

Hawthorne Planning Board Minutes of September, 2017 Work Session

The September 5, 2017 meeting of the Hawthorne Planning Board was called to order at 7:30 P.M. by Chairman Garner. After recital of the Pledge of Allegiance, Board Secretary William A. Monaghan, III called the roll. Mayor Goldberg introduced and welcomed Robert Meier, newly appointed alternate member #2. Mr. Meier replaces long time Board member Norman Kowalski. The Board expressed its deep appreciation for Mr. Kowalski's long and valued service to the Board. All members and alternates except Vice Chairman Lucibello were present as well as Board attorney/secretary William A. Monaghan, III, Esq. Chairman Garner announced that notice of the meeting had been published and posted in accordance with the Open Public Meetings Act.

CORRESPONDENCE

1. With regard to the application of **300 Lincoln Ave LLC**, Mr. Monaghan reported the receipt of a letter dated August 11, 2017 from the Passaic County Planning Board listing the requirements for county approval of the site plan.

CERTIFICATE OF COMPLIANCE PLAN REVIEW

1. With regard to the application of **SP Distributors**, Zishe Rubin, owner, appeared on behalf of the applicant. After being sworn, he testified that the applicant proposes to lease approximately 7,680 square feet at the subject premises as a distribution center for a wholesale pet products business. The business includes pet accessories but not pet food. Three employees would work at the site. Ten on-site parking spaces are available and delivery trucks would be able to unload on the premises. No exterior changes to the premises are proposed. A motion was then made by Mr. Matthews, seconded by Mayor Goldberg and approved by a vote of 7-0 to grant the application for certificate of compliance plan review subject to preparation of a memorializing resolution by the Board attorney with the condition that no outside storage of products or equipment is permitted.
2. With regard to the application of **Premium Auto Body LLC**, Janusz Kielur, owner, appeared on behalf of the applicant. After being sworn, he testified that the applicant proposes to lease the subject premises for the operation of a small automobile body business. The site was previously occupied by a similar business. The owner and one employee would operate the business. Ten on-site parking spaces are available. No exterior changes to the premises are proposed. A motion was then made by Mayor Goldberg, seconded by Mr. Ruta and approved by a vote of 7-0 to grant the application for certificate of compliance plan review subject to preparation of a memorializing resolution by the Board attorney with the conditions that no outside storage of products or equipment is permitted and no more than three unregistered vehicles may be parked on the outside at one time.

3. With regard to the application of **Numinous Health**, Young Sun Moon, owner, appeared on behalf of the applicant. After being sworn, she testified that she purchased the subject property and proposes to operate an acupuncture and holistic medicine clinic at the premises. The owner and one employee would work at the site. The owner is licensed as an acupuncturist in New York and New Jersey. No massage or acupressure activities would be conducted as part of the applicant's business. Seven on-site parking spaces are available. No exterior changes to the premises are proposed. A motion was then made by Mayor Goldberg, seconded by Mr. Ruta and approved by a vote of 6-1 to grant the application for certificate of compliance plan review subject to preparation of a memorializing resolution by the Board attorney.

OLD BUSINESS – None

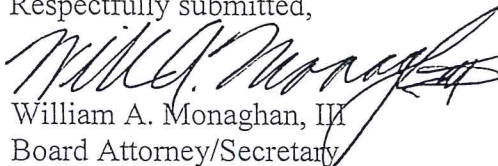
NEW BUSINESS – None

PUBLIC

The meeting was then opened for public comment without response.

The meeting was then adjourned at 8:05.

Respectfully submitted,



William A. Monaghan, III
Board Attorney/Secretary