

EXHIBIT 15

**The Law Offices of
WARREN S. REPLANSKY, PC**

PO BOX 838
60 EAST MARKET STREET
RHINEBECK, NEW YORK 12572
(845) 876-7979
(845) 516-4802 Facsimile
E-mail: warren@wreplanskylaw.com

March 22, 2022

Via E-mail: pbzba@townofclinton.com

Town of Clinton Planning Board
1215 Centre Road
Rhinebeck, NY 12572

**Re: *Medical Arts Sanitarium, Inc., d/b/a
Cornerstone of Rhinebeck – Application for
Retroactive Approval of Increase in Resident
Population Pursuant to §250-31(B)(5) of the
Town of Clinton Code***

Dear Acting Chairman Thomas and Planning Board Members:

This office represents Medical Arts Sanitarium, Inc. d/b/a Cornerstone of Rhinebeck (hereinafter “Cornerstone”), a New York State licensed alcohol and drug rehabilitation treatment facility located on approximately 35 acres of land at 91 Serenity Hill Road, in the Town of Clinton. I am writing to update the application submitted to you on November 23, 2021 seeking, in relevant part, retroactive approval of an increase in the residential population of the facility from 66 residents to 99 residents pursuant to the requirements of §250-31(B)(5) of the Town of Clinton Zoning Code.

Cornerstone is fully licensed by the State of New York and has received: (i) a Chemical Dependence Operating Certificate from the New York State Office of Alcoholism and Substance Abuse Services (now known as the New York State Office of Addiction Services and Supports or “OASAS”); (ii) an Opiate Treatment Program Certification from the U.S. Department of Health and Human Services; (iii) a State of New York Department of Health Control Substance License; (iv) a New York State Department of Health Control Substance License; (iv) certification as an education and training provider by OASAS; (v) a limited service laboratory registration with the New York State Department of Health; and (vi) accreditation from the Commission on Accreditation of Rehabilitation Facilities (CARF), a highly regarded international organization for the oversight of behavioral health facilities.

The on-site sewer and water systems have been approved and certified by the Dutchess County Department of Health and DEC. The facility has been in continuous operation on this site for decades and was formerly operated as Rhinebeck Lodge for Successful Living (which was also a New York State licensed alcohol and drug rehabilitation facility) for many years prior to the sale of the sale to Cornerstone in June of 1998.

The former Town Zoning Administrator/Municipal Code Enforcement Officer, John J. Fenton (hereinafter "CEO"), by letter dated March 6, 2021, determined, after review of all relevant documentation and history of this facility, that Cornerstone is a "pre-existing, non-conforming use and structure and that the 50% expansion rule (as set forth in §250-84 of the Town Code) would apply to any proposed increase in the size of the facility". Mr. Fenton's letter was written in response to a request by Cornerstone for approval of the partial demolition and reconstruction of an existing pool building by issuance of a building permit by the CEO. Cornerstone's application for a building permit was denied by the CEO "without prejudice" to the resubmission of an application for special permit and site plan approval for the requested building expansion. Mr. Fenton also determined that the Cornerstone facility falls under the definition of "Alternate Care Facility" as set forth in §250-31 of the Town of Clinton Code which requires that any increase in resident population, change in type of population and expansions of the facilities require an application to the Town's Planning Board for consideration of a new special use permit and re-examination of the site plan by the Town's Planning Board. Mr. Fenton's determination was consistent with a similar determination made by Mary Ellen Cookingham, the then Zoning Enforcement Officer for the Town of Clinton, in a letter dated May 4, 1998, a copy of which is annexed hereto as Schedule "A".

The term "non-conforming use" is defined by §250-105 of the Town of Clinton Code as follows:

"Any use lawfully existing prior to the effective date of this chapter, which uses is not permitted or does not conform with the permitted use provisions of this Chapter for the district in which it is located."

Thereafter, Cornerstone withdrew its application for expansion of the facility. There is no application presently pending before the Planning Board or the CEO for new construction or expansion of any of Cornerstone's buildings or other infrastructure.

As an OASAS licensed alcohol and chemical dependence facility any increase in residential population requires approval from OASAS, as well as the Dutchess County Health Department. As documented in Cornerstone's submission letter dated November 23, 2021 (a copy of which is annexed hereto, without exhibits, as Schedule "B"), pursuant to approvals granted by OASAS, the residential capacity of Cornerstone increased from 66 to 71 on October 22, 2001; from 71 to 76 on May 6, 2002; from 76 to 84 on March 3, 2006; from 84 to 96 on August 2, 2006; and from 96 to its present capacity of 99 on October 7, 2016. In addition, each of these increases in residential population was approved by OASAS and the Dutchess County Department of Health.

It is acknowledged that Cornerstone did not, as required by §250-31(B)(5) of the Town Code, also obtain the approval of the Planning Board for such increases in population.

By letters dated February 17, 2021 and November 10, 2021, addressed to my office, Mr. Fenton notified me that Cornerstone's failure to obtain Planning Board approval for these increases in residential population constituted a violation of the Town Code. As a result, Mr. Fenton, in his November 10, 2021 letter, directed that action be taken to remedy this violation by "making the requisite application to the Planning Board as required by §250-31(B)(5) of the Town Code". In response to this directive, Cornerstone has made the requisite application to the Planning Board for retroactive approval of the increase in population. That is the application now pending before you.

In support of this application, Cornerstone has submitted to the Planning Board the following:

1. Letter of November 23, 2021, with several exhibits annexed thereto, including, but not limited to, (i) true copies of the Operating Certificates issued by OASAS for the increases in population of the facility; (ii) a Community Impact Statement required by §250-31(C) of the Code; and (iii) floor plans of the residential section of the facility, as well several photographs of the same.
2. Short Form Environmental Assessment Form.
3. A detailed Survey Map prepared by Steven J. Alex, L.L.S. on behalf of the Chazen Company Engineering and Land Surveyors, depicting all structures and improvements currently located on the Cornerstone property.
4. An Agricultural Data Statement.
5. A site plan and special permit application form.
6. Owners' Consent to application.

The Planning Board's records should reflect that Cornerstone appeared before you on December 7, 2021, at which time it was determined that the application should be referred to the Town's Engineer, Pete Setaro of CPL for review and comment. It was also determined that the Chazen Survey Map should be converted to a Site Plan Map in accordance with the requirements of the Town Code to be used as a baseline for future environmental and/or application reviews and review of Cornerstone's site plan and special permit application as required by §250-31(B)(5).

After review of Cornerstone's submissions, Pete Setaro issued a memorandum to the Planning Board, a copy of which is annexed hereto as Schedule "C". Cornerstone has complied with the requirements for a Site Plan Map, as set forth in Mr. Setaro's memorandum. Ten (10) copies of the Site Plan, prepared by the Cornerstone's engineer, Thomas Cummings, P.E., have been reviewed and approved by Mr. Setaro and filed with the Planning Board. As noted in Mr.

Setaro's memorandum, CPL conducted a visit of the property to compare the site survey with field conditions. The Daily Work Report prepared by Mark Long of CPL has been attached to Mr. Setaro's memorandum. The only discrepancy between the site survey and the site inspection was a buried propane tank in the grass island to the east of the residence hall. In addition, several members of the Planning Board conducted a site inspection of the property on January 12, 2022. The location of the propane tank has now been indicated on Mr. Cumming's site plan plat.

The Town's engineer has been provided with copies of Cornerstone's 2021 and 2022 permits to operate a public water supply issued to Cornerstone by the Dutchess County Department of Health. In addition, Mr. Setaro has been supplied with the current documentation from DEC verifying that DEC has a valid, up-to-date, SPDES permit for the facility and is in full compliance with the requirements of the same. In addition, Cornerstone has supplied Mr. Setaro with copies of the Water System Operation Reports for the water system duly filed with the Dutchess County Department of Health.

Mr. Setaro asked that the applicant's engineer confirm that the current water and sewage permits are in compliance with any increases in beds and patients at the facility over the years by reviewing the monthly water usage report submitted to the Dutchess County Department of Health and comparing the same with the New York State DEC SPDES Permit Sewage Discharge Flow. Mr. Cummings has performed that task by letter dated March 9, 2022, a copy of which is annexed hereto as Schedule "D". Mr. Setaro has reviewed Mr. Cummings report and determined that it satisfies the requirements set forth in his January 21, 2022 memorandum.

At this time, Cornerstone is supplementing its existing application materials with the following documents, copies of which are annexed hereto:

1. A Full Environmental Assessment Form, which has been submitted to, and reviewed by, the Town's Engineer, annexed hereto as Schedule "E";
2. Several letters of support for Cornerstone's facility from OASAS, former residents and various agencies are annexed hereto as Schedule "F", which will be introduced into the record at the public hearing.

Cornerstone requests that this matter be set down on the Planning Board's Agenda for the April 5, 2022 meeting for purposes of the Planning Board's review of the current status of the application with Cornerstone and its consultants, and Mr. Setaro, and declare that the application is complete for purposes of scheduling the public hearing. It is also requested that the application be scheduled for a public hearing before the Planning Board for April 19, 2022 and that the application and Full EIS be forwarded to the Dutchess County Department of Planning and Development in accordance with the referral requirements of General Municipal Law §239-m.

Finally, I would like to address certain spurious allegations which have been disseminated about Cornerstone's operation. It has been alleged, without proof, that Cornerstone has illegally expanded the type of population it serves since the date of its acquisition of the property and the facility. This is patently untrue. It is also patently untrue, as has been alleged, that the Rhinebeck Lodge had only been operated as a "sober retreat for patients and other families". At the time of Cornerstone's acquisition of the property from the Rhinebeck Lodge for Successful Living ("Rhinebeck Lodge"), the facility has been operating as a licensed drug rehabilitation and detoxification facility for many years prior. In 1997, the Rhinebeck Lodge was licensed for 8 detoxification and 58 rehabilitation beds. These licenses were transferred to Cornerstone by Rhinebeck Lodge upon its purchase. It should also be noted that Cornerstone has always operated the facility within the scope of its licenses. Drug and alcohol treatment facilities are legally prohibited from discriminating against any population, provided that the resident meets the program criteria.

Cornerstone is proud of the fact that it has received the highest accreditation ratings from CARF, a national accreditation body. However, CARF does not license program services as alleged by this individual. Licensing of the Cornerstone facility is approved by OASAS not CARF.

Contrary to these same specious conclusory allegations, criminal justice patients have always been a part of the population that Cornerstone and its predecessor, Rhinebeck Lodge, have served. Detoxification and rehabilitation services have always been available to the resident population at this facility. For example, Rhinebeck Lodge was licensed for 8 detoxification beds. Currently, Cornerstone is licensed for 6 detoxification beds. Annexed hereto as Schedule "G" are copies Certificates of Approval and Operating Certificates issued by OASAS to Rhinebeck Lodge to operate an in-patient substance abuse treatment and rehabilitation program and alcohol primary care programs dated December 1, 1997.

As is evidenced by the attached letters of support from former residents, local employees and agencies, Cornerstone provides critical aid and services to the community and the County for treatment of persons with drug and alcohol dependency issues. It is important to note, as demonstrated by the letter from OASAS annexed hereto as part of Exhibit "F", that all applications to OASAS for approval of increase in bed capacity require a demonstration that the services are needed. In this regard, the application requires the provider to demonstrate a need for the additional capacity beds being requested. In each instance where an increase in capacity has been granted by OASAS, Cornerstone has sufficiently documented local need for each capacity increase. As also noted by OASAS in its letter submitted in support hereof, since March of 2020, Dutchess County has witnessed an increase in demand for substance abuse disorder treatment and particularly the need for in-patient beds. According to Dutchess County 2020 Local Mental Hygiene Plan, unmet substance use disorder needs have significantly increased in recent years.

As will be demonstrated during the course of the public hearing, Cornerstone vigorously regulates the activities of its resident population and its residents are required to adhere to a strict set of rules and regulations concerning their conduct while in attendance at the facility.

Town of Clinton Planning Board

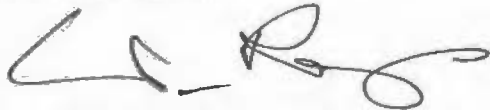
March 22, 2022

Page 6

Cornerstone is not aware of a single incident in which any resident at the facility has been arrested for, or charged with, a crime during his or her period of attendance at the facility. Except for the recent notification from the CEO regarding the need for approval of the increase in its resident population, Cornerstone, in its many years of operation, has not received a single Notice of Violation from the Town's code enforcement officials concerning its operation. Conclusory allegations that the increase in population of the facility from 66 beds to 99 beds has created a substantial burden on safety or quality of life of the surrounding community are, quite simply, meritless. Cornerstone has been well integrated in the community and has been a source of support of residents and local employees, as evidenced by the letters submitted hereto. Additionally, it should be noted that Cornerstone is one of the largest payers of property tax in the Clinton community, paying approximately \$75,300 per year in state, county and town and school taxes.

Thank you for your kind consideration.

Sincerely yours,



WARREN S. REPLANSKY

WSR:bl

Enclosures

cc: Clients
Shane Egan, Esq.
Paul Thomas
Peter Setaro

SCHEDULE A



Town of Clinton
P.O. Box 208
Clinton Corners, NY 12514
(914) 266-5704 (mornings)

May 4, 1998

Carl P. Ulrich, Esq.
38 Montgomery Street
P.O. Box 366
Rhinebeck, NY 12572

RE: Rhinebeck Lodge for Successful Living
Grid #03-6469-00-536760-00
REVISED LETTER

Dear Mr. Ulrich:

In following the towns letter dated December 9, 1997, we have consulted with the attorney for the Town, Thomas P. Halley, Esq. and concluded that:

Rhinebeck Lodge for Successful Living as an "alternate Care Facility" for the purposes of rehabilitation services to alcohol and drug dependent persons is a pre existing non-conforming use. The facility was established on or about 1976 as a 34-bedrooms/68-bed occupancy and continues to operate as such.

