

# CAPIZZI LAW OFFICES

11 Hillside Ave., Second Floor

Tenafly, NJ 07670

MATTHEW G. CAPIZZI, ESQ. 201 266 8300 (o)

N.J., N.Y., & D.C. Bars 201 266 8301 (f)

Capizzilaw.com

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New York Office:

1 Blue Hill Plaza

Lobby Level, Suite 1509

Pearl River, NY 10965

Reply to New Jersey Office

April 7, 2022

## Initial Submittal for Completeness Review

### **Via Overnight Mail**

Jo Anna Myung – Secretary

Borough of Alpine Zoning Board of Adjustment

100 Church Street

Alpine, NJ 07620

Re: Dorf – Alpine ZBA (the “Applicant”)  
116 Miles Street; Block 53, Lot 6 (the “Property”)

Dear Ms. Myung:

Please be advised, this office represents the above Applicant regarding their variance application before the Alpine Zoning Board of Adjustment seeking to renovate the existing dwelling. To that end, enclosed please find the following for completeness review:

1. Board of Adjustment Application, Rider to the Application/Reasons for Relief, and Letter of Denial dated December 6, 2021 attached hereto (3 copies);
2. Tax Assessor’s 200 Foot Property Owners List with Proof of Payment of Taxes attached thereto (3 copies);
3. Photo Exhibit (3 copies);
4. Architectural Plan prepared by Chris Blake Architect dated December 11, 2020 and last revised as of December 15, 2021 consisting of three (3) sheets (3 copies); and
5. Applicant’s W9 and Checks:
  - Check # 999 in the amount of \$250.00 (Application Fee)
  - Check # 1000 in the amount of \$2,000.00 (Escrow Fee).

Jo Anna Myung – Secretary

April 7, 2022

Page 2 of 2

Kindly advise when this matter has been deemed complete and assigned a hearing before the Alpine Board of Adjustment.

Thank you.

Very truly yours,

*Gloria Duby*

Gloria Duby, Paralegal

MGC/gd  
Enclosures

## SCHEDULE E

### APPLICATION TO BOROUGH OF ALPINE BOARD OF ADJUSTMENT

#### FOR OFFICIAL USE ONLY:

Date Application filed: \_\_\_\_\_

Fee Paid: Amount \_\_\_\_\_ Date \_\_\_\_\_

Date file complete: \_\_\_\_\_

Time period expires: \_\_\_\_\_

Application received by: \_\_\_\_\_

#### SECTION 1. APPEAL FROM DENIAL OF BUILDING PERMIT:

If this application has arisen as the result of the denial of a zoning permit, applicant shall secure from the administrative officer an appeal form giving reasons for denying the zoning permit and shall submit it with this application.

#### SECTION 2 INFORMATION REGARDING THE APPLICANT:

A) The Applicant's full legal name is \_\_\_\_\_

**Barbara Dorf**

B) The Applicant's mailing address is c/o Matthew Capizzi, Esq.  
11 Hillside Ave., 2nd Fl Tenafly, NJ 07670

C) The Applicant's telephone number is 201-266-8300

\_\_\_\_\_  
(Business telephone number)

D) The Applicant is a: CORPORATION \_\_\_\_\_ PARTNERSHIP \_\_\_\_\_ INDIVIDUAL ☒  
OTHER (please specify) \_\_\_\_\_

E) If the Applicant is a corporation or a partnership, applicant shall attach a list of the names and addresses of persons having a 10% interest or more in the corporation or partnership.

F) The relationship of the Applicant to the property in question is:

OWNER ☒ TENANT OR LESSEE \_\_\_\_\_ PURCHASER UNDER CONTRACT \_\_\_\_\_

OTHER (please specify) \_\_\_\_\_

G) If the Applicant is not the owner of the property in question, the Applicant must obtain and submit a copy of this application signed by the owner in the space provided in Section 9.

SECTION 3      INFORMATION REGARDING THE PROPERTY:

A) The address of the Property is 116 Miles Street, Alpine NJ 076200

B) The location of the Property is approximately 787 feet from the intersection of Church Street and Hillside Avenue.

C) The tax map Block number (s) is 53; the lot number (s) is 6. (See tax bill or deed or call tax office for this information).

D) The zone in which the Property is located is R3  
(The Zoning Official's Office can help determine this information.)

E) The dimensions of the Property are See attached Architectural Site Plan.

F) The size of the Property is 9,252 square feet.

G) The Property is located: (check as applicable)

- 1) within 200 feet of another municipality \_\_\_\_\_
- 2) adjacent to an existing or proposed country road \_\_\_\_\_
- 3) Adjacent to other country land \_\_\_\_\_
- 4) Adjacent to a State highway \_\_\_\_\_

H) Have there been any previous Board of Adjustment or Planning Board hearings involving this Property? YES \_\_\_\_\_ NO xx

I) If the answer to "H" is YES, attach a copy of the written decision(s) adopted by the applicable Board and a copy of the Application(s) presented to such Board.

SECTION 4.      INFORMATION ABOUT REQUESTED RELIEF:

A) "PROPOSAL" – Attach a narrative statement entitled "PROPOSAL" setting forth the particulars of the existing or proposed use of the PROPERTY and a narrative description of the proposed physical changes to the PROPERTY. (Include all physical improvements such as structures, additions, landscaping, etc.)

See attached.

B) "REASONS FOR RELIEF" – Attach a narrative statement entitled "REASONS FOR RELIEF" setting for the facts relied upon to support Applicant's claim of right to relief.

See attached.

C) NATURE OF APPLICATION, check appropriate items.

- 1) interpretation of development ordinance or map \_\_\_\_\_
- 2) appeal of action of administrative officer \_\_\_\_\_
- 3) variance: "C" – variance XXX  
"D" – use variance \_\_\_\_\_  
"D" – non-use variance \_\_\_\_\_
- 4) a. subdivision \_\_\_\_\_  
b. subdivision application to follow \_\_\_\_\_
- 5) a. site plan \_\_\_\_\_  
b. site plan application to follow \_\_\_\_\_
- 6) waiver of lot to abut street requirement \_\_\_\_\_
- 7) exception to the official map \_\_\_\_\_

D) The proposed use, building, or subdivision is contrary to: (List the specific Articles and Sections of the ordinance from which a variance is sought, the requirement itself and the proposed variation. If additional space is needed, please attach a list to this application.)

Art.	_____	Section	_____	Required	_____	Proposed	_____
Art.	_____	Section	_____	Required	_____	Proposed	_____
Art.	_____	Section	_____	Required	_____	Proposed	_____

Maximum Building Coverage (10% Maximum Allowed v. 26.87% Existing and 31.23% Proposed),  
Maximum Improved Lot Coverage (20% Maximum Allowed v. 41.42% Proposed), and Minimum Right  
Side Yard Setback (8' Minimum Required v. 7' Existing and Proposed).

