

AFFIDAVIT OF OWNERSHIP

[illegible]

I, Gary T. Wagner, General Counsel of Roseland Residential Trust, the general partner of Roseland Residential, L.P., the sole member of MC Roseland NJ Holdings L.L.C. ("NJ Holdings"), the sole member of PH Urban Renewal LLC, being duly sworn according to the law on my oath deposes and says, NJ Holdings is the sole member of PH Urban Renewal LLC, and as the duly authorized sole member of PH Urban Renewal LLC, it has the authority to act on behalf of PH Urban Renewal LLC, and that PH Urban Renewal LLC maintains an office located at 210 Hudson Street, Suite 400, City of Jersey City, County of Hudson, and State of New Jersey, and that PH Urban Renewal LLC is the owner in fee of all that certain lot, piece or parcel of land situated, lying and being in the City of Jersey City aforesaid, and known and designated as:

**25 Christopher Columbus Drive
Block 13102, Lot 1.03
Jersey City, New Jersey**


and that on behalf of the owner, authorize(s);

PH URBAN RENEWAL LLC


to make the annexed application on its behalf and that the statements of fact contained in said application are true, to the best of my knowledge and belief.

PH Urban Renewal LLC

By: MC Roseland NJ Holdings L.L.C., sole member
By: Roseland Residential, L.P., sole member
By: Roseland Residential Trust, general partner

By: 
Gary T. Wagner
General Counsel

Sworn to before me this 16th
day of December, 2021


Notary Public
SUSAN M. EPSTEIN
NOTARY PUBLIC OF NEW JERSEY
My Commission Expires Oct. 8, 2022


AFFIDAVIT OF PERFORMANCE

[illegible]


I, Gary T. Wagner, General Counsel of Roseland Residential Trust, the general partner of Roseland Residential, L.P., the sole member of MC Roseland NJ Holdings L.L.C. ("NJ Holdings"), the sole member of PH Urban Renewal LLC, hereby certify that the Site Plans (signage) submitted to the Jersey City Planning Board for the property located at 25 Christopher Columbus Drive, Jersey City, New Jersey, and known as Block 13102, Lot 1.03 (formerly part of Lots 1.01 and 1.02), on the Jersey City Tax Maps, are a full and complete representation of the Site Plans and that they shall be completed as submitted.

PH Urban Renewal LLC

By: MC Roseland NJ Holdings L.L.C., sole member
By: Roseland Residential, L.P., sole member
By: Roseland Residential Trust, general partner

By:  _____
Gary T. Wagner
General Counsel

Sworn to before me this 16th
day of December, 2021


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