BUILDING COMMISSION

~ AGENDA ~

BUILDING COMMISSION

City of Ranson 312 S. Mildred Street Ranson WV 25438
www.ransonwv.gov

March 6, 2026 | 11:00 A.M. | Council Chamber

MEETING REGISTRATION:

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

I. CALL TO ORDER

II. APPROVAL OF MINUTES

Minutes - November 7, 2023
Ranson Building Commission Minutes..docx

III. OLD BUSINESS

IV. BUILDING COMMISSION BUSINESS

1. Election of officers.
2. Consideration of Signing the Deed for Marcus Field – Turf Grant Approval
   Marcus Feild Deed.pdf
   Meets and Bounds.pdf

V. ADJOURMENT

Building Commission Request for Action

TO:

FROM: Darla Armstrong

ITEM TYPE: PRESENTATION

AGENDA SECTION: **APPROVAL OF MINUTES**

SUBJECT: Minutes - November 7, 2023

ATTACHMENTS:

Ranson Building Commission Minutes..docx

RANSON
AT THE CENTER OF OPPORTUNITY.

Ranson Building Commission Minutes

Tuesday, November 7, 2023

I. Members/ Staff Present:

Beck Briggs	**Present**
David Bound	**Present**
Christie Reed	**Present**
Todd Wilt	**Present**
Darla Armstrong	**Present**

II. Agenda Items:

1. Election of Officers

Christie Reed nominated Becky Briggs as Secretary. Becky Briggs nominated David Bound as Chairman both nominations were accepted.

2. City of Charlestown Perpetual and temporary Right of way and easements:

City of Charlestown has requested perpetual and temporary rights of way and easement for the purpose of constructing, installing, laying, maintaining, operating, repairing, replacing, rehabilitating, lining, and removing a sewer line or lines, sewer system and or pumping station utilities on the property of Ranson Corporate District as Tax map 8 Parcel 1.0010.

Beck Briggs	**Motion**
David Bound	**Abstain**
Christie Reed	**Second**

II. Citizens Participation:

No Citizens Participation.

IV. Financial Report:

None currently

V. Committee Report

None Currently

VI. Adjournment:

Motion was made by Christee Reed, Seconded by Becky Briggs. Motion passes unanimously.

_____

Building Commission Memeber

_____

Building Commission Member

AGENDA ITEM 1

Building Commission Request for Action

TO:

FROM: Darla Armstrong

ITEM TYPE: PRESENTATION

AGENDA SECTION: **BUILDING COMMISSION BUSINESS**

SUBJECT: Election of officers.

ATTACHMENTS:

AGENDA ITEM 2

Building Commission Request for Action

TO:

FROM: Darla Armstrong

ITEM TYPE: PRESENTATION

AGENDA SECTION: **BUILDING COMMISSION BUSINESS**

SUBJECT: Consideration of Signing the Deed for Marcus Field – Turf Grant Approval

Installing a turf field at Marcus Field will enhance the facility's usability and provide a durable, low-maintenance playing surface for the community. The proposed deed change will separate the property into two distinct lots. The larger portion, identified as Lot #2, will include a detailed metes and bounds description to clearly define its boundaries. This separation is necessary to properly allocate and document funding associated with the grant for the turf field project.

ATTACHMENTS:

Marcus Feild Deed.pdf
Meets and Bounds.pdf

DEED

THIS DEED, is made this ___ day of _____, 2026, by **THE RANSON BUILDING COMMISSION,** a political subdivision of the State of West Virginia, referred to as "GRANTOR" and "GRANTEE".

WHEREAS, GRANTOR holds title to a certain tract and parcel of land located in Jefferson County West Virginia and as conveyed and described in a deed recorded by the Clerk of the County Commission of Jefferson County, to wit: Deed Book Volume 1052, page 527; and,

WHEREAS, by recording this DEED, GRANTOR establishes two subdivided parcels from this 3.7512-acre parcel and places certain restrictions upon the use of Parcel 2, subdivided as described below.