This conclusion hopefully will bring this matter to a close. As long as no changes are made to the facility, no further town approvals are necessary.

If there are any further questions regarding this matter please do not hesitate to contact our office.

Sincerely,
Town of Clinton

Mary Ellen Cookingham
Mary Ellen Cookingham
Zoning Enforcement Officer

cc: T. Halley, Esq.
D. Ulman, Esq.

SCHEDULE B

**The Law Offices of
WARREN S. REPLANSKY, PC**

PO BOX 838
60 EAST MARKET STREET
RHINEBECK, NEW YORK 12572
(845) 876-7979
(845) 516-4802 Facsimile
E-mail: warren@wreplansky.com

November 23, 2021

Hand Delivery

Town of Clinton Planning Board
1215 Centre Road
Rhinebeck, NY 12572

***Re: Medical Arts Sanitarium, Inc., d/b/a Cornerstone
of Rhinebeck – Application for Retroactive Approval
of Increase in Resident Population pursuant to
Section 250-31(B)(5) of the Town of Clinton Code***

Dear Chairman DePasqua and Planning Board Members:

This office represents Medical Arts Sanitarium, Inc., d/b/a Cornerstone of Rhinebeck, an alcohol and drug rehabilitation treatment facility located on approximately 35 acres of land at 91 Serenity Hill Road, in the Town of Clinton. The facility has been in continuous operation on this site for decades and was formerly operated as the Rhinebeck Lodge for Successful Living (which was also a New York State Licensed alcohol and drug rehabilitation facility for many years prior thereto), until the sale of the same to Cornerstone in June of 1998.

Cornerstone is fully licensed by the State of New York and has received: (i) a Chemical Dependence Operating Certificate from the New York State Office of Alcoholism and Substance Abuse Services now known as the New York State Office of Addictions and Supports; (ii) an Opiate Treatment Program Certification from the U.S. Department of Health and Human Services; (iii) Chemical Dependence Operating Certificate from the Office of Alcoholism and Substance Abuse Services of the State of New York; (iv) a New York State Department of Health Control Substance License; (v) Chemical Dependence Operating Certificate from the New York State Office of Alcoholism and Substance Abuse Services; (vi) certification as an education and training provider by the New York State Office of Alcoholism and Substance Abuse Services; (vii) a limited service laboratory registration with the New York State Department of Health and (viii) accreditation from Commission on Accreditation of Rehabilitation Facilities (CARF), a highly regarded international organization for the oversight of behavioral health facilities. The on-site sewer and water systems have been approved and certified by the New York State Department of Health.

The facility is licensed and regulated by the New York State Office of Alcoholism and Substance Abuse Services (OASAS) to provide support to individuals who have received, or are receiving, treatment for chemical dependency and to assist in their transition to the community. See, Mental Hygiene Law, §§19.07, 19.09, 19.40, 31.07 and 31.01.

During the decades of the facility's operation, it has become well integrated into the Town of Clinton and surrounding communities while adhering to all of the laws, rules and regulations of the Town of Clinton, County of Dutchess and State of New York. Annexed hereto as Schedule "A" is a letter dated September 6, 2016 from the Town of Clinton Building Department indicating that there were no known Code violations on this property as of that date. It is also our understanding that all required Certificates of Occupancy have been issued for the existing improvements on the property.

On November 19, 2019, I appeared before the Town of Clinton Planning Board with Don Petruncola, an architect from the architectural firm of Liscum McCormack Vanvoorhis LLP, to discuss the possibility of an application being submitted to the Planning Board for a proposal to demolish an existing one-story indoor pool addition to a three-story existing building on the property currently used as storage space. The proposal was to replace this structure with a two-story above grade and one-story partially below grade structure with no change to the footprint of the building. This addition would have increased the total capacity of the facility for inpatient treatment from 99 beds to 138 beds. However, this application was never approved, and there is no application pending before the Planning Board for any increase or additions to the existing structures or any increase in the patient capacity over and beyond the current 99 beds.

By letter dated March 6, 2020 sent to the then CEO for the Town, Louis Fiorese, I presented an argument supporting my client's position that the proposed expansion plans for the facility constituted a non-conforming use pursuant to the provisions of the Town of Clinton Code and that the proposed expansion was permitted under the 50% expansion rule set in §250-84(B) of the Town of Clinton Code.

In response to that letter, I received a document entitled "Denial Letter" from Mr. Fenton, Mr. Fiorese's successor, dated March 6, 2021 determining that, based upon the history of the facility, the facility is a "pre-existing, non-conforming use and structure". However, Mr. Fenton also determined that the facility falls under the definition of an "alternate care facility" as set forth in §250-31 of the Town of Clinton Code, which requires, in relevant part, that any increase in the resident population, change in type of population and/or any expansion of the facilities shall require application to the Planning Board for consideration of a new special use permit and re-examination of the site plan by the Planning Board. A copy of said letter is annexed hereto as Schedule "B".

As a result, Cornerstone's application for the issuance of the building permit for the expansion pursuant to §250-84(B) of the Code was denied with leave to make application to the Planning Board pursuant to the criteria set forth in §250-31 of the Town Code. This letter and the documents submitted herein constitute that application.

History of Cornerstone's Increase in Patient Bed Capacity

Pursuant to the provisions of Article 32 of the Mental Hygiene Law, it is the Office of Addiction Services and Support ("OASAS") that has the exclusive jurisdiction under New York State Law and Rules and Regulations to approve any increase in bed capacity for chemical dependency services such as Cornerstone. By these laws, and also pursuant to the provisions of 14 NYCRR Parts 800 and 814, Cornerstone was required to, and did, obtain approval from OASAS for all increases in bed capacity during the period 1998 to present. Additionally, Cornerstone sought, and was granted, approval by the Dutchess County Office of Mental Hygiene for each addition of beds to the licensed capacity. Annexed hereto as Schedule "C" are copies of the certificates issued by OASAS to Medical Arts Sanitarium, Inc. d/b/a Cornerstone of Rhinebeck which clearly reflect the fact that the required applications have been made to OASAS, for all increases in bed capacity, which have, in turn, been approved by OASAS for the current 99 bed capacity of the facility. It is Cornerstone's understanding that the Rhinebeck Lodge had also applied for, and received, the required approvals from OASAS for all increases in bed capacity to the 66 bed capacity, which existed at the time of Cornerstone's purchase of the facility.

It is Cornerstone's belief that the OASAS approval process for increase in bed capacity for alcohol and drug treatment rehabilitation facilities pre-empts the authority of the Town of Clinton to also regulate that bed capacity. Accordingly, this application is submitted to the Town of Clinton Planning Board with full reservation of rights.

Mr. Fenton's letter of March 6, 2021 was the first time anyone from the Town of Clinton confirmed in writing that Cornerstone was subject to the alternate care facility provisions of §250-31 of the Town Code.

Annexed hereto as Schedule "D" is Cornerstone's "Community Impact Statement" in accordance with the requirements of §250-31(C) of the Town of Clinton Code.

Submitted herewith are eight (8) copies of the current site plan for the facility and a copy of the Parcel Access for the property depicting all of the existing buildings and structures and outdoor facilities on the property.

Proposed Screening

Submitted herewith as Schedule "E" are plans for the facility depicting the current patient room and layout for the facility. Submitted herewith as Schedule "F" are various photographs of the facility depicting the rooms and the indoor facilities, as well as the outdoor recreation facilities.

Cornerstone is sensitive to the fact that there have been concerns from one or more neighboring property owners about noise coming from the facility during periods of outdoor recreation for the patients. Over the course of the last 23 years, Cornerstone has worked very hard to be sensitive to the fact that the facility has residential neighbors. The nominal number of concerns that have been expressed to us over the years have all been dealt with immediately. It is Cornerstone's

intent to further address noise and visual impact issues by construction of a vegetative buffer of ten foot tall green giant arborvitae along the 95 feet on the northern boundary of the property which Cornerstone has determined will help to mitigate any visual or noise impacts stemming from outdoor activities conducted on the property. Cornerstone is prepared to consider installation of other reasonable mitigation measures to address these concerns.

It is respectfully requested that this matter be set down before the Planning Board for an initial appearance and discussion of the application at the Planning Board's December 7, 2021 meeting.

Please let me know if you require any additional information or documentation with regard to this matter.

I am also enclosing a check made payable to the Town of Clinton in the amount of \$275.00 representing payment of the application fee.

Thank you for your kind consideration.

Sincerely yours,



WARREN S. REPLANSKY

WSR:bl

Enclosures

cc: Client
Michael McCormack
John Fenton

SCHEDULE C

MEMORANDUM

TO: Town of Clinton Planning Board

**CC: Warren Replansky, Esq.
Tom Cummings PE**

FROM: Peter Setaro, P.E.

DATE: January 21, 2022

**RE: Cornerstone at Rhinebeck
Site Plan and Special Use Permit Approval
CPL # 14996-00013**

After discussion at the January 18 Planning Board meeting, I indicated we would issue an updated review memo that supersedes our January 13 memo:

General.

1. The purpose of the application was clarified that it is only to validate the current site plan that includes 99 beds, and no new construction is proposed at this time. The only new addition to the site may be additional landscaping that will act as a buffer to the neighbors.
2. In recent emails with the Town and the applicants, we have requested the applicant retain an engineer to confirm that the current water and sewage permits are in compliance with any increases in beds and or patients at the facility over the years. This could simply be documented by reviewing the monthly water usage reports submitted to the Dutchess County Department of Behavioral & Community Health (DCDBCH) and comparing with the permitted New York State Department of Environmental Conservation (NYSDEC) State Pollutant Discharge Elimination System (SPDES) sewage discharge flow.
3. Our office conducted a site visit to review the site survey with field conditions and the Daily Work Report prepared by Mark Long, CPL, dated January 6, 2022, is attached hereto. Please show the propane tank indicated in Mark's report on the new Site Plan.



4. In summary the following comments are intended to require the applicant to prepare a Site Plan in accordance with the Code of the Town of Clinton, Chapter 250 Zoning, requirements, and standards for Site plans, in section 250-96 to be approved as a base site plan. Waivers of certain requirements listed can be requested if not applicable.
5. Since the Zoning Administrator's letter also notes a Special use permit is also required, the application form, project narrative and site plan should reflect the application is for Site Plan and Special Use Permit.

Based on our review of the submitted materials, we offer the following comments:

1. While a land title survey from 2018 was submitted, a site plan must be provided based on or referencing the submitted survey and providing key site plan elements to depict the recent site and interior changes made to increase the site's bed capacity from 66 to 99.
2. Provide a table including the following:
 - i. Square footage for the building footprints
 - ii. Gross floor area (GFA) including all floors in square feet
 - iii. Number of parking spaces and compliance with code
3. Add a zoning compliance table listing the zoning district lot area and bulk requirements and the corresponding actual values for the site's conditions corresponding to each of the zoning district lot area and bulk requirements, noting pre-existing, noncomplying conditions
4. Show wetlands and flood hazard areas along the site's lakeshore and frontage using GIS data, include approximate buffers where applicable by Town of State codes
5. Add signature blocks for Planning Board approval and owner's and applicant's consent note.
6. Provide a response letter with the next application submittal.



SEQR

1. It was agreed at the meeting for the applicant to prepare a long EAF. We realize many of the questions may be answered N/A, however it will provide a baseline for future submissions. Include the NYSDEC resource mapper summary page that documents potential environmental concerns.
2. As stated at the meeting, we are not looking for the applicant to perform any environmental studies as part of this application, as no construction is proposed. However, this will establish the baseline for future environmental reviews if site plan amendments are proposed.

I indicated I would be available to work with the applicant's consultant off-line to ensure that the next submittal is complete. If you have any questions, please contact me at (845) 686-2302, or e-mail at psetaro@cplteam.com.

Enclosure: Daily Work Report prepared by Mark Long, CPL, dated January 6, 2022

MURK 1
(06/08)

DAILY WORK REPORT

JOB STAMP
Town of Clinton Planning Board
Cornerstone at Rhinebeck Site Plan

CPL Project No.: 14996.00 ph 00013

Date: 1/6/22

Day of Week: S M T W F S

Sheet No. 3 of 3 DWR No. _____

	AM	PM
Weather	-	-
Temperature	F	F

CONTRACTOR WORK HOURS: _____ TO _____

DESCRIPTION OF WORK AND MATERIAL USED FOR EACH OPERATION, INCLUDING CONTRACTOR/SUB NAME, ITEM NO. AND LOCATION

~~Buildings present on site are not different from the Aita/NSPS Land Title Survey (Survey), prepared by Chazen Companies dated 10/17/10.~~

~~Parking areas and roadways match the Survey.~~

~~Athletic courts match the Survey.~~

~~Water Supply wells match the Survey.~~

~~Sanitary System, manholes, grease trap, pump station and septic fields match the Survey~~

~~It was stated that the septic fields were constructed in 2006. DCDOH approval of the system was granted. It was designed for more bed capacity than currently exists.~~

~~The only thing not shown on the survey is a buried propane tank in the grassed Island to the East of the Residence Hall, between the residence hall and the Basketball court.~~

CONTRACT PAY ITEM NO	FS	ES	INTERIM QUANTITY	UNITS	FINAL QUANTITY	QTY CHK	LOCATION OF WORK	CEES	
								ENT	CHK

I certify that the work described in this report was incorporated into this contract on the date of this DWR, unless otherwise noted.