SECTION 5. INFORMATION ABOUT EXPERTS:

The following information, although not required; is respectfully requested to enable the Board to facilitate the processing of this application:

- A) Applicant's Attorney: Telephone Number 201-266-8300  
Name: Matthew G. Capizzi, Esq.  
Address: 11 Hillside Ave., 2nd FL, Tenafly, New Jersey 07670
- B) Applicant's Engineer: Telephone Number N/A  
Name: \_\_\_\_\_  
Address: \_\_\_\_\_
- C) Applicant's Architect: Telephone Number 201-816-9523  
Name: Chris Blake Architect  
Address: 24 New Bridge Road, Bergenfield NJ 07621
- D) Applicant's Planner: Telephone Number N/A  
Name: \_\_\_\_\_  
Address: \_\_\_\_\_
- E) Other Experts: Telephone Number \_\_\_\_\_  
Name: \_\_\_\_\_  
Address: \_\_\_\_\_

SECTION 6      INFORMATION ABOUT REQUIRED EXHIBITS

A "complete application" requires the following submissions.

Please check if item is submitted with this form:

- A) ☒ Copies of this application
- B) ☒ Plot plans.
- C) ☒ Copies of 200-foot radius map.
- D) ☐ Copy of "authorized" application form if Applicant is not the property's owner.
- E) ☒ List of property owners within 200 feet of the Property.
- F) ☐ Copy of owner's notice and newspaper notice.
- G) ☐ List of others served, e.g. County, State, etc.
- H) ☒ Proof of payment of real estate taxes.
- I) ☒ Application fee. (Ord. 16-18A, 18-7).

(Note: The above submissions must be prepared and submitted in accordance with Zoning Board instructions number(s) \_\_\_\_\_

SECTION 7      NOTICE:

Applicant is responsible to publish and serve notice of this application in accordance with Zoning Board instruction number \_\_\_\_\_: however, notice may not be effected until this application is certified as complete by:

Borough Engineer

Board Attorney

SECTION 8 VERIFICATION AND AUTHORIZATION:


**A) APPLICANT'S VERIFICATION**

I hereby certify that the above statements made by me and the statements and information contained in the papers submitted in connection with this application are true. I am aware that if any of the foregoing statements are willfully false, I am subject to punishment.

2/21/22

Date

Barbara Dorf

Applicant's Signature 


**B) OWNER'S AUTHORIZATION**

I hereby certify that I reside at 116 Miles Street  
in the County of Bergen, and State of New Jersey  
and that I am the owner of all that certain lot, piece or parcel of land known as  
Block(s) 53 Lot(s) 6 on the Tax Map of Alpine, which  
property is the subject of the above application, and that said application is hereby  
authorized by me.

2/21/22

Date

Barbara Dorf

Owner's Signature 

# CAPIZZI LAW OFFICES

11 Hillside Ave., Second Floor

Tenafly, NJ 07670

MATTHEW G. CAPIZZI, ESQ. 201 266 8300 (o)

N.J., N.Y., & D.C. Bars 201 266 8301 (f)

Capizzilaw.com

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New York Office:

1 Blue Hill Plaza

Lobby Level, Suite 1509

Pearl River, NY 10965

Reply to New Jersey Office

April 4, 2022

## **Rider to the Application**

Members of the Zoning Board of Adjustment  
Borough of Alpine  
100 Church Street  
Alpine, NJ 07620

Re: **Proposal and Reasons for Relief**  
Dorf – Alpine ZBA  
116 Miles Street, Block 53, Lot 6

Dear Members of the Board:

The Property is in the Borough's R-3 Zone. The Property is improved with a one-story single-family residence, which is non-conforming as to Right Side Yard Setback (8' Required v. 7' Existing), Building Coverage (10% Max. v. 26.87% Existing), and Improved Coverage (20% Max. v. 41.27% Existing).

The Applicant is in the process of renovating the entire dwelling. As part of the renovation, the Applicant would like to remove an existing balcony, replacing same with a raised deck containing 404 sf of area. The inclusion of the raised deck brings the Applicant before the Board seeking variance relief as to Building Coverage (10% Max., 26.87% Existing, 31.23% Proposed), Improved Lot Coverage (20% Max., 41.27% Existing, 41.42% Proposed) and Side Yard Setback (8' Req., 7' Existing and Proposed).

The variances are triggered by the existing improvements at the Property which result in the legal non-conforming side yard setback and building and impervious coverages. The deck follows the existing building wall and triggers the need for the continuation of the side yard setback variance. The Building and Impervious coverages are already non-conforming. While being slightly exacerbated, the increased deviations will not have a substantial negative impact upon the neighborhood.



Members of the Zoning Board of Adjustment

April 4, 2022

Page 2 of 2

Although the raised deck is included in building coverage, the deck does not contribute to any visible mass as it is open on all sides and does not contain a roof. Moreover, the deck is over 76' from the rear property line. The deck is also beyond the residence to the east.

Therefore, we request the Application be granted.

Respectfully Submitted,

*Matthew Capizzi/S*

Matthew G. Capizzi, Esq.

MGC/gd



# Borough of Alpine

100 Church Street • Alpine, New Jersey 07620-1095

Tel (201) 784-2901 x22 • Fax (201) 784-1407

Construction Department

## Zoning Review

December 6, 2021

Ms. Barbara Dorf  
116 Miles Street  
PO Box 731  
Alpine, NJ 07620

RE: 116 Miles Street  
Block 53 Lot 6  
Barbara Dorf  
116 Miles Street, Alpine NJ 07620  
Zoning Application # Z 79-2021 Extending Back Deck off 2<sup>nd</sup> Floor

Dear Ms. Dorf:

The applicant has submitted the following documents for review.

1. Application for Zoning Review signed by Owner Barbara Dorf dated 10-16-2021
2. Sealed Property Survey, Titled Septic System Repair prepared by Hubschman Engineering; P.A. dated 08-21-20 with latest revision date of 12-04-2020.
3. Architectural Plans / Site Plan/ Zoning Table prepared by Chris Blake Architect dated 12-11-20 with latest revision date 11-15-21 titled Rear Deck, Updates

**Note: This review is limited to the Alpine Zoning Ordinance only, Septic, Soil Movement and related waivers shall be reviewed under separate letter by the Alpine Borough Engineer.**

Upon a review of the application to determine conformance to the Zoning Regulations of the Borough of Alpine, I offer the following comments.

### The Application is Denied for the following reason:

The property is located in the R-3 Residential Zone.