THEREFORE, GRANTOR, wishes to subdivide the subject property, to wit:

PARCEL 2: BEGINNING at a point in the line of Potomac 2017, LLC (Potomac Marketplace) said point being distant 409.30 feet to the corner common to Potomac 2017, LLC and McDonald thence with said line:

1. South 29°45'54" East 670.05 feet to a comer common to Thomfair, LLC then with their lines the following four (4) courses
2. North 60°12'23" East 76.24 feet to a found rebar thence
3. North 10°03'02" East 154.49 feet to a found rebar thence
4. North 60°19'46" East 14.88 feet to a found rebar thence
5. North 10°53'55" East 13.80 feet to a found rebar for a comer common to the Park Area of re-Plat, Phase VI, Section B, Briar Run thence with aforesaid Park Area the following eleven (11) courses
6. North 30°05'16" West 18.07 feet to a found rebar thence
7. North 10°03'02" East 273.33 feet to a point thence
8. North 79°56'58" West 7.05 feet to a point thence
9. North 10°03'02" East 19.34 feet to a point thence
10. North 76°56'58" West 76.03 feet to a point thence
11. South 10°03'02" West 7.00 feet to a point thence
12. North 79°56'58" West 12.00 feet to a point thence
13. North 10°03'02" East 7.00 feet to a point thence
14. North 76°56'58" West 204.91 feet to a point thence
15. South 10°03'02" West 4.25 feet to a point thence

North 79°56'58" West 173.40 feet to a point thence through the Marcus Field Parcel on a new line South 55°02'03" West 20.08 feet to the **POINT OF BEGINNING** and containing 147,282 square feet or 3.3811 acres;

AND WHICH PARECL USE IS RESERVED AND RESTRICTED TO public recreation activities.

PARCEL 1: All that remainder of the subject 3.7512 acres of the subject property not otherwise described as Parcel 2, above.

AND BEING the same property conveyed to GRANTOR by Marcus Enterprises, LLC by Deed dated June 27, 2008 and of record maintained by the Clerk of the County Commission of Jefferson County at Deed Book Volume 1052, page 527 and Plat Book Volume 25, page 48.

This conveyance is made subject to all the exceptions, reservations, covenants, conditions, restrictions, easements and all other servitudes and rights, if any, of record or in existence evidenced in prior instruments of record as if copied herein.

DECLARATION OF CONSIDERATION OR VALUE

The undersigned hereby declares:

That the conveyance made in the document to which this declaration is appended is exempt from taxation under the provisions of Chapter 11, Article 22, of the Code of West Virginia because it is a correcting conveyance made by and to a political subdivision of the State of West Virginia.

IN WITNESS WHEREOF, the said Ranson Building Commission has caused its corporate name to be hereunto subscribed by_____, by authority duly given.

RANSON BUILDING COMMISSION

_____
(Signature)

By:

STATE OF WEST VIRGINIA,

COUNTY OF JEFFERSON, to-wit:

The foregoing instrument was acknowledged before me this _____ day of _____, 2026, by_____, who is duly authorized to act for and on behalf of the Ranson Building Commission, a political subdivision of the State if West Virginia.

My commission expires: _____.

_____
Notary Public in and for the
State of West Virginia

This instrument prepared by: City of Ranson



LWCF Boundary Map Charles C. Marcus Park Turf Field

Legend

Charles C Marcus Park Parcels

Park Entrance

Site Name: Charles C. Marcus Field
Owner: Ranson Building Commission
Address: 132 Athletic Way, Ranson, WV 25438
Parcel ID: 19-08-0008-0003-0001
County ID: 19 - Jefferson
District Name: 8 - Ranson Corp
Map: 8
Parcel Number: 3
Parcel Suffix: 1
Deed Book:1052
Deed Page:527
Encumbered Acres: 3.38
Latitude: 39.322802
Longitude: -77.847682
LWCF Grant #: 54-00604

I hereby certify that the boundary map shown accurately shows the area of the park land protected in perpetuity for outdoor recreation in accordance with the LWCF General Provisions and Section 6(f)(3) of the LWCF Act.

Assistant State Liaison Officer _____ Date _____

Authorized Municipal Representative _____ Date _____

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