Inspector's Signature: Mark A. Long

Date Prepared: 1/6/22

Reviewed by: _____

Engineer-in-Charge
 Resident Engineer Date Reviewed: _____

MURK 1-1 CONTINUATION attached for additional narrative. MURK 1-2 CONTINUATION attached for additional pay items & quantities.

SCHEDULE D

CUMMINGS ENGINEERING, P.C.

148 HOLLOW ROAD.
STAATSBURG, NY 12580
PH (845) 889-8199

March 9, 2022

Mr. Peter Setaro, P.E.
CPL
9 Elks Ln.
Poughkeepsie, NY 12601

Re: Cornerstone of Rhinebeck Water Usage

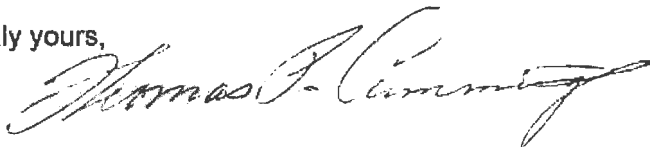
Dear Mr. Setaro,

As your office specifically requested, I have reviewed the monthly PWS reports on file at the Dutchess County Health Department for all of year 2021. Based on this information, Cornerstone is operating within the 9555 gallons per day limit approved by the Health Department and 12,230 gpd limit allowed by NYSDEC SPDES Permit 3-1324-00041, both of which copies of the approvals / permits were sent to your office recently. The monthly average daily volumes were as follows:

Jan	6320 gpd
Feb	4469 gpd
Mar	5378 gpd
Apr	5271 gpd
May	7094 gpd
Jun	7442 gpd
Jul	7120 gpd
Aug	6638 gpd
Sep	7118 gpd
Oct	6197 gpd
Nov	5517 gpd
Dec	4957 gpd

If you have any questions, please do not hesitate to contact me at the above address and phone number.

Very truly yours,



Thomas P. Cummings, PE
NYSPE Lic. No. 064921

Att.

Cc: Warren Replansky, Esq.
Michael Purnell, Exec. Dir. Cornerstone of Rhinebeck

SCHEDULE E

**Full Environmental Assessment Form
Part 1 - Project and Setting**

Instructions for Completing Part 1

Part 1 is to be completed by the applicant or project sponsor. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification.

Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information; indicate whether missing information does not exist, or is not reasonably available to the sponsor; and, when possible, generally describe work or studies which would be necessary to update or fully develop that information.

Applicants/sponsors must complete all items in Sections A & B. In Sections C, D & E, most items contain an initial question that must be answered either "Yes" or "No". If the answer to the initial question is "Yes", complete the sub-questions that follow. If the answer to the initial question is "No", proceed to the next question. Section F allows the project sponsor to identify and attach any additional information. Section G requires the name and signature of the applicant or project sponsor to verify that the information contained in Part 1 is accurate and complete.

A. Project and Applicant/Sponsor Information.

Name of Action or Project: Application of Medical Arts Sanitarium, Inc. d/b/a Cornerstone of Rhinebeck		
Project Location (describe, and attach a general location map): 73-93 Serenity Hill Road, Rhinebeck, NY 12572 (See site plan)		
Brief Description of Proposed Action (include purpose or need): Application of Medical Arts Sanitarium, Inc. d/b/a Cornerstone of Rhinebeck for retroactive increase in resident population pursuant to Section 250-31(B) (5) of the Town Code.		
Name of Applicant/Sponsor: Medical Arts Sanitarium, Inc. d/b/a Cornerstone of Rhinebeck		Telephone: 845-266-3481 E-Mail: mpumell@cornerstoneny.com
Address: 500 Milan Hollow Road		
City/PO: Rhinebeck	State: NY	Zip Code: 12572
Project Contact (if not same as sponsor; give name and title/role): Warren S. Replansky, P.C.		Telephone: 845-876-7979 E-Mail: warren@wreplanskyllaw.com
Address: PO Box 838, 60 East Market Street		
City/PO: Rhinebeck	State: NY	Zip Code: 12572
Property Owner (if not same as sponsor): Cornerstone Real Estate, LLC		Telephone: E-Mail:
Address: 159-05 Union Turnpike		
City/PO: Fresh Meadows	State: NY	Zip Code: 11366

B. Government Approvals

B. Government Approvals, Funding, or Sponsorship. (“Funding” includes grants, loans, tax relief, and any other forms of financial assistance.)

Government Entity	If Yes: Identify Agency and Approval(s) Required	Application Date (Actual or projected)
a. City Counsel, Town Board, <input type="checkbox"/> Yes <input checked="" type="checkbox"/> No or Village Board of Trustees		
b. City, Town or Village Planning Board or Commission <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Town of Clinton Planning Board	11/23/2021
c. City, Town or Village Zoning Board of Appeals <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Town of Clinton Code Enforcement Officer	
d. Other local agencies <input checked="" type="checkbox"/> Yes <input type="checkbox"/> No	Dutchess County Department of Behavioral & Community Health	
e. County agencies <input type="checkbox"/> Yes <input type="checkbox"/> No		
f. Regional agencies <input type="checkbox"/> Yes <input type="checkbox"/> No		
g. State agencies <input type="checkbox"/> Yes <input type="checkbox"/> No		
h. Federal agencies <input type="checkbox"/> Yes <input type="checkbox"/> No		
i. Coastal Resources.		
i. Is the project site within a Coastal Area, or the waterfront area of a Designated Inland Waterway?		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
ii. Is the project site located in a community with an approved Local Waterfront Revitalization Program?		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No
iii. Is the project site within a Coastal Erosion Hazard Area?		<input type="checkbox"/> Yes <input checked="" type="checkbox"/> No

C. Planning and Zoning

C.1. Planning and zoning actions.

Will administrative or legislative adoption, or amendment of a plan, local law, ordinance, rule or regulation be the only approval(s) which must be granted to enable the proposed action to proceed? Yes No

- If Yes, complete sections C, F and G.
- If No, proceed to question C.2 and complete all remaining sections and questions in Part 1

C.2. Adopted land use plans.

a. Do any municipally- adopted (city, town, village or county) comprehensive land use plan(s) include the site where the proposed action would be located? Yes No

If Yes, does the comprehensive plan include specific recommendations for the site where the proposed action would be located? Yes No

b. Is the site of the proposed action within any local or regional special planning district (for example: Greenway; Brownfield Opportunity Area (BOA); designated State or Federal heritage area; watershed management plan; or other?) Yes No

If Yes, identify the plan(s):

c. Is the proposed action located wholly or partially within an area listed in an adopted municipal open space plan, or an adopted municipal farmland protection plan? Yes No

If Yes, identify the plan(s):

C.3. Zoning

a. Is the site of the proposed action located in a municipality with an adopted zoning law or ordinance. Yes No
If Yes, what is the zoning classification(s) including any applicable overlay district?
Conservation "L"

b. Is the use permitted or allowed by a special or conditional use permit? Yes No

c. Is a zoning change requested as part of the proposed action? Yes No
If Yes,
i. What is the proposed new zoning for the site? _____

C.4. Existing community services.

a. In what school district is the project site located? Rhinebeck Central School District

b. What police or other public protection forces serve the project site?
Dutchess County Sheriff's Department; New York State Police

c. Which fire protection and emergency medical services serve the project site?
East Clinton Fire District, West Clinton Fire District

d. What parks serve the project site?
Frances J. Mark Memorial Park; Friends Park

D. Project Details

D.1. Proposed and Potential Development

a. What is the general nature of the proposed action (e.g., residential, industrial, commercial, recreational; if mixed, include all components)?
Residential drug and alcohol treatment facility

b. a. Total acreage of the site of the proposed action? 28.16 acres
b. Total acreage to be physically disturbed? 0.0 acres
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor? 40.84 acres

c. Is the proposed action an expansion of an existing project or use? Yes No
i. If Yes, what is the approximate percentage of the proposed expansion and identify the units (e.g., acres, miles, housing units, square feet)? % _____ Units: _____

d. Is the proposed action a subdivision, or does it include a subdivision? Yes No
If Yes,
i. Purpose or type of subdivision? (e.g., residential, industrial, commercial; if mixed, specify types) _____

ii. Is a cluster/conservation layout proposed? Yes No

iii. Number of lots proposed? _____
iv. Minimum and maximum proposed lot sizes? Minimum _____ Maximum _____

e. Will the proposed action be constructed in multiple phases? Yes No

i. If No, anticipated period of construction: _____ months
ii. If Yes:
• Total number of phases anticipated _____
• Anticipated commencement date of phase 1 (including demolition) _____ month _____ year
• Anticipated completion date of final phase _____ month _____ year
• Generally describe connections or relationships among phases, including any contingencies where progress of one phase may determine timing or duration of future phases: _____

f. Does the project include new residential uses? Yes No

If Yes, show numbers of units proposed.

	<u>One Family</u>	<u>Two Family</u>	<u>Three Family</u>	<u>Multiple Family (four or more)</u>
Initial Phase	_____	_____	_____	_____
At completion	_____	_____	_____	_____
of all phases	_____	_____	_____	_____

g. Does the proposed action include new non-residential construction (including expansions)? Yes No

If Yes,

- i. Total number of structures _____
- ii. Dimensions (in feet) of largest proposed structure: _____ height; _____ width; and _____ length
- iii. Approximate extent of building space to be heated or cooled: _____ square feet

h. Does the proposed action include construction or other activities that will result in the impoundment of any liquids, such as creation of a water supply, reservoir, pond, lake, waste lagoon or other storage? Yes No

If Yes,

- i. Purpose of the impoundment: _____
- ii. If a water impoundment, the principal source of the water: Ground water Surface water streams Other specify: _____
- iii. If other than water, identify the type of impounded/contained liquids and their source. _____
- iv. Approximate size of the proposed impoundment. Volume: _____ million gallons; surface area: _____ acres
- v. Dimensions of the proposed dam or impounding structure: _____ height; _____ length
- vi. Construction method/materials for the proposed dam or impounding structure (e.g., earth fill, rock, wood, concrete): _____

D.2. Project Operations

a. Does the proposed action include any excavation, mining, or dredging, during construction, operations, or both? (Not including general site preparation, grading or installation of utilities or foundations where all excavated materials will remain onsite) Yes No

If Yes:

- i. What is the purpose of the excavation or dredging? _____
- ii. How much material (including rock, earth, sediments, etc.) is proposed to be removed from the site?
- Volume (specify tons or cubic yards): _____
 - Over what duration of time? _____
- iii. Describe nature and characteristics of materials to be excavated or dredged, and plans to use, manage or dispose of them. _____
- iv. Will there be onsite dewatering or processing of excavated materials? Yes No
If yes, describe. _____
- v. What is the total area to be dredged or excavated? _____ acres
- vi. What is the maximum area to be worked at any one time? _____ acres
- vii. What would be the maximum depth of excavation or dredging? _____ feet
- viii. Will the excavation require blasting? Yes No
- ix. Summarize site reclamation goals and plan: _____

b. Would the proposed action cause or result in alteration of, increase or decrease in size of, or encroachment into any existing wetland, waterbody, shoreline, beach or adjacent area? Yes No

If Yes:

- i. Identify the wetland or waterbody which would be affected (by name, water index number, wetland map number or geographic description): _____

ii. Describe how the proposed action would affect that waterbody or wetland, e.g. excavation, fill, placement of structures, or alteration of channels, banks and shorelines. Indicate extent of activities, alterations and additions in square feet or acres:

iii. Will the proposed action cause or result in disturbance to bottom sediments? Yes No

If Yes, describe: _____

iv. Will the proposed action cause or result in the destruction or removal of aquatic vegetation? Yes No

If Yes:

- acres of aquatic vegetation proposed to be removed: _____
- expected acreage of aquatic vegetation remaining after project completion: _____
- purpose of proposed removal (e.g. beach clearing, invasive species control, boat access): _____

- proposed method of plant removal: _____
- if chemical/herbicide treatment will be used, specify product(s): _____

v. Describe any proposed reclamation/mitigation following disturbance: _____

c. Will the proposed action use, or create a new demand for water? Yes No

If Yes:

i. Total anticipated water usage/demand per day: _____ gallons/day

ii. Will the proposed action obtain water from an existing public water supply? Yes No

If Yes:

- Name of district or service area: Existing on-site well
- Does the existing public water supply have capacity to serve the proposal? Yes No
- Is the project site in the existing district? Yes No
- Is expansion of the district needed? Yes No
- Do existing lines serve the project site? Yes No

iii. Will line extension within an existing district be necessary to supply the project? Yes No

If Yes:

- Describe extensions or capacity expansions proposed to serve this project: _____

- Source(s) of supply for the district: _____

iv. Is a new water supply district or service area proposed to be formed to serve the project site? Yes No

If Yes:

- Applicant/sponsor for new district: _____
- Date application submitted or anticipated: _____
- Proposed source(s) of supply for new district: _____

v. If a public water supply will not be used, describe plans to provide water supply for the project: _____

vi. If water supply will be from wells (public or private), what is the maximum pumping capacity: _____ gallons/minute.

d. Will the proposed action generate liquid wastes? Yes No

If Yes:

i. Total anticipated liquid waste generation per day: _____ varies gallons/day

ii. Nature of liquid wastes to be generated (e.g., sanitary wastewater, industrial; if combination, describe all components and approximate volumes or proportions of each): _____

sanitary liquid waste

iii. Will the proposed action use any existing public wastewater treatment facilities? Yes No

If Yes:

- Name of wastewater treatment plant to be used: Existing on-site septic system
- Name of district: Cornerstone on-site septic system
- Does the existing wastewater treatment plant have capacity to serve the project? Yes No
- Is the project site in the existing district? Yes No
- Is expansion of the district needed? Yes No

- Do existing sewer lines serve the project site? Yes No
 - Will a line extension within an existing district be necessary to serve the project? Yes No
- If Yes:
- Describe extensions or capacity expansions proposed to serve this project: _____

iv. Will a new wastewater (sewage) treatment district be formed to serve the project site? Yes No

If Yes:

- Applicant/sponsor for new district: _____
- Date application submitted or anticipated: _____
- What is the receiving water for the wastewater discharge? _____

v. If public facilities will not be used, describe plans to provide wastewater treatment for the project, including specifying proposed receiving water (name and classification if surface discharge or describe subsurface disposal plans):

vi. Describe any plans or designs to capture, recycle or reuse liquid waste: _____

e. Will the proposed action disturb more than one acre and create stormwater runoff, either from new point sources (i.e. ditches, pipes, swales, curbs, gutters or other concentrated flows of stormwater) or non-point source (i.e. sheet flow) during construction or post construction? Yes No

If Yes:

i. How much impervious surface will the project create in relation to total size of project parcel?