The applicant proposes to Construct a New Raised Wood Frame Deck over a Reconstructed, On grade Terrace at the Rear Elevation.

***Note: The Architect has improperly identified the property location as 114 Miles Street on the submitted documents, along with improper Block & Lot Identification. Furthermore, the Zoning Table provided, correctly located the property in the R-3 Zone but Improperly listed the Required Conditions from the R-1 Zone Table.***

Proposed right side yard setback back of 7'0" where 8'0" is required for a difference of 1'0".


Proposed Building Coverage of 26.87% where 10% maximum coverage is permitted for a difference of 16.87%

Proposed Improved Lot Coverage of 41.42% where 20% is permitted for a difference of 21.42%

All other conditions for the proposed deck are conforming to the R-3 Zone.

This denial is based on information you submitted with your application and plans. You have the right of appeal this denial to the Alpine Zoning Board of Adjustment or apply for a variance to the Alpine Zoning Board of Adjustment. Please include a copy of this letter with your variance application. Should you have any questions on how to appeal or apply for a variance please contact Nancy Wehmann, Zoning Board Secretary at 201-784-2900 x 10.

Yours truly,



Brian Frugis,  
Zoning Officer

BF/cb



Borough of Alpine

100 Church Street • Alpine, New Jersey 07620-1095

Tel (201) 784-2900 ext. 21 (Tax Assessor) Fax (201) 784-1407

March 3, 2022

Matthew G. Capizzi, Esq.  
Capizzi Law Offices  
11 Hillside Avenue, 2<sup>nd</sup> Floor  
Tenafly, NJ 07670

Re: 200 Foot Property Owners List  
Street 116 Miles Street  
Block: 53  
Lot: 6

Dear Mr. Capizzi,

Attached is the list of owners within 200 feet of the subject property. We have received your check for the assessor's list fee of \$10.00. Please note that this list is only valid for 90 days from date of this letter. If I can be of further assistance, please do not hesitate to call.

Sincerely,

William Yirce, CTA, SCGRE  
Borough of Alpine  
Tax Assessor

Attachment

Cc: Alpine Planning Board  
Alpine Zoning Board of Adjustment  
Alpine Environmental Commission

## OWNER &amp; ADDRESS REPORT

ALPINE

03/03/22 Page 1 of 1

200 FOOT LIST AS OF MARCH 3, 2022  
BLOCK 53 LOT 6 - 116 MILES STREET

BLOCK	LOT	QUAL	CLA	PROPERTY OWNER	PROPERTY LOCATION	Add'l Lots
53	4		2	Current Owner PO BOX 1038 ELLENTON, FL 34222	96 MILES STREET	
53	5.01		2	Current Owner 104 MILES ST ALPINE, NJ 07620	104 MILES STREET	
53	5.02		2	Current Owner PO BOX 216 ALPINE, NJ 07620	112 MILES STREET	
53	7.01		2	Current Owner 120 MILES STREET ALPINE, NJ 07620	120 MILES STREET	
53	7.02		2	Current Owner 133 MILES ST ALPINE, NJ 07620	124 MILES STREET	
53	8		2	Current Owner PO BOX 181 ALPINE, NJ 07620	128 MILES STREET	
53	9		2	Current Owner PO BOX 172 ALPINE, NJ 07620	132 MILES STREET	
54	4		2	Current Owner PO BOX 65 ALPINE, NJ 07620	105 MILES STREET	
54	5.01		2	Current Owner PO BOX 646 ALPINE, NJ 07620	109 MILES STREET	
54	5.02		2	Current Owner PO BOX 31 ALPINE, NJ 07620	113 MILES STREET	
54	6		1	Current Owner PO BOX 843 ALPINE, NJ 07620	115 MILES STREET	
54	7		2	Current Owner 85 MILES ST ALPINE, NJ 07620	117 MILES STREET	
54	8		2	Current Owner 125 MILES ST ALPINE, NJ 07620	125 MILES STREET	
55	3		4A	Current Owner 80 ANDERSON AVENUE DEMAREST, NJ 07627	HILLSIDE AVENUE	



## Borough of Alpine

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100 Church Street • Alpine, New Jersey 07620-1095

Tel (201) 784-2900 Fax (201) 784-1407

March 3, 2022  
Block 53 Lot 6

### UTILITIES

Suez Water New Jersey, Inc.  
461 From Road, Suite 400  
Paramus, NJ 07652

PSE&G  
Manager Corporate Properties  
80 Park Plaza, T6B  
Newark, NJ 07102

Verizon  
9 Gates Avenue #2  
Montclair, NJ 07042

Rockland Electric Co.  
390 West Route 59  
Spring Valley, NY 10977

Cablevision  
40 Potash Rd  
Oakland, New Jersey 07436

County of Bergen  
One Bergen County Plaza  
Room 580  
Hackensack, NJ 07601-7076

Bergen County Utilities Authority *(If sewer connection)*  
PO Box 122  
Little Ferry, NJ 07640

April 1, 2022  
09:33 AM

ALPINE BOROUGH  
Tax Account Detail Inquiry

Page No: 1

BLQ: 53. 6.  
Owner Name: DORF, BARBARA

Tax Year: 2022 to 2022  
Property Location: 116 MILES STREET

Tax Year: 2022	Qtr 1	Qtr 2	Qtr 3	Qtr 4	Total
Original Billed:	1,090.00	1,090.00	0.00	0.00	2,180.00
Payments:	1,090.00	0.00	0.00	0.00	1,090.00
Balance:	0.00	1,090.00	0.00	0.00	1,090.00

Date	Qtr	Type	Code	Check No	Mthd	Reference	Batch Id	Principal	Interest	2022 Prin Balance
		Original Billed						2,180.00		2,180.00
02/09/22	1	Payment corelogic	001	bank pmt	CK	6266	63 MH	1,090.00	0.00	1,090.00

