



**RANSON PLANNING COMMISSION
MEETING MINUTES
MONDAY, FEBRUARY 1, 2016**

1. CALL TO ORDER & ROLL CALL OF MEMBERS – President Anthony Grant called the regular meeting of the Ranson Planning Commission to order on February 1, 2016, at 7:00 P.M. in the Council Chambers of Ranson City Hall at 312 S. Mildred St., Ranson, West Virginia.

Commission members in attendance – President Anthony Grant, Vice-President Mike Anderson, Commissioner Kim Biddle, Commissioner Chris Gaskins and Councilman & Commissioner Donnie Haines. Also present Assistant City Manager Edward Erfurt and Planning Technician Maria Dula.

2. ACCEPTANCE OF MEETING AGENDA –Motion by Commissioner Haines to Accept the Agenda; motion seconded by Commissioner Anderson and passed unanimously by voice vote.
3. READING OF MINUTES OF LAST SPECIAL MEETING –Motion by Commissioner Anderson to dispense and approve with the reading of the January 4, 2016, meeting minutes; motion seconded by Commissioner Haines and passed unanimously by voice vote.
4. OFFICERS & COMMITTEE REPORTS – None
5. SPECIAL ORDERS – None
6. UNFINISHED BUSINESS – None
7. NEW BUSINESS –

1. Lakeland Place/Fairfax Crossing
• Calling of Surety

Mr. Erfurt presented a Staff report to the Planning Commission that included a summary, background, and recommendation of the Lakeland Place/Fairfax Crossing's surety. Mr. Erfurt notified the Planning Commission that there is a breach of the contract and the

developer has not completed their obligation to complete the infrastructure of the final phase of Lakeland Place/Fairfax Crossing.

Mr. Erfurt recommended that Planning Commission direct Staff to take the necessary action to notice the developer of the breach of the agreement as outlined in the Development Agreement. Mr. Erfurt recommended that Planning Commission direct Staff to file a claim with Developers Surety and Indemnity Company Bond #778264S to complete the development's infrastructure. Mr. Erfurt recommended that Planning Commission make a recommendation to the City Council to take the necessary action to complete infrastructure in the development utilizing the surety claim.

Three (3) Lakeland Place residents were present. Each resident spoke about their concern with the infrastructure of the development. The developer Ron Marcus was present and notified that the new development agreement for Lakeland Place will be ready in three (3) to four (4) weeks.

Motion by Commissioner Haines to allow Staff to take necessary action to notice the Developer of the breach to the Development Agreement, direct Staff to file a claim with Developers Surety and Indemnity Company Bond #778264S, and recommend City Council to take necessary action to complete the infrastructure in the development utilizing the surety claim; motion seconded by Commissioner Anderson and passed unanimously by voice vote.

2. General Discussion Project Updates and Commission Questions

Mr. Erfurt informed the Planning Commission that a hotel has been proposed and undergoing the review process and will be brought in for approval in the near future. Mr. Erfurt also informed the Planning Commission that Staff is reviewing the Code of Ordinance and will be recommending changes and revisions.

8. ANNOUNCEMENTS & ADJOURNMENT –

1. Motion by Commissioner Gaskins to adjourn, seconded by Commissioner Haines, and passed unanimously by voice vote.
2. Next regular Planning Commission Meeting is scheduled for Monday, March 7, 2016.



Planning Commissioner



Planning Commissioner

Attachments: None