_____ Square feet or _____ acres (impervious surface)
 _____ Square feet or _____ acres (parcel size)

ii. Describe types of new point sources. _____

iii. Where will the stormwater runoff be directed (i.e. on-site stormwater management facility/structures, adjacent properties, groundwater, on-site surface water or off-site surface waters)?

- If to surface waters, identify receiving water bodies or wetlands: _____

- Will stormwater runoff flow to adjacent properties? Yes No

iv. Does the proposed plan minimize impervious surfaces, use pervious materials or collect and re-use stormwater? Yes No

f. Does the proposed action include, or will it use on-site, one or more sources of air emissions, including fuel combustion, waste incineration, or other processes or operations? Yes No

If Yes, identify:

i. Mobile sources during project operations (e.g., heavy equipment, fleet or delivery vehicles)

ii. Stationary sources during construction (e.g., power generation, structural heating, batch plant, crushers)

iii. Stationary sources during operations (e.g., process emissions, large boilers, electric generation)

g. Will any air emission sources named in D.2.f (above), require a NY State Air Registration, Air Facility Permit, or Federal Clean Air Act Title IV or Title V Permit? Yes No

If Yes:

i. Is the project site located in an Air quality non-attainment area? (Area routinely or periodically fails to meet ambient air quality standards for all or some parts of the year) Yes No

ii. In addition to emissions as calculated in the application, the project will generate:

- _____ Tons/year (short tons) of Carbon Dioxide (CO₂)
- _____ Tons/year (short tons) of Nitrous Oxide (N₂O)
- _____ Tons/year (short tons) of Perfluorocarbons (PFCs)
- _____ Tons/year (short tons) of Sulfur Hexafluoride (SF₆)
- _____ Tons/year (short tons) of Carbon Dioxide equivalent of Hydrofluorocarbons (HFCs)
- _____ Tons/year (short tons) of Hazardous Air Pollutants (HAPs)

h. Will the proposed action generate or emit methane (including, but not limited to, sewage treatment plants, landfills, composting facilities)? Yes No

If Yes:

i. Estimate methane generation in tons/year (metric): _____

ii. Describe any methane capture, control or elimination measures included in project design (e.g., combustion to generate heat or electricity, flaring): _____

i. Will the proposed action result in the release of air pollutants from open-air operations or processes, such as quarry or landfill operations? Yes No

If Yes: Describe operations and nature of emissions (e.g., diesel exhaust, rock particulates/dust): _____

j. Will the proposed action result in a substantial increase in traffic above present levels or generate substantial new demand for transportation facilities or services? Yes No

If Yes:

i. When is the peak traffic expected (Check all that apply): Morning Evening Weekend

Randomly between hours of _____ to _____

ii. For commercial activities only, projected number of truck trips/day and type (e.g., semi trailers and dump trucks): _____

iii. Parking spaces: Existing _____ Proposed _____ Net increase/decrease _____

iv. Does the proposed action include any shared use parking? Yes No

v. If the proposed action includes any modification of existing roads, creation of new roads or change in existing access, describe: _____

vi. Are public/private transportation service(s) or facilities available within 1/2 mile of the proposed site? Yes No

vii. Will the proposed action include access to public transportation or accommodations for use of hybrid, electric or other alternative fueled vehicles? Yes No

viii. Will the proposed action include plans for pedestrian or bicycle accommodations for connections to existing pedestrian or bicycle routes? Yes No

k. Will the proposed action (for commercial or industrial projects only) generate new or additional demand for energy? Yes No

If Yes:

i. Estimate annual electricity demand during operation of the proposed action: _____

ii. Anticipated sources/suppliers of electricity for the project (e.g., on-site combustion, on-site renewable, via grid/local utility, or other): _____

iii. Will the proposed action require a new, or an upgrade, to an existing substation? Yes No

l. Hours of operation. Answer all items which apply.

i. During Construction:

- Monday - Friday: _____ N/A
- Saturday: _____ N/A
- Sunday: _____ N/A
- Holidays: _____ N/A

ii. During Operations:

- Monday - Friday: _____ 24/7
- Saturday: _____ 24/7
- Sunday: _____ 24/7
- Holidays: _____ 24/7

m. Will the proposed action produce noise that will exceed existing ambient noise levels during construction, operation, or both? Yes No
 If yes:
 i. Provide details including sources, time of day and duration:

ii. Will the proposed action remove existing natural barriers that could act as a noise barrier or screen? Yes No
 Describe: _____

n. Will the proposed action have outdoor lighting? Yes No
 If yes:
 i. Describe source(s), location(s), height of fixture(s), direction/aim, and proximity to nearest occupied structures:
 (See site plan) _____

ii. Will proposed action remove existing natural barriers that could act as a light barrier or screen? Yes No
 Describe: _____

o. Does the proposed action have the potential to produce odors for more than one hour per day? Yes No
 If Yes, describe possible sources, potential frequency and duration of odor emissions, and proximity to nearest occupied structures: _____

p. Will the proposed action include any bulk storage of petroleum (combined capacity of over 1,100 gallons) or chemical products 185 gallons in above ground storage or any amount in underground storage? Yes No
 If Yes:
 i. Product(s) to be stored _____
 ii. Volume(s) _____ per unit time _____ (e.g., month, year)
 iii. Generally, describe the proposed storage facilities: _____

q. Will the proposed action (commercial, industrial and recreational projects only) use pesticides (i.e., herbicides, insecticides) during construction or operation? Yes No
 If Yes:
 i. Describe proposed treatment(s):

ii. Will the proposed action use Integrated Pest Management Practices? Yes No

r. Will the proposed action (commercial or industrial projects only) involve or require the management or disposal of solid waste (excluding hazardous materials)? Yes No
 If Yes:
 i. Describe any solid waste(s) to be generated during construction or operation of the facility:
 • Construction: _____ tons per _____ (unit of time)
 • Operation : _____ tons per _____ (unit of time)
 ii. Describe any proposals for on-site minimization, recycling or reuse of materials to avoid disposal as solid waste:
 • Construction: _____

 • Operation: _____

 iii. Proposed disposal methods/facilities for solid waste generated on-site:
 • Construction: _____

 • Operation: _____

s. Does the proposed action include construction or modification of a solid waste management facility? Yes No

If Yes:

i. Type of management or handling of waste proposed for the site (e.g., recycling or transfer station, composting, landfill, or other disposal activities): _____

ii. Anticipated rate of disposal/processing:

- _____ Tons/month, if transfer or other non-combustion/thermal treatment, or
- _____ Tons/hour, if combustion or thermal treatment

iii. If landfill, anticipated site life: _____ years

t. Will the proposed action at the site involve the commercial generation, treatment, storage, or disposal of hazardous waste? Yes No

If Yes:

i. Name(s) of all hazardous wastes or constituents to be generated, handled or managed at facility: _____

ii. Generally describe processes or activities involving hazardous wastes or constituents: _____

iii. Specify amount to be handled or generated _____ tons/month

iv. Describe any proposals for on-site minimization, recycling or reuse of hazardous constituents: _____

v. Will any hazardous wastes be disposed at an existing offsite hazardous waste facility? Yes No

If Yes: provide name and location of facility: _____

If No: describe proposed management of any hazardous wastes which will not be sent to a hazardous waste facility: _____

E. Site and Setting of Proposed Action

E.1. Land uses on and surrounding the project site

a. Existing land uses.

i. Check all uses that occur on, adjoining and near the project site.

- Urban Industrial Commercial Residential (suburban) Rural (non-farm)
 Forest Agriculture Aquatic Other (specify): _____

ii. If mix of uses, generally describe: _____

b. Land uses and covertypes on the project site.

Land use or Covertype	Current Acreage	Acreage After Project Completion	Change (Acres +/-)
• Roads, buildings, and other paved or impervious surfaces	see site plan for existing conditions		No Change
• Forested			No Change
• Meadows, grasslands or brushlands (non-agricultural, including abandoned agricultural)			No Change
• Agricultural (includes active orchards, field, greenhouse etc.)			
• Surface water features (lakes, ponds, streams, rivers, etc.)			
• Wetlands (freshwater or tidal)			No Change
• Non-vegetated (bare rock, earth or fill)			
• Other Describe: _____			

c. Is the project site presently used by members of the community for public recreation? Yes No
i. If Yes: explain: _____

d. Are there any facilities serving children, the elderly, people with disabilities (e.g., schools, hospitals, licensed day care centers, or group homes) within 1500 feet of the project site? Yes No
If Yes,
i. Identify Facilities:
Comerstone of Rhinebeck Rehabilitation

e. Does the project site contain an existing dam? Yes No
If Yes:
i. Dimensions of the dam and impoundment:
• Dam height: _____ feet
• Dam length: _____ feet
• Surface area: _____ acres
• Volume impounded: _____ gallons OR acre-feet
ii. Dam's existing hazard classification: _____
iii. Provide date and summarize results of last inspection:

f. Has the project site ever been used as a municipal, commercial or industrial solid waste management facility, or does the project site adjoin property which is now, or was at one time, used as a solid waste management facility? Yes No
If Yes:
i. Has the facility been formally closed? Yes No
• If yes, cite sources/documentation: _____
ii. Describe the location of the project site relative to the boundaries of the solid waste management facility:

iii. Describe any development constraints due to the prior solid waste activities: _____

g. Have hazardous wastes been generated, treated and/or disposed of at the site, or does the project site adjoin property which is now or was at one time used to commercially treat, store and/or dispose of hazardous waste? Yes No
If Yes:
i. Describe waste(s) handled and waste management activities, including approximate time when activities occurred:

h. Potential contamination history. Has there been a reported spill at the proposed project site, or have any remedial actions been conducted at or adjacent to the proposed site? Yes No
If Yes:
i. Is any portion of the site listed on the NYSDEC Spills Incidents database or Environmental Site Remediation database? Check all that apply: Yes No
 Yes – Spills Incidents database Provide DEC ID number(s): _____
 Yes – Environmental Site Remediation database Provide DEC ID number(s): _____
 Neither database
ii. If site has been subject of RCRA corrective activities, describe control measures: _____
iii. Is the project within 2000 feet of any site in the NYSDEC Environmental Site Remediation database? Yes No
If yes, provide DEC ID number(s): _____
iv. If yes to (i), (ii) or (iii) above, describe current status of site(s):

v. Is the project site subject to an institutional control limiting property uses? Yes No

- If yes, DEC site ID number: _____
- Describe the type of institutional control (e.g., deed restriction or easement): _____
- Describe any use limitations: _____
- Describe any engineering controls: _____
- Will the project affect the institutional or engineering controls in place? Yes No
- Explain: _____

E.2. Natural Resources On or Near Project Site

a. What is the average depth to bedrock on the project site? _____ 1.25 to >5 feet

b. Are there bedrock outcroppings on the project site? Yes No
 If Yes, what proportion of the site is comprised of bedrock outcroppings? _____ 20 %

c. Predominant soil type(s) present on project site:

Sandy Loam	_____	60 %
Gravelly Loam	_____	40 %
_____	_____	%

d. What is the average depth to the water table on the project site? Average: perched >6 feet

e. Drainage status of project site soils: Well Drained: _____ 100 % of site
 Moderately Well Drained: _____ % of site
 Poorly Drained _____ % of site

f. Approximate proportion of proposed action site with slopes: 0-10%: _____ 60 % of site
 10-15%: _____ 40 % of site
 15% or greater: _____ % of site

g. Are there any unique geologic features on the project site? Yes No
 If Yes, describe: _____

h. Surface water features.

i. Does any portion of the project site contain wetlands or other waterbodies (including streams, rivers, ponds or lakes)? Yes No

ii. Do any wetlands or other waterbodies adjoin the project site? Yes No
 If Yes to either *i* or *ii*, continue. If No, skip to E.2.i.

iii. Are any of the wetlands or waterbodies within or adjoining the project site regulated by any federal, state or local agency? Yes No

iv. For each identified regulated wetland and waterbody on the project site, provide the following information:

- Streams: Name _____ Classification _____
- Lakes or Ponds: Name _____ Classification _____
- Wetlands: Name Federal Waters; NYS Wetland; Federal Waters _____ Approximate Size NYS Wetland (in a... _____
- Wetland No. (if regulated by DEC) RC-39 _____

v. Are any of the above water bodies listed in the most recent compilation of NYS water quality-impaired waterbodies? Yes No
 If yes, name of impaired water body/bodies and basis for listing as impaired: _____

i. Is the project site in a designated Floodway? Yes No

j. Is the project site in the 100-year Floodplain? Yes No

k. Is the project site in the 500-year Floodplain? Yes No

l. Is the project site located over, or immediately adjoining, a primary, principal or sole source aquifer? Yes No
 If Yes:
 i. Name of aquifer: Principal Aquifer

m. Identify the predominant wildlife species that occupy or use the project site: _____

n. Does the project site contain a designated significant natural community? Yes No
 If Yes:
 i. Describe the habitat/community (composition, function, and basis for designation): _____
 Medium Fen
 ii. Source(s) of description or evaluation: _____
 iii. Extent of community/habitat:
 • Currently: _____ 4.19 acres
 • Following completion of project as proposed: _____ acres
 • Gain or loss (indicate + or -): _____ acres

o. Does project site contain any species of plant or animal that is listed by the federal government or NYS as endangered or threatened, or does it contain any areas identified as habitat for an endangered or threatened species? Yes No
 If Yes:
 i. Species and listing (endangered or threatened): _____

p. Does the project site contain any species of plant or animal that is listed by NYS as rare, or as a species of special concern? Yes No
 If Yes:
 i. Species and listing: _____

q. Is the project site or adjoining area currently used for hunting, trapping, fishing or shell fishing? Yes No
 If yes, give a brief description of how the proposed action may affect that use: _____

E.3. Designated Public Resources On or Near Project Site

a. Is the project site, or any portion of it, located in a designated agricultural district certified pursuant to Agriculture and Markets Law, Article 25-AA, Section 303 and 304? Yes No
 If Yes, provide county plus district name/number: _____

b. Are agricultural lands consisting of highly productive soils present? Yes No
 i. If Yes: acreage(s) on project site? _____
 ii. Source(s) of soil rating(s): _____

c. Does the project site contain all or part of, or is it substantially contiguous to, a registered National Natural Landmark? Yes No
 If Yes:
 i. Nature of the natural landmark: Biological Community Geological Feature
 ii. Provide brief description of landmark, including values behind designation and approximate size/extent: _____

d. Is the project site located in or does it adjoin a state listed Critical Environmental Area? Yes No
 If Yes:
 i. CEA name: _____
 ii. Basis for designation: _____
 iii. Designating agency and date: _____

e. Does the project site contain, or is it substantially contiguous to, a building, archaeological site, or district which is listed on the National or State Register of Historic Places, or that has been determined by the Commissioner of the NYS Office of Parks, Recreation and Historic Preservation to be eligible for listing on the State Register of Historic Places? Yes No

If Yes:

i. Nature of historic/archaeological resource: Archaeological Site Historic Building or District

ii. Name: _____

iii. Brief description of attributes on which listing is based: _____

f. Is the project site, or any portion of it, located in or adjacent to an area designated as sensitive for archaeological sites on the NY State Historic Preservation Office (SHPO) archaeological site inventory? Yes No

g. Have additional archaeological or historic site(s) or resources been identified on the project site? Yes No

If Yes:

i. Describe possible resource(s): _____

ii. Basis for identification: _____

h. Is the project site within five miles of any officially designated and publicly accessible federal, state, or local scenic or aesthetic resource? Yes No

If Yes:

i. Identify resource: _____

ii. Nature of, or basis for, designation (e.g., established highway overlook, state or local park, state historic trail or scenic byway, etc.): _____

iii. Distance between project and resource: _____ miles.

i. Is the project site located within a designated river corridor under the Wild, Scenic and Recreational Rivers Program 6 NYCRR 666? Yes No

If Yes:

i. Identify the name of the river and its designation: _____

ii. Is the activity consistent with development restrictions contained in 6NYCRR Part 666? Yes No

F. Additional Information

Attach any additional information which may be needed to clarify your project.

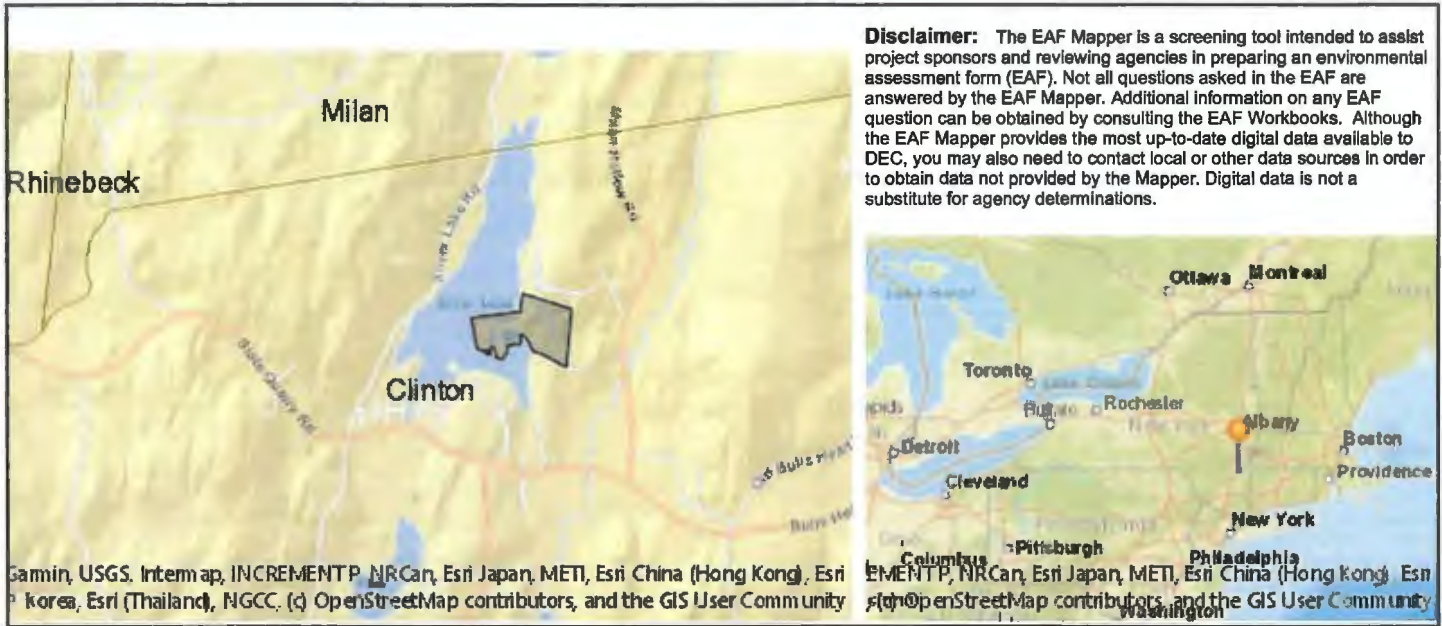
If you have identified any adverse impacts which could be associated with your proposal, please describe those impacts plus any measures which you propose to avoid or minimize them.

G. Verification

I certify that the information provided is true to the best of my knowledge.

Applicant/Sponsor Name Medical Arts Sanitarium, Inc. d/b/a Cornerstone of Rhinebeck Date 2/28/22

Signature [Handwritten Signature] Title ATTORNEY



B.i.i [Coastal or Waterfront Area]	No
B.i.ii [Local Waterfront Revitalization Area]	No
C.2.b. [Special Planning District]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h [DEC Spills or Remediation Site - Potential Contamination History]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h.i [DEC Spills or Remediation Site - Listed]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h.i [DEC Spills or Remediation Site - Environmental Site Remediation Database]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.1.h.iii [Within 2,000' of DEC Remediation Site]	No
E.2.g [Unique Geologic Features]	No
E.2.h.i [Surface Water Features]	Yes
E.2.h.ii [Surface Water Features]	Yes
E.2.h.iii [Surface Water Features]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
E.2.h.iv [Surface Water Features - Wetlands Name]	Federal Waters, NYS Wetland
E.2.h.iv [Surface Water Features - Wetlands Size]	NYS Wetland (in acres):209.6
E.2.h.iv [Surface Water Features - DEC Wetlands Number]	RC-39
E.2.h.v [Impaired Water Bodies]	No
E.2.i. [Floodway]	No
E.2.j. [100 Year Floodplain]	Yes
E.2.k. [500 Year Floodplain]	No

E.2.i. [Aquifers]	Yes
E.2.i. [Aquifer Names]	Principal Aquifer
E.2.n. [Natural Communities]	Yes
E.2.n.i [Natural Communities - Name]	Medium Fen
E.2.n.i [Natural Communities - Acres]	4.19
E.2.o. [Endangered or Threatened Species]	Yes
E.2.o. [Endangered or Threatened Species - Name]	Blanding's Turtle
E.2.p. [Rare Plants or Animals]	No
E.3.a. [Agricultural District]	No
E.3.c. [National Natural Landmark]	No
E.3.d [Critical Environmental Area]	No
E.3.e. [National or State Register of Historic Places or State Eligible Sites]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
E.3.f. [Archeological Sites]	Yes
E.3.i. [Designated River Corridor]	No

SCHEDULE F



Office of Addiction Services and Supports

KATHY HOCHUL
Governor
CHINAZO CUNNINGHAM, MD
Commissioner

February 11, 2022

To Whom it May Concern:

I am writing this letter in relation to Medical Arts Sanitarium, Inc. d/b/a Cornerstone of Rhinebeck ("Cornerstone"). Cornerstone currently operates a total of four programs certified by the NYS Office of Addiction Services and Supports (OASAS), of which two are located at 500 Milan Hollow Road, in Rhinebeck – a Part 818 Inpatient Rehabilitation Service and a Part 816 Medically Supervised Inpatient Withdrawal & Stabilization Service, pursuant to Title 14 New York Codes, Rules and Regulations (NYCRR). At this time, the Part 818 Inpatient Rehabilitation Service has an approved capacity of 93 beds and the Part 816 Medically Supervised Inpatient Withdrawal & Stabilization Service has an approved capacity of 6 beds.

The Inpatient Rehabilitation Service, located on the 2nd Floor of Building 1 at 500 Milan Hollow Road, provides a safe and supportive setting for individuals who have stabilized in their withdrawal symptoms but where other factors indicate the need for longer-term 24-hour, 7-day a-week care. Cornerstone acquired the Inpatient Rehabilitation Service program in 1996

Since that time, Cornerstone has sought an increase in the program's certified capacity on multiple occasions. Program capacity increases are achieved via submission of an OASAS Chemical Dependence Certification Application. Part V of that application requires the provider to demonstrate a need for the additional capacity/beds being requested. In each instance, Cornerstone has sufficiently documented local need for such capacity increase and has obtained OASAS approval.

In fact, since March 2020, Dutchess County has witnessed an increased demand for substance use disorder (SUD) treatment, particularly the need for inpatient beds. According to Dutchess County's 2020 local mental hygiene plan, unmet SUD needs worsened as described below:

- *Dutchess County experienced a record 93 fatal drug overdoses in 2017*
- *The overdoses show increased rates of Fentanyl in addition to heroin and prescription opioids.*
- *Data suggests an increase in opioid experimentation among the adolescent population.*
- *Community providers notice increased rates of cocaine abuse.*

Dutchess County has identified a goal to address unmet need by reducing fatal overdoses in the county and reducing the rate of hospital emergency department admissions for heroin/opioid overdose.

Part II of the Certification Application requires providers to describe the space to be utilized for the additional capacity/beds. The proposed space is then reviewed and approved by OASAS' Facility Unit. The Certification Application also requires submission of a revised budget and staffing plan to meet the demand for the new capacity/ beds.

Prior to submitting any application, a provider must first complete a Prior Consultation with the local OASAS Regional Office and Local Government Unit (LGU). It is during this Consultation

Medical Arts Sanitarium, Inc.
d/b/a Cornerstone of Rhinebeck
(Cornerstone)
Page 2 of 2
February 11, 2022

that the provider is expected to describe the certification action desired and explain the justification for the action. The Certification Application cannot be submitted without the approval of the OASAS Regional Office and LGU (in this case, Dutchess County), who also must then provide final recommendation upon completing review of the submitted application.

Following the most recent capacity increase request, in 2016, Cornerstone is now certified for 93 patients at the Inpatient Rehabilitation Service program at 500 Milan Hollow Road, Rhinebeck.

Over the past 20 years, OASAS has consistently deemed this program to be "In Good Standing". During that time, OASAS has performed eight recertification reviews of the program, with it achieving a rating of "Substantial Compliance" in seven of those reviews.

Similarly, OASAS certifies Cornerstone's 6-bedded Medically Supervised Inpatient Withdrawal & Stabilization Service on the Ground Floor at 500 Milan Hollow Road. These services afford patients an array of detoxification services, while ensuring a comprehensive discharge planning mechanism that enhances the patient's ability to enter treatment after the completion of the withdrawal service. The goals of these services are: 1) to provide the patient with a safe and humane withdrawal from chemicals of abuse; 2) to reduce the medical and psychiatric morbidity and mortality sometimes associated with acute withdrawal; and 3) to encourage the patient to engage in ongoing treatment of his/her dependence.

Since initial certification, OASAS has performed six recertification reviews of this program, with it achieving a rating of "Substantial Compliance" in four of those reviews. In 2017 and 2019, the program was awarded a "Partial Compliance" rating – due to the program's fiscal viability scores. Those identified issues have since been rectified, to the satisfaction of OASAS.

After receiving OASAS approval to increase the capacity of this program 6 to 16 in 2006, the program then reduced its capacity back down to 6 in 2008. It has remained at that capacity for the past 13 years.

Should you have any questions regarding Cornerstone or OASAS processes, please do not hesitate to contact me at (518) 485-2257.