Total Principal Balance for Tax Years in Range: 1,090.00

Photo Exhibit  
Barbara Dorf  
116 Miles Street, Alpine NJ  
Block: 53, Lot: 6





View of Front Elevation

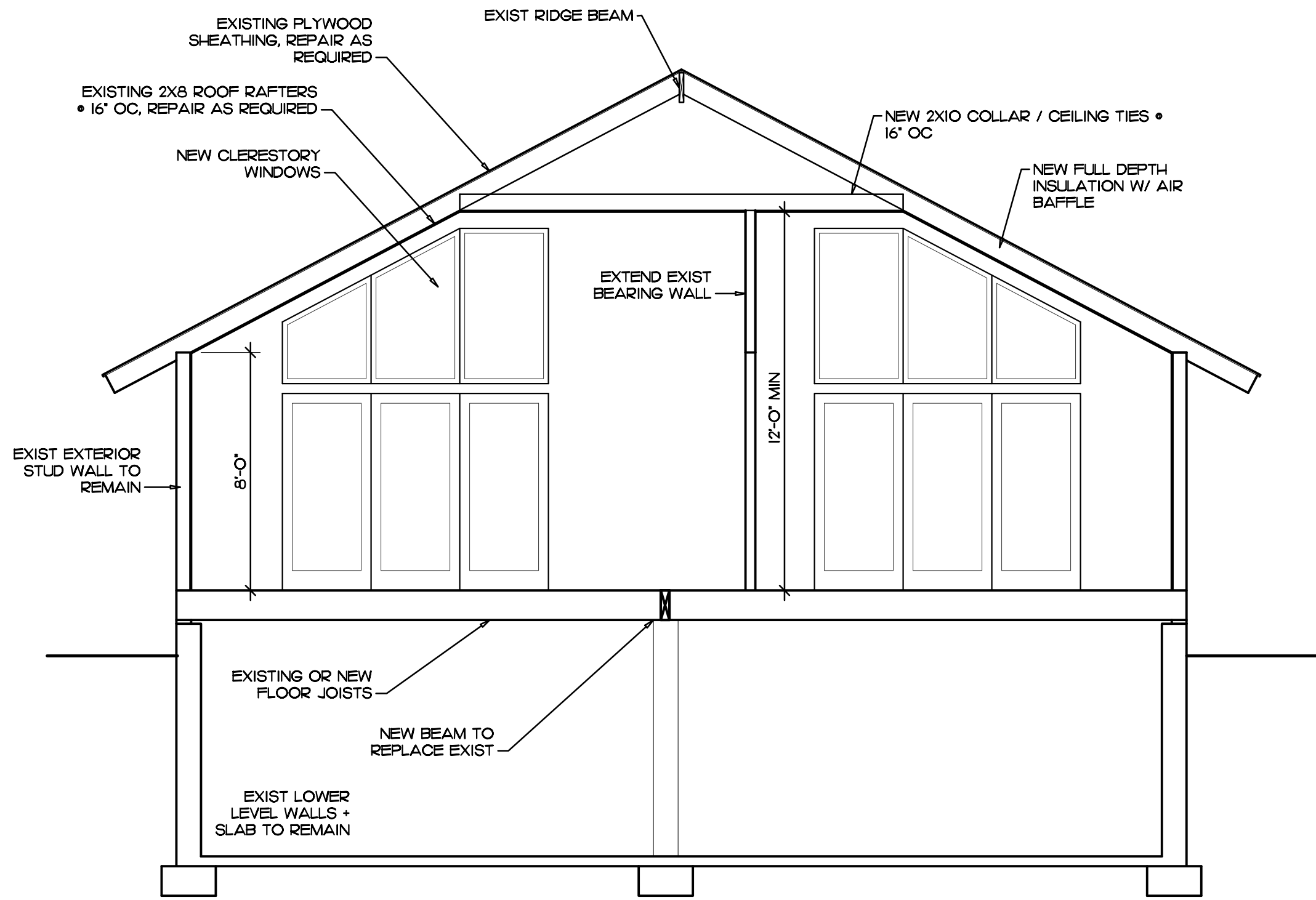


View of Right Side Elevation from Rear Yard



View of Rear Elevation





BS BUILDING SECTION (TYPICAL)  
1/4" = 1'-0"

BUILDING COVERAGE CALCULATIONS:

AREA IN SQUARE FEET	EXIST	NEW	TOTAL
COVERED FRONT PORCH	152	0	152
REAR BALCONY	0	404	404
BUILDING AREA	2329	0	2329
TOTAL BUILDING COVERAGE	2486	404	2890

IMPROVED COVERAGE CALCULATIONS:

AREA IN SQUARE FEET	EXIST	NEW	TOTAL
BUILDING COVERAGE	2486	404	2890
DRIVEWAY	785	0	785
TERRACE	189	-189	0
WALKS	201	-201	0
FRONT PORCH	157	0	157
TOTAL IMPERVIOUS COVERAGE	3818	14	3832

FLOOR AREA RATIO CALCULATIONS:

AREA IN SQUARE FEET	EXIST	NEW	TOTAL
FINISHED FIRST FLOOR AREA	1831	0	1831
TOTAL AREA	1831	0	1831

BUILDING CODE INFORMATION:

EXISTING BUILDINGS - UCC REHABILITATION SUBCODE NJAC 5:23-6.  
INT. RESIDENTIAL CODE - NJ EDITION 2018.  
INT. ENERGY CONSERVATION CODE 2018.  
2018 INTERNATIONAL MECHANICAL CODE  
2017 NATIONAL ELECTRICAL CODE  
2018 NATIONAL STANDARD PLUMBING CODE  
2018 INTERNATIONAL FUEL GAS CODE

BUILDING/SITE CHARACTERISTICS:

NUMBER OF STORIES	1
HEIGHT OF STRUCTURE	EXIST
AREA - LARGEST FLOOR	2329 SF
NEW BUILDING AREA	- SF
VOLUME OF NEW STRUCTURE	- CF
CONSTRUCTION CLASSIFICATION	5B
TOTAL LAND AREA DISTURBED	- SF

