



1. CALL TO ORDER

Acting Chairperson Graham called the meeting to order at 6:00 P.M.

2. ROLL CALL

Committee members in attendance: Acting Chairperson Kevin Graham; Jessica Friedrichs; Homer Henry; and Brian Schwan.

Staff members in attendance: Les Mangus, Director of Community Development; Julie Boyd, Interim Planning & Zoning Administrator; and Isaac Pool-Vasquez, Community Development Administrative Assistant.

3. APPROVAL OF THE MINUTES OF THE MARCH 4, 2025 MEETING

Homer Henry made a motion to approve the minutes of the March 4th meeting as presented. Motion seconded by Jessica Friedrichs. Motion carried 4/0.

4. COMMUNICATIONS

A. COMMITTEE & STAFF REPORT

Mr. Mangus introduced Mr. Pool-Vasquez to the Committee.

B. POTENTIAL RESIDENTIAL DEVELOPMENT REPORT

5. AGENDA

5.1 SP-A25-0004 — REVIEW AND APPROVAL OF THE SIGN PLAN FOR POINT NINE, GENERALLY LOCATED AT 1539 N. ANDOVER RD., ANDOVER, KANSAS

Ms. Boyd stated that the subject property already has an approved Site Plan, and that this case was specifically for the building signage package. She stated that the signs were to be reverse-lit, with the exception of the unlighted painted sign on the north elevation.

Mr. Henry asked whether the painted logo would be legible when painted upon the ridged shipping container wall. Mr. Mangus stated that this was on purpose, and that it added to the 'flair' of the project.

Mr. Henry asked if the lots to the south and west of the restaurant currently hold residential homes. Mr. Mangus confirmed as much. Mr. Henry then asked whether sufficient screening would be installed for these homes. Mr. Mangus stated that the already-approved Site Plan features adequate and in fact excessive landscaping to screen the restaurant from these homes.

Homer Henry made a motion to approve the sign plan for 1539 N. Andover Rd. Motion seconded by Jessica Friedrichs. Motion carried 4/0.



5.2 SP-A25-0005 — REVIEW AND APPROVAL OF THE SIGN PLAN FOR SOCIAL TAP, GENERALLY LOCATED AT 400 S. HERITAGE WAY, ANDOVER, KANSAS

Ms. Boyd stated that this project is another sign, this time in the Heritage SkyLoft building, for a restaurant tenant finish. She stated that, per the City's codes and regulations, the total wall area of the building is considered when determining whether a wall sign is of an acceptable size; given the large size of the overall SkyLoft structure, she stated that the signs were well within requirements.

Mr. Henry asked whether the signage would be same as the other Social Tap locations, particularly the location near the Wichita State University campus. Rebecca Gates with SPT Architecture, representing the applicant(s), stated that they wished for these signs to have a 'similar identity' to the previously-used branding. She noted that the provided plans show a few signs that simply read 'TENANT', and explained that the wording for these had not been finalized, but that they would be in the same visual style as the rest.

Mr. Henry asked if the finalized wording would have to return to the Site Plan Review Committee for approval in the future. Mr. Mangus stated that the Committee could elect to hear the case again for these elements if they so desire. Mr. Henry then asked whether a motion could include language that would permit Staff to give final approval for the 'TENANT' sign elements; Mr. Mangus confirmed as much.

Homer Henry made a motion to approve the sign plan for 400 S. Heritage Way, with the condition that Staff be permitted to approve the finalized language for the 'TENANT' sign elements. Motion seconded by Brian Schwan. Motion carried 4/0.

6. MEMBER ITEMS

None.

7. ADJOURN

Homer Henry made a motion to adjourn the meeting. Motion seconded by Brian Schwan. Motion carried 4/0.

Meeting adjourned at 6:11 P.M.