Sincerely,



Keith J. McCarthy
Associate Commissioner
Division of Quality Assurance &
Performance Improvement

cc: Sean M. Byrne
Trishia Allen, Esq.



The Graham Building • One Penn Square West • Philadelphia, PA 19102
☎ 1-888-472-4262 • grahamco.com

February 22, 2022

Mr. Paul Thomas
Temporary Chairman
Planning Board
1215 Centre Road
Rhinebeck, NY 12572

Dear Mr. Thomas:

I wanted to let you know what an admirable organization Cornerstone Treatment Facilities is, and has been for the entirety of my relationship with them. The services and care provided by Cornerstone have transformed the lives of many within the communities they serve. From a business standpoint, I am grateful for the relationships I have with the Cornerstone team, but more importantly, honored to be involved with an organization that provides people with a chance to turn their lives around.

Working with Cornerstone closely over the past five plus years has provided me with a glimpse into the tremendous work they do on a daily basis. I am grateful for the opportunity to partner with such a caring group of people who are dedicated to helping those in need.

Cornerstone continues to provide high-quality and desperately-needed services to the individuals and families who need them most – especially as we all continue to grapple with the ongoing effects of the COVID-19 pandemic. Cornerstone's hard work, dedication, and service to our communities and those in need is inspirational and effective. In this man's humble opinion, we should all be looking for ways to help further their cause in any way we can.

Respectfully,

Thomas P. Morrin
SENIOR VICE PRESIDENT



Commercial Sanitary Solutions Inc.
dba HOODZ of the Mid Hudson Valley
18 Smith Terrace, Highland NY 12528

Trevor.depuy@hoodz.us.com
(914) 755-3807

Town of Clinton Planning Board
1215 Centre Road
Rhinebeck, NY 12572

February 7, 2022

To whom it may concern:

We are submitting this letter as a show of support for Cornerstone of Rhinebeck. As a local vendor we appreciate not only their financial contribution to the community through their purchasing and employment of nearly 100 local area residents, but also the important work they do.

The current rate of drug overdose deaths has skyrocketed both nationally and locally and impacts families without discrimination. Cornerstone staff and the work they do is literally saving lives. We fully support them and their presence in our community.

Sincerely,

A handwritten signature in black ink, appearing to read "T. DePuy", written in a cursive style.

Trevor DePuy
President/Owner

2/7/22

One of the largest problems facing our communities is substance addiction. According to the Pew Research Center in 2018, 68% of U.S. adults agreed that drug addiction was the biggest concern in the country today. We can only assume that this number has increased in recent years. In 2020, "nearly 92,000 people died in the United States from drug-involved overdoses." Data collected by the Centers for Disease Control and Prevention from 2020-2021, estimate that "an average of 265 Americans died each day from a drug overdose.

These numbers are shocking, and serve not just as a call to action for the country, but for districts, towns, and communities as well. A call to action in the places where the impact of substance addiction can be directly felt. About 4 percent of Americans met the criteria for drug use disorder in the past year and about 10 percent have had drug use disorder at some time in their lives. 75 percent report not receiving any form of treatment.

When our bodies become sick we treat them. When we break a bone or catch the flu we go to a doctor, or a pharmacy, or our loved ones, to be healed. We ask them for help, care, and comfort as we recover. Sometimes, our families are the ones that force us to seek medical advice when we don't want to or see the need to. Healing is not an overnight process, and neither is overcoming addiction. We should not condemn those working to heal, but instead provide the facilities and space necessary for them to recover. Cornerstone provides that space, that opportunity, not just for those seeking treatment to heal, but for families as well.

Isabel Polletta


(Teacher of history and psychology at Rhinebeck High School)



CALCULATED FIRE PROTECTION CO., INC.

SYCAMORE SQUARE, SUITE 2

2510 ROUTE 44

SALT POINT, NY 12578

Phone: 845.677.5201 Fax: 845. 677.5208

February 11, 2022

Town of Clinton Planning Board
1215 Centre Road
Rhinebeck, NY 12572

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Sincerely,

Daniel Higgins, President
Calculated Fire Protection Co., Inc

Megan Barbera, LCSW-R
6423 Montgomery Street, Suite 16B
Rhinebeck, New York 12572
845.233.1409

3/1/22

Town of Clinton
1215 Centre Road
Rhinebeck, NY 12572

RE: Cornerstone of Rhinebeck

Dear Members of the Board:

It has recently been brought to my attention that one of our longstanding and vital local addiction treatment resources is facing potential closure. I am writing to express my deep concern about this possibility, as it comes at a time when our community already faces a shortage of local inpatient addiction treatment options.

I have been a therapist in Dutchess County for fifteen years. During that time, my colleagues and I have seen a steady increase in addiction-related referrals and drug overdoses, especially since the onset of the pandemic. This steady increase necessitates the ongoing availability of local inpatient treatment options. These local inpatient treatment centers SAVE LIVES.

In my professional opinion, closing Cornerstone of Rhinebeck, an inpatient treatment center that has been serving our community for decades, would be a misguided and short-sighted decision. Making community decisions based on a "not in my neighborhood" stance is both irresponsible and unethical. Research strongly shows that community-embedded inpatient treatment centers are an important key to supporting addiction recovery.

In closing, I trust that the Board will carefully consider this decision, as a vote in support of closing Cornerstone of Rhinebeck would also be a vote to further marginalize some of our community's residents at their most vulnerable time and also to perpetuate an already worsening community crisis.

Thank you for your time and service to the community.

Sincerely,

Megan Barbera, LCSW-R

Megan Barbera, LCSW-R
Licensed Clinical Social Worker

ADMINISTRATION

Neela Mukherjee Lockel, MSW, MPA
President & Chief Executive Officer

Tania Peterson Chandler, Esq., MPA, SHRM-CP
Chief Operating Officer

Robert Stricoff, MSA
Chief Development Officer



March 14, 2022

Thomas Puzo
President and CEO
Cornerstone Treatment Facilities Network
159-05 Union Turnpike
Fresh Meadows, NY 11366

Re: Letter of Support

Dear Mr. Puzo,

EAC Network is pleased to submit this letter of support and commitment for Cornerstone Treatment facilities' application to allow Cornerstone of Rhinebeck to service our communities struggling with substance abuse disorders.

EAC Network is a not-for-profit social service provider of Treatment Alternatives for Safe Communities (TASC) alternative to incarceration and re-entry criminal justice case management programming throughout New York. We routinely refer participants to Cornerstone Treatment facilities Network for inpatient medically supervised detoxification and rehabilitation services. Throughout the years, EAC Network has trusted and relied on Cornerstone Treatment facilities to provide an array of supportive services that include educational seminars, individualized counseling, nutritional programs and lifetime aftercare services.

We support Cornerstone's efforts to continue to provide treatment for justice involved individuals entering the court system. Cornerstone of Rhinebeck has provided essential services to the courts throughout New York City, Long Island and the Hudson Valley for many years. With the ongoing opiate epidemic being responsible for the deaths of countless individuals, it is critically important to have Cornerstone of Rhinebeck remain available to the community in order to help save lives and achieve a long-lasting recovery. The opportunity for more individuals to access Cornerstone will continue to serve as a valuable resource towards rebuilding lives and making our communities safer.

Sincerely,

Tania Peterson Chandler, Esq., MPA, SHRM-CP
Chief Operating Officer
EAC Network
99 Quentin Roosevelt Blvd. Suite 200 11530
Phone: 516-539-0150 Ext. 122
Fax: 516-539-0160
Email: TChandler@eac-network.org



1/27/2022

To Whom This May Concern,

Cornerstone has been a great partnering relationship with NCRC since we started referring client to their inpatient program. Cornerstone staff are responsive during the admission process and helpful to our staff and clients. The clients who have returned from Cornerstone inpatient rehab have reported receiving good care while there and have reported on the dedication from the staff and company. I would support Cornerstone is the continuation of services as they have been an asset to our agency and population of clients we serve.

Thank you,

A handwritten signature in black ink, appearing to read "Lauren Grasso", with a stylized flourish at the end.

Lauren Grasso LCSW

Clinical Director NCRC

"New Choices Recovery Center through their caring, responsive staff, provide innovative and comprehensive addiction treatment services that enhance the quality of life for individuals and the community we serve."



February 11, 2022

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Page 2 of 2
February 11, 2022

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Should you have any questions regarding Cornerstone or OASAS processes, please do not hesitate to contact me at (518) 485-2257.

Sincerely,



Keith J. McCarthy
Associate Commissioner
Division of Quality Assurance &
Performance Improvement

cc: Sean M. Byrne
Trishia Allen, Esq.

1/20/22

Dear Cornerstone,

I Jessica Jerez am writing this letter to thank you for saving my life and my family. Without your facility I don't know where or even if I'd be alive. Knowing that no matter what I've done you have always kept your doors open. That means everything to me. You see I suffer from PTSD and anger issues, so its like a broken record in my mind ... well at least it WAS.

thanks to all groups and anger management I've changed I no longer fight and argue with people, ive learned to walk away and breathe. You have helped me break the cycle and for that I am super grateful. my kids are proud of me again and I have been able to complete Cornerstone. So I can go home with my head held high and be the SuperMom my kids once had.

Thank You All,
Jessica Jerez

DEAR CORNERSTONE,

TO WHOM IT MAY CONCERN, AND THOSE WHO HAVE A COMPASSIONATE EAR, LET HIM OR HER HEAR --

IF THIS ESTABLISHMENT, ORGANIZATION, AND FACILITY WAS NOT IN PLACE, OPEN FOR TREATMENT OR RECOVERY -- I WOULD DEFINITELY WOULDN'T BE, NOR WOULD MY FAMILY HAVE A FATHER, UNCLE, COUSIN OR SOBER INDIVIDUAL TO PROVIDE FOR, PROTECT, AND IMPUTE THE VALUES OR MORALS THAT, IN THESE TIMES ALL FAMILIES SHOULD HAVE.

YES, I AM A RECOVERING, ADDICT -- AND WITHOUT THE SEDIMENTARY RULES, TOOLS, AND LIFE SKILLS THAT THESE PEOPLE HAVE EXHORTED ME TO FOLLOW AND PRACTICE MY CHILDREN, GOD, AND MOST OF ALL SOCIETY WOULD NOT BE BACK IN MY LIFE TO GIVE ME YET ANOTHER OPPORTUNITY TO

"DO IT AGAIN, LIGHTHEUSLY"

I THANK GOD OUR FATHER FOR CORNERSTONE OF RHINEBECK FOR THIS CHANCE TO CHANGE AND AFTER THE BRAIN FOG THROUGH DETOX AND REHAB HAS RECEDED IM STARTING TO SEE.



SEE -- IN SUCH A WAY IVE NEVER
SEEN BEFORE.

NET IN THE 16 YRS OF INCARCERATION
AND 22 YRS OF ACTIVE DRUG USE.

HAVE I FELT THIS PURE, HONEST, AND HUMBLE.
DRUGS AND ADDICTION IS A DISEASE
THAT IN THIS COUNTRY AFFECTED MILLIONS
FROM THE HOMELESS TO THE FAMILIAR
FROM JUSTIN KEYSER SR. TO PRINCE
OR JOHN G. CITIZEN TO AMY VINETHOUSE
I FEEL THAT IF PEOPLE HEARD MORE
STORIES OF RECOVERY, AND MIRACULOUS
CHANGES AND OPPORTUNITIES --
WE ALL MIGHT SEE OR FEEL DIFFERENTLY!

THIS PROGRAM DIDNT JUST CHANGE ME,
IT RESCUED ME, NO OTHER BURROW IN
THE NYC AREA WOULD TAKE ME, BECAUSE
OF MY PRICE OR PAST BEHAVIORS, -- BUT
THE RHINEBECK LOCATION DID.

I LOVE THIS FACILITY! - THE STAFF - LOCATION!

THIS IS WHAT I NEEDED, CORNERSTONE
OF RHINEBECK LOOKED PAST THE SIGMA,
THE BACKGROUND, RACE, RELIGION, AND
SEXUAL IDENTITY AND FOCUSED ON
THE JOURNAL. THE DISEASE OF ADDICTION
AND HOW TO DO IT.

-- FROM THE INSIDE OUT

YES, I HAVE DAYS THAT I FEEL LIKE GIVING UP.

BUT I REMEMBER WHAT 1 COUNSELOR TOLD ME.

"YOU GET OUT WHAT YOU PUT IN."
MANY CLICHE SLOGANS

"IF NOT NOW, WHEN -
IF NOT YOU -- WHO?"

SHUTTING THIS PLACE DOWN WONT STOP ADDICTION -- IN TURN IT WILL MAKE THIS LOCATION SPECIFICALLY WORSE! WHY?

BECAUSE THE DISEASE WILL SPREAD TO OTHER AREA HERE AND GIVE ADDICTS NO WAY, OR WHERE TO GO OR TURN. HERE WHICH THE BY PRODUCT WILL BE CRIME, DEATHS, THEFT AND ETC. HERE.

POUGHKEEPSIE, NEWBERG, AND ETC.

HASNT GOD GIVEN YOU OPPURTUNITY?

BE A BLESSING TO SOMEONE YOU DONT KNOW, THIS IS A GIFT OF GOD. AND YOU HAVE HELPED ME TO BE CLEAN AND CLEAR

TO WRITE THIS WORDS TO YOU.