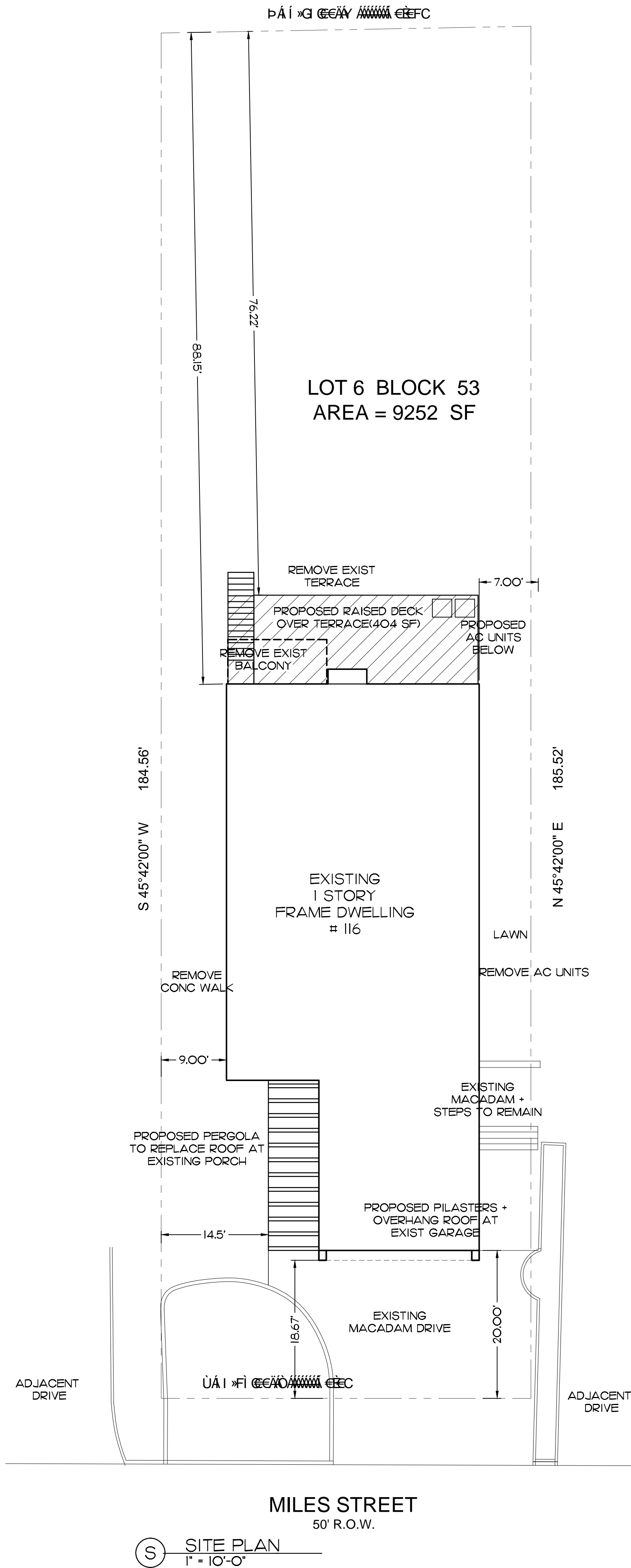
DESCRIPTION OF BUILDING USE:

USE GROUP R-5, SINGLE FAMILY RESIDENTIAL

MAXIMUM LIVE LOADS:

60 PSF FOR DECK / BALCONIES  
40 PSF FOR FIRST FLOOR  
30 PSF FOR SECOND FLOOR  
30 PSF FOR ROOF SNOW LOADS

DORF PROPERTY ZONING ANALYSIS				
ALPINE ZONE R-3	RESIDENTIAL ONE FAMILY ZONE	LOT 6 BLOCK 53	LOT AREA 9252 SF	
ZONING	REQUIRED	EXISTING	PROPOSED	STATUS
FAMILIES / LOT	1	1	NO CHANGE	CONFORMS
MIN. LOT AREA	7,500 SF	9252 SF	NO CHANGE	CONFORMS
LOT WIDTH	50.0'	50.0'	NO CHANGE	CONFORMS
FRONT YARD SET BACK	20.0'	20.0'	NO CHANGE	CONFORMS
REAR YARD SETBACK	20.0'	88.89'	76.89'	CONFORMS
SIDE YARD SETBACK (LEFT)	8.0'	9.0'	NO CHANGE	CONFORMS
SIDE YARD SETBACK (RIGHT)	8.0'	7.0'	NO CHANGE	EXISTING / VAR
BUILDING HEIGHT	2 1/2 STY. / 35.0'	1 STY / 17.5'	NO CHANGE	CONFORMS
MAX BUILDING COVERAGE	10% (925 SF)	26.87% (2486 SF)	31.23% (2890 SF)	VARIANCE
MAX IMPROVED LOT COVERAGE	20% (1850 SF)	41.27% (3818 SF)	41.42% (3832 SF)	VARIANCE



S SITE PLAN  
1" = 10'-0"

INFORMATION ON THIS SITE PLAN HAS BEEN TAKEN FROM A PROPERTY SURVEY FURNISHED TO THE ARCHITECT BY THE HOMEOWNER FROM:  
HUBSCH-MANN ENGINEERING P.A., BERGENFIELD, NJ 07621  
MICHAEL J. HUBSCH-MAN P.E., N.J.P.E. NO. 29497, DATED: 8-21-20

1	12/15/21	Zoning Updates
1	11/15/21	Rear Deck, Updates
#	Date	Revision

Rear Deck Addition + Renovation for:

