

WHEREAS, application has been made to the Hawthorne Planning Board by **HFM Enterprises** for certificate of compliance plan review for property designated as Block 104, Lot 14, commonly known as 312 Lafayette Avenue, located in the B-2 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 November 10, 2015; and

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

1. The applicant proposes to lease two of the three rental units on the first floor of the subject premises as a steak and seafood restaurant. The applicant has outgrown its present location and requires a larger space which will include a casual area as well as a more formal dining room. In response to a question from Board members, the applicant explained that the interior floor plan will be modified to provide a hallway for access to the restrooms. One van would be parked on site and no large truck deliveries would be required. The applicant represented that garbage will be picked up twice per week to address any issues with refuse odors. No exterior changes to the premises are proposed.

WHEREAS, at its meeting held on November 10, 2015, 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 **HFM Enterprises** for certificate of compliance plan review be and is hereby granted subject to the following condition:

1. The applicant make arrangements for garbage/refuse pickup twice per week.

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 24th day of November, 2015.


WALTER GARNER, III, Chairman