Sincerely
John D. Key

Dear Cornerstone,

I would like to start by saying thank you for saving my life. I have been an alcoholic for 37 years and never seen any light at the end of the tunnel. You have helped me in every aspect of my life from mental health, being a good father, son and brother. Since I have come here I have learned that my alcoholism doesn't ~~got~~ have me in the grave. I have struggled with this my whole life. I never realized what a place like Cornerstone could do for me. The light I see now is getting brighter for me. You have allowed me the time to heal my mind, body, soul and spirit. I have found God here and spirituality has become a priority in my life and could one day truly be happy for once in my life. The staff here has treated me like family and I have not had that in my life in a very long time because who I have become

you have giving me a second
chance at life, a good sober
life if I did not come here
I would not be alive right
now, I would be dead. So
I thank you from the bottom
of my heart, my family thanks
you and my 2 beautiful
daughters thank you. I hope
you continue to help as many
people as you can long after
I'm gone. God Bless!

Robert John ~~Y~~

Wilfredo E Ortiz.

Dear Cornerstone,

For many years i've battled with Addiction alone. I've been at the lowest point of my life many times and at the age of 23, 28 and now 35 your facility has saved my life. Each time I was provided with transportation to and from your facility, clothes, shelter, food, medication, counseling but most important I was provided with the care and education needed to prepare me to live life much better sober & clear headed. One thing im very grateful for is family visitation i was granted while i was at this facility at the age of 28 which helped me get my family back because they were also educated on the disease of addiction. I was provided with after care everytime I completed & never made feel less than. Im currently writing you this letter of appreciation from inside your facility because I had a minor relaps & was welcomed back with opened arms & they were not dissappointed but happy and relieved that I made it back and did not overdose. Thank you for being available!

To whom it may concern,

Angela sent from Dad, with
hearts of gold! Taught me that there are
people that love me, I just have to reach out
and stop thinking I can do this alone!
Made me believe in myself! Gave me the
knowledge to stay sober and be a better
me! I will become a EMT supervisor!

Love from
Grand Ma
Liz
Shanaya Reid

TO WHOME IT MAY CONCERN:

MY NAME IS SAMIR SARA ONE OF A GRATEFULL PATIENT'S
OF CORNERSTONE.

CORNERSTONE IS HELPING ME REPAIR MY LIFE BY
GIVING ME THE TOOL'S I NEED TO ACOMPLISH IT.

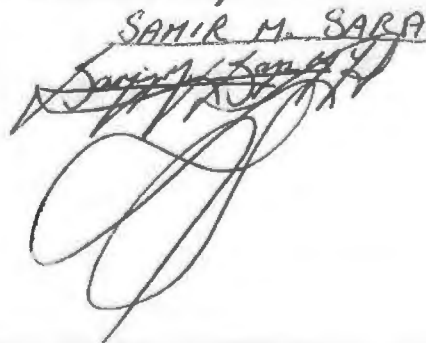
CORNERSTONE AND IT STAFF BEEN FOR ME
THIS PLAC IS MY VERY FIRT RECOVERY CENTER I HAVE
ADMITTED MY SELF IN.

I MUST SAY THE CORNERSTONE EMPLOYEE'S ABOVE AND BEYOND
SERVIC'S TWORD'S MY ADDICTOIN RECOVERY I WOULD NOT
KNOW WHAT TO DO WITH OUT THIS PLACE.

I COULD NEVER THANK CORNERSTONE ENOUGH
FOR THERE WORK AND EFFORT REGARDING MY RECOVERY
FROM MY DRUG ADDICTION I CAN SAY THE INFORMATION
THIS PLAY PROVIDE'S IS LIFE CHANGING. TANK
YOU

SINCIERLY:

SAMIR M. SARA

A large, stylized handwritten signature in black ink, appearing to be 'Samir M. Sara', written over the printed name.

Dear Cornerstone

My name is Josie Kent, I'm writing to whom ever this letter may concern and to anyone who ~~may~~ will listen. I am just one of many many people this program has ~~help~~ not only helped but for all we know, been the reason we're even still alive. I'm not much of a writer so I'll keep this short & sweet. I owe my life, my sanity, my will to live and my appreciation for myself to this place. I've been to many other programs, but none are like this one. The strength and sense of wholesomeness that this community has shown me during the time I've spent here, every time I've been here.

Sincerely

Josie Kent

1/26/22

My name is Shannon Mayhue and I came to Cornerstone in Rhinebeck on Dec. 28 and today is Jan. 26 and I will be leaving for a long term treatment center on Jan 31 and I can't put into words how this place has changed my life no actually helped me reclaim my life back. When I came here my life was completely a mess from alcohol and actually I had no life outside of drinking literally that was all I did from the time I woke up till I passed out at night. I owe the staff and counselors a huge debt and I can't tell you how important this facility is to people like me and without it where we would end up. I can only pray that Cornerstone will always be a place to help people who cannot even help themselves and offer addicts a chance to reclaim there lives. Thanks, Shannon Mayhue

Dear Cornerstone,

What does recovery mean? To many it means addressing and treating an addiction, but to me it means so much more. Throughout my recovery, I have been able to move further along in my grieving process. Is there a standard process for something so life changing? Of course not. But Cornerstone has helped me realize that I cannot continue to blame myself. That I need to live my life again. Death is an inevitable part of life and I will forever be grateful that I had Cornerstone to turn to in my darkest days.

Sincerely,

Jessica Cosme

Dear Cornerstone,

Mikal K. Anderson 1/25/22

I would like to thank you, but for a moment let me digress. I have been addicted to one substance or another since I was eleven years old. I come from what you'd call in short a broken home. Both of my parents were addicted to drugs and alcohol. I grew up with a step-father in the house who was not only also addicted, but was also very abusive. In short that's my history so you can see why I became a "product of my environment" if you will. I have been to several other programs, and I have not completed any. None of them had everything I need. None of them "reached" me. I admittedly have a lot of issues. Not only addiction wise, but also mental health. I am proud of myself to say at the time I am writing this letter I have successfully completed your program. In fact this is my last day. If asked what about Cornerstone is different? What did/does Cornerstone have that all of the other programs lack? In short I would say everything, but allow me to elaborate. The counsellors care especially my counsellor Raheem. I view this man as a role model, which is very hard for me because of my upbringing I distrust men very greatly. I feel Raheem has taken the time to understand me and tell me not what I want to hear, but everything I need to hear. All of the staff is like this. From security to the kitchen staff they all treat me like a human being, like a person not an addict.

I feel like everyone roots for me to be clean, and that makes me want to be clean myself. I cannot thank you enough with encouragement from my Counselor. I am moving on to long term from here (another first), and that's also with the help and encouragement of your staff. Everyone who works in this building has encouraged me. From the housekeeping staff, to the lady who does the transports. From security to the administrator Jen. Every single staff member has made me feel warm and welcomed. Even my fellow clients are amazing. I feel like I have a family. You not only saved my life, but gave me the strength to want more, want a better life. From the bottom of my heart thank you, thank you so very much.

Thank you for your time
and consideration in this
matter.

Respectfully submitted,
Mikal K. Anderson.

DEAR, Cornerstone

My name is Akeel Simon AND I WANT TO SAY HOW MUCH I OWE YOU FOR HELPING ME ALSO SAVING MY LIFE IN WAYS THAT I CAN'T THANK YOU ENOUGH FOR HELPING ME WITH MY ADDICTIONS THAT I HAD FOR YEARS PLUS HELPING ME WITH LIFE AS A WHOLE WERE I NEEDED FOR YEAR TO BE WHO I AM TODAY BY GOD BLESSING CORNERSTONE WAS HERE AND ALOUD ME A CHANCE TO GROW AND HEAL AS A BROKING MAN INTO A STANDUP MAN

January 20, 22

Dear CornerStone

My name is Camille Cruz.

I First want to say ~~thank~~ thank for saving my life I have been struggling my whole life with drugs I have been to many rehabs but none have done what Cornerstone has done for me.

Cornerstone has shown Compassion and understanding. for the first time in my life, I have found a place (Cornerstone) that don't treat us like "junkies" I can now have the respect for myself that I never had. I can be the mother that my child deserve But most of all I can have my life Back.

Thank you CornerStone
for Saving My Life

Camille Cruz.

Dear Cornerstone.

I'm writing this letter to express how much this Rehab has helped me very much. I've been using heroin for 20 years. Never did I expect that in these 28 days here, how much it changed me. My recovery means a lot because of Cornerstone. The groups on relapse prevention and coping skills have given me a better way of seeing and dealing with my negative thoughts and how if I implement them, will help me when I get out of here. They've helped me realize my potential and how I deserve to live life on life's terms.

Thank you.
Lissette Vasquez

Dear Cornerstone,

My name is Kalan Mayhue (25 years old) and I went to Cornerstone on November 16, 2021. I had been addicted to stimulants, meth and Adderall specifically, for 6 years. I had also been addicted to alcohol and marijuana for the same amount of time. When I arrived to Cornerstone of Rhinebeck, I was homeless, living in a car, with no food and hadn't taken a bath in weeks. I didn't know how to stay sober, because I didn't have the tools and wasn't educated on my disease. I had tried numerous times to "get clean" and to no avail. While at Cornerstone, I learned the skills I needed to stay sober. I had one very important group there that still follows me to this day, relapse prevention. The group was led by a gentleman named Vinny and he taught me that it was possible to stay sober. He brought to my attention all the reasons that I used, and he opened up many old wounds that I never realized had scarred me. He helped start the healing process. He helped me grieve over my addiction. I felt like getting sober I was losing a part of me, and he taught me it was okay to mourn the loss of the "old" me... because that me was never coming back.

It has been, to this day, one year, two months, and twelve days since I had last used a drug, drank alcohol, or had to live in a car or be hungry. I now work for a recovery community center, Second Chance Opportunities in Albany, NY as a receptionist. I have a home and a place to shower! I just purchased my first, new car! I have a savings account! I AM IN SCHOOL! I am going to school to be a paralegal! I've built back a relationship with my father, and many other family members. I have so much to be thankful for, and I couldn't have accomplished any of this without the help of the staff at Cornerstone who taught me the skills that I needed to stay sober and be a positive influence on society.

Something else I think is worth noting; my mother has now taken my lead and is now in treatment at Cornerstone. In AA and NA, the saying is "attraction rather than promotion." I didn't have to tell anyone how being sober helped me, they could just see it. My mother saw me doing good and followed suit and is now getting the help that she so desperately deserved. And when she came to me and said she wanted help, I couldn't think of any place I would rather have her go than the place that saved my life, Cornerstone of Rhinebeck.

To all the staff at Cornerstone, thank you for saving my life and helping educate me on my disease. I felt no judgement while staying there and I now live a life that I can be proud of. I can't wait to see how my mother's life changes and I can't wait to see all the people who come out of Cornerstone whose life has been changed, too!

Thank you for, literally, everything,

Kalan B Mayhue

1/26/2022

Kalan B Mayhue

Lori Costa

From: loriob13@aol.com
Sent: Thursday, January 27, 2022 6:14 AM
To: Lori Costa

To Cornerstone,

I went to Cornerstone of Rhinebeck in 2019. The staff at Cornerstone saved my life, I was addicted to heroin for years and couldn't get clean. I want to thank staff Lori Costa for picking me up at the worst time of my life. If I didn't go to Cornerstone in Rhinebeck, I would definitely be on the streets, in jail or dead. The therapeutic meetings and staff were tremendously helpful. Cornerstone is one of the only places in the county that has a detox program that saved my life. May 12th, 2019 is my sober date and I haven't picked up since going to Cornerstone. I want to thank Cornerstone and the staff from the bottom of my heart because I now have the tools I need to not just survive. I now have a relationship with some family members that I haven't spoken to in 17 years. I have been able to hold down a full time job and have a girlfriend for the first time in my 47 years of life. I'm so grateful for this program, it has saved not only my life but many others. I have many friends I still speak to who also went to Cornerstone and are still sober due to the program at Cornerstone. It's a life saving program and I wouldn't be sitting here able to write this letter if it wasn't for the help I received at cornerstone.

Thank you again to Cornerstone and all of the staff from the bottom of my heart for saving my life!

A recovering addict,
Joseph Flood

Sent from the all new AOL app for iOS

Date: 2/4/2021

To Whom It May Concern:

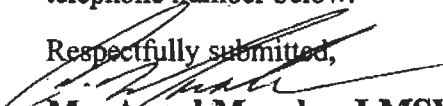
This letter has been prepared in full support of the Cornerstone of Rhinebeck residential program located at 500 Milan Hollow Road, Rhinebeck, New York 12572.

As a Parole Officer with over fifteen (15) years of Law Enforcement experience, a General Topics Instructor through the State of New York Division of Criminal Justice Services Municipal Police Training Council, and twenty (20) years of clinical social worker experience in various social service agencies, I have been impressed with their professionalism and their compassion towards the Ulster County Parolees in addressing their substance abuse and mental health issues. With my practical experience and formal education in **mitigation, law enforcement, individual and group counseling, biopsychosocial assessment, crisis intervention, conflict resolution, intervention, advocacy, referrals, and interdisciplinary team participation**, this program has gone beyond the call of duty to serve this population.

As a Licensed Master's Social Worker in the State of New York, a Licensed Social Worker in the State of New Jersey, and currently pending appointment for the Mental Health Professionals Panel for the New York State Appellate Division Second Judicial Department, without any reservation I would continue to utilize the Cornerstone of Rhinebeck's residential program in the rehabilitation/transformation of the lives of the parolees and there families.

If you require any additional information or would need to speak to me, you may contact me at the telephone number below.