Dorf Residence

Block: 53 Lot: 6  
116 Miles Street  
Alpine, New Jersey

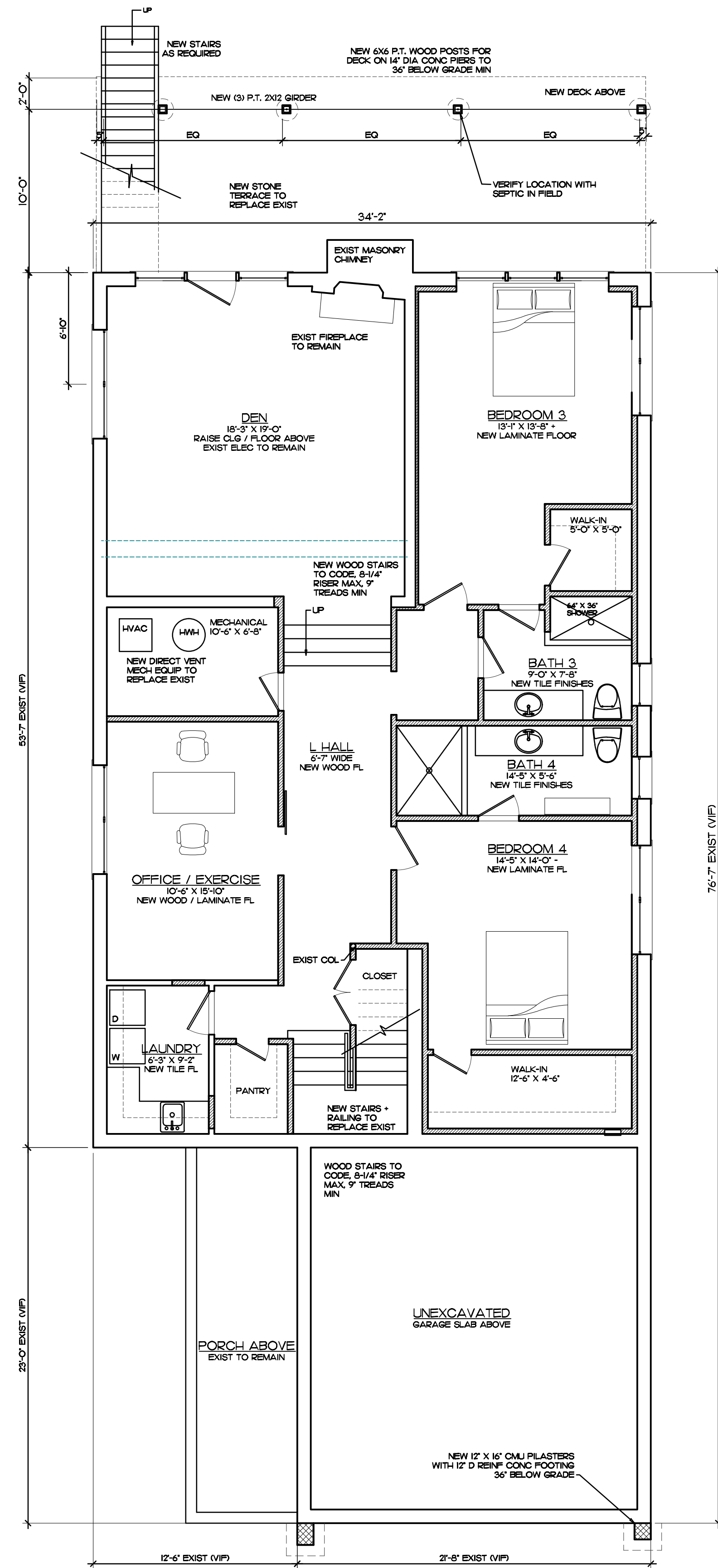
SITE PLAN, LEGEND + ZONING

Scale: AS NOTED

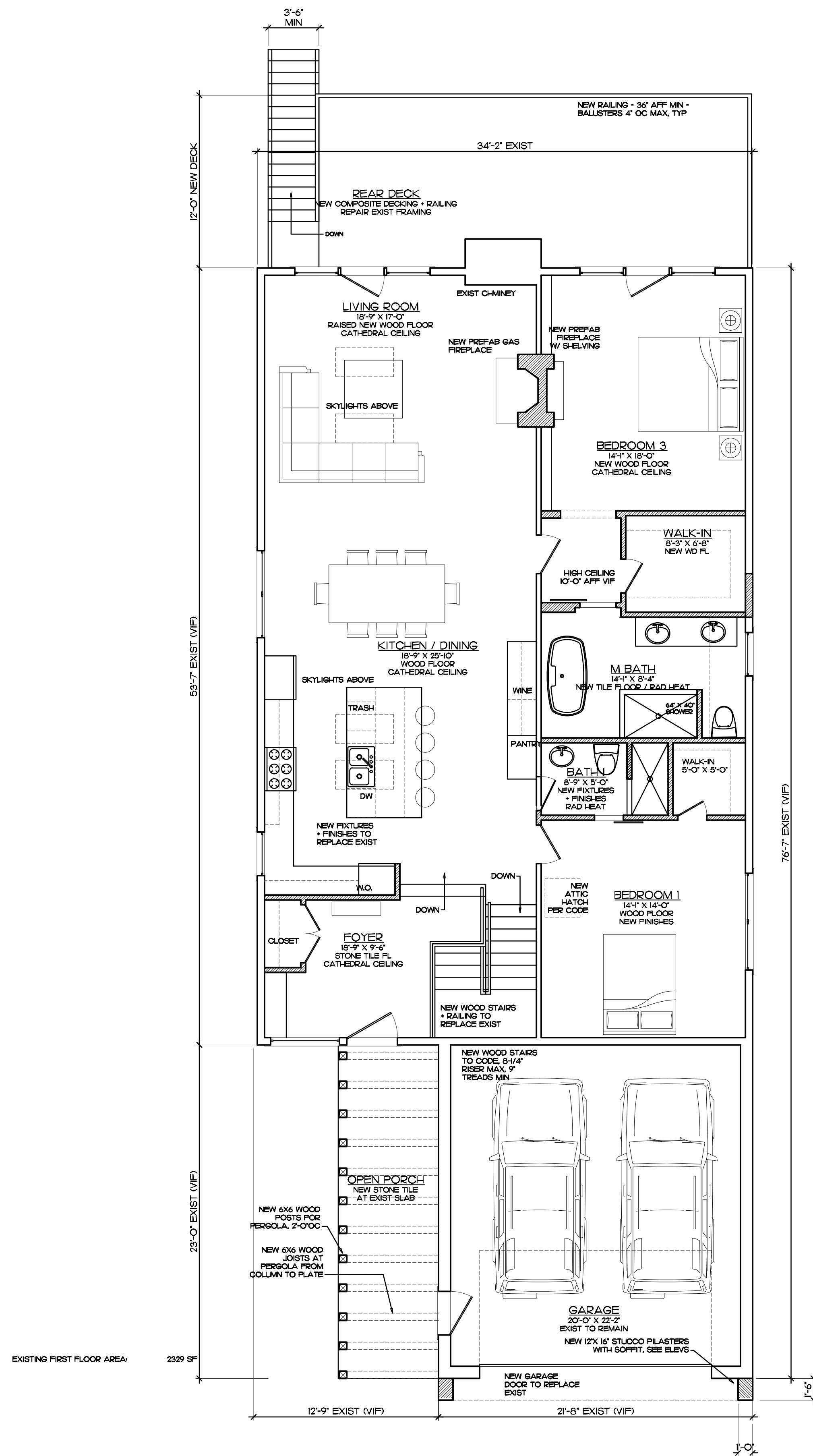
Date: DECEMBER 11, 2020

Submission: PERMIT SET

Indemnification Clause:  
The owner shall release, hold harmless, and indemnify the Architect with respect to any changes made to the construction documents by anyone other than the Architect, or changes in any aspect of the work, or failure by the Contractor to build in accordance with these construction documents.



**B** PROPOSED BASEMENT FLOOR PLAN  
3/16" = 1'-0"



**I** PROPOSED FIRST FLOOR PLAN  
3/16" = 1'-0"

1	12/15/21	Zoning Updates
1	11/15/21	Rear Deck, Updates
#	Date	Revision

Rear Deck Addition + Renovation for:

