

WHEREAS, application has been made to the Hawthorne Planning Board by **Universal Mortgage & Finance** for certificate of compliance plan review for property designated as Block 161, Lot 31, commonly known as 598 Lafayette Avenue, located in the B-1 Zone; and

WHEREAS, the applicant submitted various plans and documents for consideration by the Board; and

WHEREAS, the applicant offered lay testimony in support of the application; and

WHEREAS, the application was heard by the Board at its meeting on June 6, 2017; and

WHEREAS, the Board has made the following findings of fact with regard to the application:

1. The applicant proposes to lease approximately 700 square feet in the subject premises as an office for a mortgage loan origination and pre-approval business. The owner would operate the office by herself. Two on-site parking spaces would be allocated to the applicant by lease. No exterior changes to the premises are proposed.

WHEREAS, at its meeting held on June 6, 2017, the Board approved a motion to grant the application for certificate of compliance plan review subject to preparation of a memorializing resolution by the Board attorney;

NOW, THEREFORE, BE IT RESOLVED, by the Planning Board of the Borough of Hawthorne, that the application of **Universal Mortgage & Finance** for certificate of compliance plan review be and hereby is granted.

The undersigned, Chairman of the Planning Board of the Borough of Hawthorne, hereby certifies that the above is a true copy of a resolution adopted by said Board on the 20th day of June, 2017.


WALTER GARNER, III, Chairman