



## PLANNING COMMISSION

~ AGENDA ~

PLANNING COMMISSION

312 S. Mildred Street,  
Ranson WV 25438  
[www.ransonwv.gov](http://www.ransonwv.gov)

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June 1, 2026

7:00 P.M.

Council Chamber

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### MEETING REGISTRATION:

<https://ransonwv.gov/yourgovernment/agendas-and-minutes/>

#### I. CALL TO ORDER

#### II. APPROVAL OF MINUTES

1. Minutes - May 11, 2026  
[PC minutes May 11 2026.docx](#)

#### III. OLD BUSINESS

#### IV. PLANNING COMMISSION BUSINESS

1. 26-15-BRR Public Hearing- to accept public comments on a reduction of guaranteed surety bond for the Phase 4 of subdivision Presidents Pointe, located off Presidents Pointe Avenue. The reduction is for \$1,495,271.42.  
[Legal Notice BRR Presidents Point phase 4.docx 6126.docx](#)
2. 26-15-BRR - Consideration - Applicant Morris Ritchie submitted an application on behalf of Stanley Martin to accept a reduction of guaranteed surety bond for the Phase 4 of subdivision Presidents Pointe.  
[2026-07 BRR Pres Pointe 4.pdf](#)  
[26-15-2026-05-01 presidents pointe 4 bond reduction letter.pdf](#)  
[26-15-BRR-Presidents\\_Pointe\\_4\\_Bond\\_Worksheet\\_reduction.pdf](#)  
[CRC 26-15-BRR 5.27.26.docx](#)
3. 26-12-FP- Public Hearing - final plat proposal of Phase 2A for Madison Greens, located off N Fairfax Blvd and entering a development agreement of Phase 2A. This plan includes 19 lots (20-24, 39-41, 105-109, & 130-135).  
[Legal Notice final plat Madison Green phase 2a.docx](#)
4. 26-12-FP- Consideration - Applicant Robert Rotz, submitted an application for Madison Greens LLC for a final plat proposal of Phase 2A for Madison Greens.  
[26-12-2023-0285 final plat phase 2.pdf](#)  
[26-12-FP-CRC Report 4.21.26.pdf](#)  
[madison greens 2a\\_Redacted.pdf](#)

5. 26-12-FP - Public hearing to enter a development agreement for Phase 2A for Madison Greens, located off N Fairfax This plan includes 19 lots (20-24, 39-41, 105-109, & 130-135).  
[Legal Notice final plat Madison Green phase 2a.docx](#)
6. 26 -12-FP- Consideration -Applicant Robert Rotz, submitted an application for Madison Greens LLC, to enter into a development agreement for Phase 2A for Madison Greens.  
[2026-08 Madison Greens 2a.pdf](#)  
[Madison\\_Greens 2a dev agreement.pdf](#)  
[26-12-FP-Copy of Bond-Estimates as of 2025.pdf](#)
7. 26-9 - Consideration - Applicant Civil and Environmental Consultants, INC. submitted an application on behalf of Providence Shendandoah. Requesting per Ranson City Code: Chapter 16, Division 5 Section 16-72. Applicant seeks to construct and utilize a private road system in the design plans for a future 55+ residential community.  
[353-371 BANE FARM plan.pdf](#)  
[Bane Farm Petition Private Streets\\_5.26.26 Revised.pdf](#)  
[Spine Road\\_Cross-Section\\_Example.pdf](#)  
[Spine Road\\_Plan\\_Example.pdf](#)
8. 26-9 Consideration - Applicant Civil and Environmental Consultants, INC. submitted and application on behalf of Providence Shendandoah. Requesting per Ranson City Code: Chapter 16 Division 7, Section 16-94, to construct and utilize cul-de-sacs in the design plans for a potential 55+ residential community.  
[353-371 BANE FARM plan.pdf](#)

## V. ADJOURNMENT