### Dorf Residence

Block: 53 Lot: 6  
116 Miles Street  
Alpine, New Jersey

#### PROPOSED FLOOR PLANS

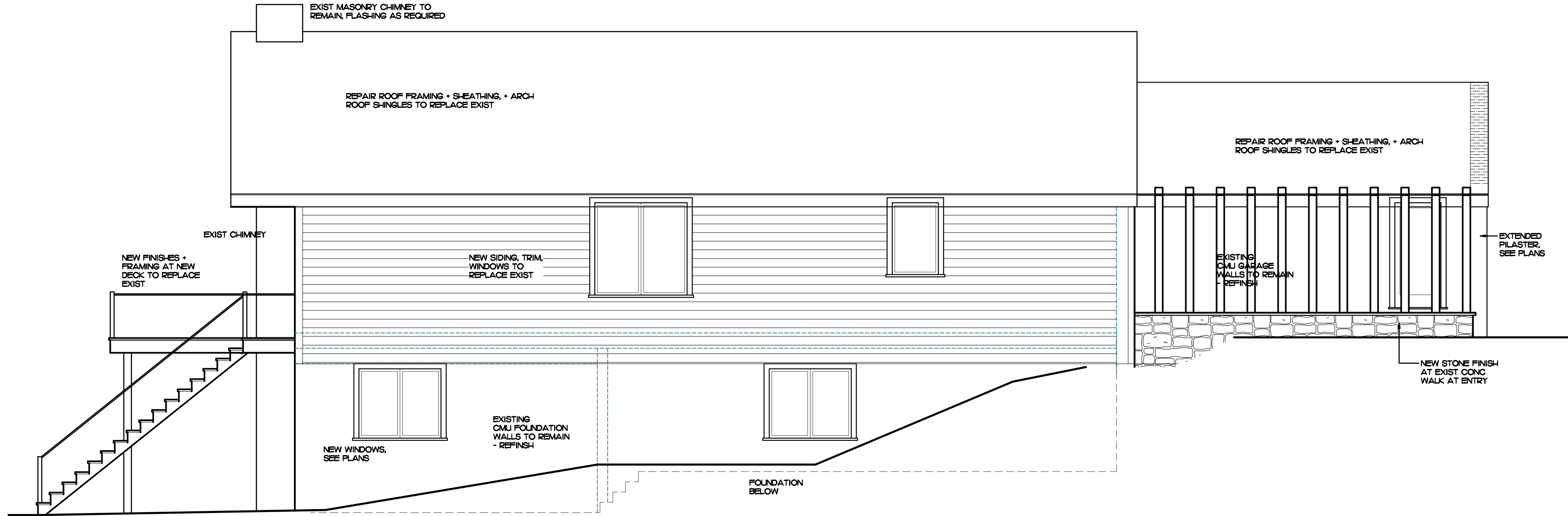
Scale: 1/4" = 1'-0"

