  
21<sup>ST</sup> STREET NORTH  
WICHITA, KANSAS

sheet  
**A-1.1**

127TH STREET LAST

21<sup>ST</sup> STREET NORTH

W.P.T.

210'

205'

210'

210'

210'

210'

210'

EXISTING SCHOOL

NEW ADDITION

BUILDING WORKING POINT 'A'

EXISTING CHURCH  
BUILDING WORKING POINT 'B'

SEE SHEET A-1.2 FOR ENLARGED VIEW (A)

ARCHITECTURAL SITE PLAN

KEY PLAN



NEW ADDITION

EXISTING BUILDING

FH

FH

FH

FH

FH

FH

FH