Date: DECEMBER 11, 2020

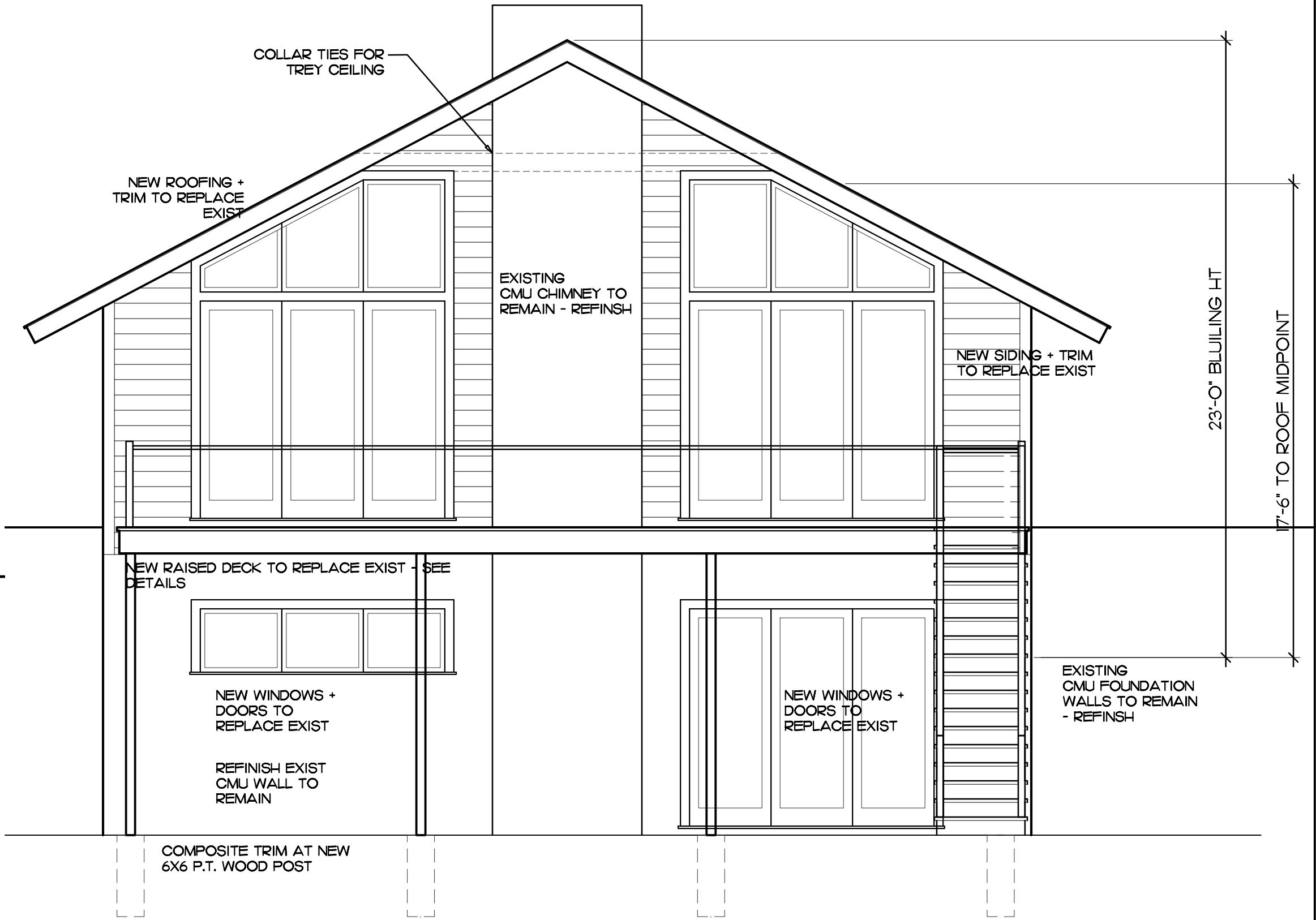
Submission: PERMIT SET

**Indemnification Clause:**  
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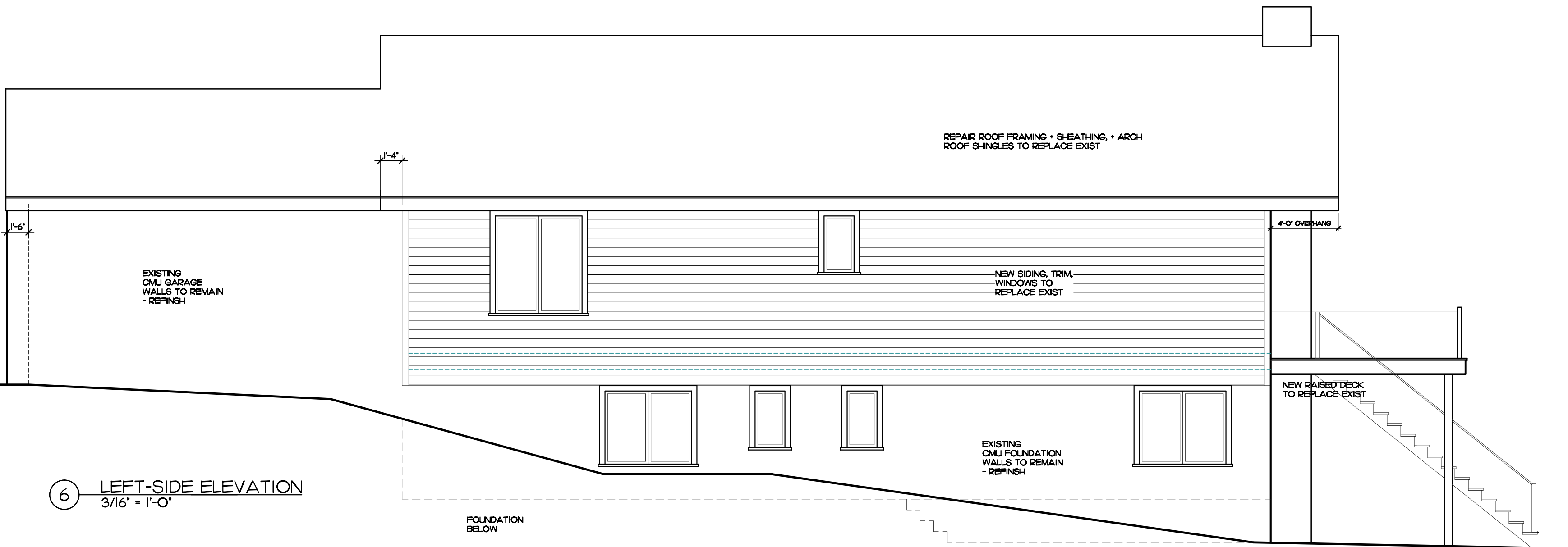




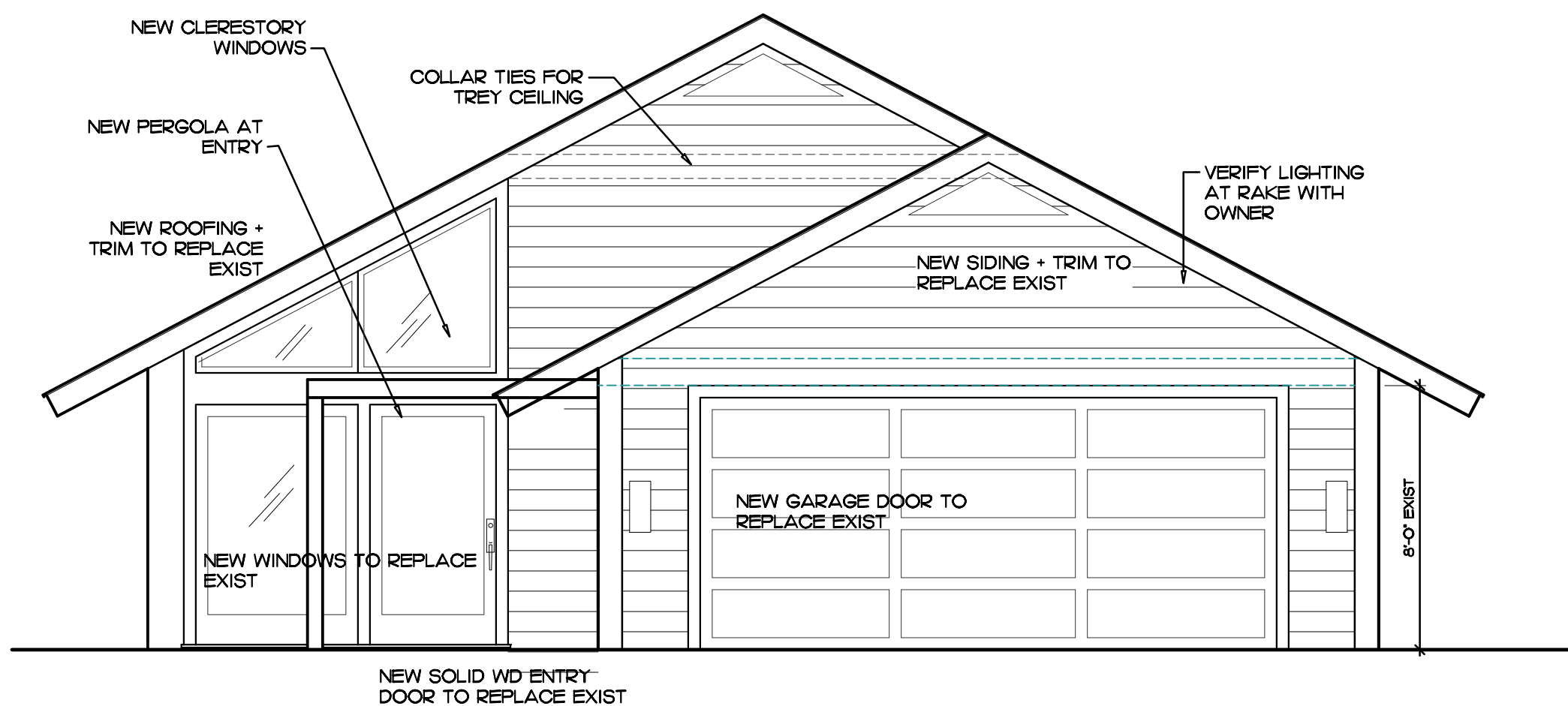
④ RIGHT-SIDE ELEVATION  
3/16" = 1'-0"



⑤ REAR ELEVATION  
1/4" = 1'-0"



⑥ LEFT-SIDE ELEVATION  
3/16" = 1'-0"



③ FRONT ELEVATION  
1/4" = 1'-0"

1	12/15/21	Zoning Updates
1	11/15/21	Rear Deck, Updates
#	Date	Revision

Rear Deck Addition + Renovation for:

### Dorf Residence

Block: 53 Lot: 6  
116 Miles Street  
Alpine, New Jersey

#### ELEVATIONS

Scale: 1/4" = 1'-0"

Date: DECEMBER 11, 2020

Submission: PERMIT SET

**Indemnification Clause:**  
The owner shall release, hold harmless, and indemnify the Architect with respect to: any changes made to the construction documents by anyone other than the Architect, or changes in any aspect of the work, or failure by the Contractor to build in accordance with these construction documents.