Respectfully submitted,


Mr. Angel Morales, LMSW, LSW
Parole Officer # 1869
(845) 417-8221



Samaritan Daytop Village

WHERE GOOD LIVES

718-206-2000

138-02 Queens Boulevard
Briarwood, NY 11435

samaritanvillage.org

February 1, 2022

Cornerstone of Medical Arts Center
159-05 Union Turnpike
Queens, NY 11366

Dear Mr. Puzo,

This letter is in support of Cornerstone of Medical Arts facility in Rhinebeck, NY. For over 60 years, Samaritan Daytop Village has been improving the quality of life for New Yorkers. We are nationally recognized for the treatment of substance use disorder as well as for the veteran-specific approach that we have pioneered. Our continuum of services also includes health and mental health care, transitional and supportive housing, educational and vocational assistance, peer-assisted recovery, and specialized programs for adolescents, families, and seniors. Annually, Samaritan Daytop Village serves over 33,000 people at more than 60 facilities throughout New York City, Long Island, and the lower Hudson Valley. We currently have two programs in the town of Rhinebeck.

We have worked collaboratively with Cornerstone for over 30 years. Cornerstone's programs are instrumental in eliminating the devastating effects of substance use disorders on individuals, families, and communities within New York State. Their programs help New Yorkers navigate their personal journeys to becoming stable, productive, law-abiding citizens.

Over 2 million people nationally have an opiate use disorder with only 1 in 5 receiving specialty treatment for substance use disorder. Drug overdose rates rose 33% from 2019 to 2020 for all groups aged 15 and over. The New York State Department of Health has published that in 2020 there were 102 deaths and 174 visits to the emergency room attributed to opioid overdoses in Dutchess County alone. The consequences of untreated substance use disorders and persistent mental illness can be homelessness, incarceration, and early death. More than ever it is imperative that agencies like Cornerstone and Samaritan Daytop Village continue to exist to respond to this epidemic by providing tools to save lives.

Should you require any further information or support for the quality services that Cornerstone provides please feel free to contact me at Alicia.mcfarlane@samaritanvillage.org.

Sincerely,



Alicia McFarlane
Chief Program and Legal Officer



Second Chance Opportunities, Inc.

February 17, 2022

Re: Cornerstone Treatment Facility

To whom it may concern,

Provisional data from CDC's National Center for Health Statistics indicate that there were an estimated 100,306 drug overdose deaths in the United States during 12-month period ending in April 2021, an increase of 28.5% from the 78,056 deaths during the same period the year before. In New York the rate has gone up by 15% in one year. In upstate New York the available treatment facilities dwindle.

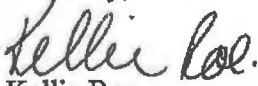
Cornerstone has been a vital resource for people in the Capital District and the surrounding areas. We have sent hundreds of people to this program, all who have completed successfully, and returned to create a life in recovery. Where they are reconnecting with family, getting meaningful employment and becoming successful members of society.

Substance use disorder is a disease of the brain that wants people dead. In 1996 with the invention of the pain relief scale and oxycontin being introduced into the market, 100's of thousands of young people has been prescribed into addiction. All these years later there is still no education going out to the high school football team, soccer team or the local dentist.

We cannot do without Cornerstone, we cannot even think about limiting access to care. The staff at Cornerstone are responsive, empathetic and dedicated to the full range of substance use disorder treatment. We must have them in our community. This is no longer a war on drugs, we are trying to outpace the Coroner's office.

I can also completely understand from a neighbor's perspective how uncomfortable this would be living next to a treatment facility. Build a fence, build a nice big privacy fence, not white plastic but wood so it blends into the natural growth. Get the neighbor's input about decorating the outside of the fence so they don't have to stare at something ugly. Make it a mural, make it a hanging garden. But the solution here is not to close the facility, the solution is to create a good neighbor, so Cornerstone can get back to saving lives. Our families lives.

Sincerely,



Kellie Roe
Executive Director



STATE OF NEW YORK
UNIFIED COURT SYSTEM
25 BEAVER STREET, SUITE 1128
NEW YORK, NEW YORK 10004
(212) 428-2130
FAX (212) 428-2192

February 2, 2022

Thomas Puzo
President and CEO
Cornerstone Treatment Facilities Network
159-05 Union Turnpike
Fresh Meadows, N.Y. 11366

Re: Letter of Support

Dear Mr. Puzo,

The NYS Unified Court System's Division of Policy and Planning is responsible for statewide oversight of problem-solving courts, including drug courts, veterans courts, mental health courts and an array of other specialty courts – all designed to aid offenders, their families and communities deal with issues that arise by involvement with the criminal justice system. These courts routinely refer participants to Cornerstone Treatment Facilities Network for in-patient substance abuse treatment, medical detoxification, and for the wide array of supportive services offered such as educational seminars, individualized counseling, nutritional programs, and lifetime aftercare services.

Cornerstone of Rhinebeck has provided essential services to the courts throughout New York City, Long Island, and the Hudson Valley for many years. With the opiate epidemic being responsible for many deaths this year, it is critically important that Cornerstone continues to be available to its community to help participants address their clinical needs and to continue to save lives.

We support your efforts to continue to provide treatment for justice involved individuals in the court system. The opportunity for more individuals to access Cornerstone will continue to serve as a valuable resource towards rebuilding lives and making our communities safer.

Sincerely,


Sky L. Pena-Davis
Regional Project Manager

MidHudson Regional Hospital
of Westchester Medical Center



STEPHEN KAHN, EdM / LMHC – PSYCHOLOGY ASSOCIATE
201 South Avenue – 4th Floor Telephone Number: 845 483-5375
Poughkeepsie, New York 12601 Fax Number: 845 471-6470

8 February 2022

Clinton Town Board
Town of Clinton
1215 Centre Road
Rhinebeck, New York

Ladies and Gentlemen of the Board:

I am writing this letter to offer my support to Cornerstone both as an institution and as a treatment facility itself.

I am the therapist who runs the entire Individual and Relapse Prevention Outpatient Addiction Practice at Westchester Medical Center/MHRH in Poughkeepsie. I have often had occasion, over many years, to refer patients to Cornerstone in Rhinebeck when our own Inpatient facility has been either closed for renovations, COVID-19 or just plain full to capacity and could not take one more of even our own patients needing inpatient treatment.

In our profession, the best feedback on patient facilities comes by the experience patients have had while being treated at a Health or Rehabilitation Treatment Center. I have only heard positive and glowing reports of how patients were treated at Cornerstone and, the largest compliment they have made, by far, is the fact that not only is the clinical and medical treatment excellent, but the fact that they feel safe there. Safety is of their utmost concern as many have been to other facilities where they have not felt safe. They have stated numerous times; that they feel that the staff is structured. Patients cannot go out for walks unchaperoned. Patients are never permitted to loiter or congregate on or around the grounds, they tell me this in the context of explaining how very structured the program at Cornerstone is; and that they are there to get sober and healthy, not to be outside to smoke and or loiter, but to do their work and attend therapy and groups. This feedback is unlike many other facilities about which I have heard horrendous stories. This is why we refer to Cornerstone when our own facility is full as we know our patients will be safe and looked after which includes being inside and doing the work they need to do to get and remain healthy and to gain long-term sobriety.

I think that when people hear the word addiction or treatment center, they become frightened. Alcohol and Drug Addiction is a disease as or equally as common and lethal as Heart Disease or Cancer according to the American Medical Association and the American Psychological Association. People who fear these patients need to be reminded and educated that if Addiction goes untreated, just like Cancer and Heart Disease, people can die from it and it needs to be treated.

Cornerstone is one of the finest institutions in the Northeast to treat this illness. I hope that you will consider this when making any decisions that may reflect the future of this facility, as its presence has saved more lives than you or I could even begin to count; and with the Opioid Crisis upon us and the deaths being caused by it, we are in need of it remaining in place desperately.

Respectfully submitted,
Stephen Kahn, EdM/LMHC
Stephen Kahn, EdM / LMHC
Psychology Associate
Westchester Medical Center
stephen.kahn@wmchealth.org

Welsh Sanitation Service

P.O. Box 1209, Hopewell Junction, New York 12533-1209

845-877-9354 800-522-7235

Fax 845-227-7734

February 7, 2022

Town of Clinton Planning Board
1215 Centre Road
Rhinebeck, NY 12572

To whom it may concern:

We are submitting this letter as a show of support for Cornerstone of Rhinebeck. As a local vendor we appreciate not only their financial contribution to the community through their purchasing and employment of nearly 100 local area residents, but also the important work they do.

The current rate of drug overdose deaths has skyrocketed both nationally and locally and impacts families without discrimination. Cornerstone staff and the work they do is literally saving lives. We fully support them and their presence in our community.

Sincerely,



Evelyn Panichi
COO



A Project of the Center for Court Innovation

215 East 161st Street, Bronx, NY 10451
p. 718 618 2490
courtinnovation.org

Marla Alonzo-Weston, Project Director

Thomas Puzo
President and CEO
Cornerstone Treatment Facilities Network
159-05 Union Turnpike
Fresh Meadows, NY 11366

Re: Letter of Support

Dear Mr. Puzo,

Bronx Community Solutions is pleased to submit this letter of support and commitment for Cornerstone Treatment facilities' application to allow Cornerstone of Rhinebeck service our communities harmed with those who struggle with substance abuse disorders.

Bronx Community Solutions offers criminal justice involved individuals a range of alternative sentencing options such drug treatment, mental health counseling, job training and family services. Bronx Community Solutions routinely refer participants to Cornerstone Treatment facilities Network for inpatient medically supervised detoxification and rehabilitation services. Throughout the years, Bronx Community has trusted and relied on Cornerstone Treatment facilities to provide an array of supportive services that include educational seminars, individualized counseling, nutritional programs, and lifetime aftercare services. Many of our participants cycle in and out of the criminal justice system due to their addiction and it is great to have a partner like Cornerstone always willing to provide much needed services to get the individual on a better path than when they were referred to Bronx Community Solutions.

We support Cornerstone's efforts to continue to provide treatment for justice involved individuals entering the court system. Cornerstone of Rhinebeck has provided essential services to the courts throughout New York City, Long Island and the Hudson Valley for many years. With the ongoing opiate epidemic being responsible for the deaths of countless individuals, it is critically important to have Cornerstone of Rhinebeck remain available to the community in order to help save lives and achieve a long-lasting recovery. The opportunity for more individuals to access Cornerstone will continue to serve as a valuable resource towards rebuilding lives and making our communities safer.

Sincerely,

A handwritten signature in blue ink that reads "Carmen Alcantara".

Carmen Alcantara
Treatment Alternatives Program Manager
718-618-1158



CAMINO NUEVO

175 Central Avenue • 1st & 4th Floor • Albany, NY 12206
Tel. 518-729-5659 • Fax 518-426-1325

February 16, 2022

To Whom it May Concern:

My name is Charmain McDowell and I am a counselor here at Camino Nuevo a methadone program in Albany, NY. I have been utilizing Cornerstone since I started working at Camino. Cornerstone has been an intricate part in helping my clients get clean and be able to move forward in their lives. Cornerstone provides a service that is needed during this opioid crisis, without them the number of lives loss would be much greater. The lost of Cornerstone would create a gap in providing much needed help to people with substance use issues. Cornerstone is one of the best detox and rehab facilities in this region. The clients all love the care and dedication that they receive while in their care from the staff at that facility.

Respectfully,

Charmain McDowell, CASAC II
Counselor
Camino Nuevo Methadone Program
175 Central Av 4th Floor
Albany, NY 12206
Office (518) 729-5659 Ext 5017
Fax (518) 426-1325



DAMIAN FAMILY CARE CENTERS, INC.

89-56 162ND STREET, 3RD FLOOR

JAMAICA, NY 11432

(718) 657-1100

(718) 657-1870 (FAX)



January 27, 2022

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*President
Chief Executive Officer*

JAMES PAINE, Ph.D.
*Sr. Vice President of Operations
Chief Operating Officer*

GORDON SIESS, CPA
Chief Financial Officer

GILBERT ROSS, MD
Chief Medical Officer

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To Whom it may concern,

Please accept this letter of support for Cornerstone of Rhinebeck. I serve as President & CEO of Damian Family Care Centers which is a Federally Qualified Health Care Center with 14 facilities in NYC, Suffolk, Ulster and Dutchess Counties.

Damian Provides primary and specialty health care to thousands of individuals regardless of language, cultural barriers or ability to pay. I have collaborated and worked closely with Cornerstone for the past 30 years. They are widely regarded as the gold standard in substance abuse treatment services in New York State. The leadership in their organization as well as their staff are deeply committed to serving and partnering with their local communities.

Cornerstone has helped thousands of individuals recover from their addiction and reintegrate back into society in a meaningful way. As you know, addiction is not a disease that discriminates and has significantly impacted every community and family in our state. With the opiate epidemic being responsible for over a 100,000 deaths this year, it is critically important that organizations like Cornerstone continue to do the extraordinary work they have done for decades and more importantly continue to save lives. Please do not hesitate to contact me if you have any thoughts or questions. Peter Grisafi, pgrisafi@damian.org, 718-657-1100 Ext. 1225.

Sincerely,

Peter Grisafi
President/CEO

DAMIAN FAMILY HEALTH CENTER
FIREHOUSE FAMILY HEALTH CENTER
HIGHBRIDGE HEALTH CENTER
ELLENVILLE HEALTH CENTER
53RD STREET HEALTH CENTER

121ST STREET FAMILY HEALTH CENTER
RHINEBECK HEALTH CENTER
RICHMOND HILL HEALTH CENTER
THIRD AVENUE FAMILY HEALTH CENTER
RONKONKOMA FAMILY HEALTH CENTER

RALPH AVENUE HEALTH CENTER
WARDS ISLAND FAMILY HEALTH CENTER
LONG ISLAND CITY FAMILY HEALTH CENTER
MYRTLE AVENUE FAMILY HEALTH CENTER

MARCUS J. MOLINARO
COUNTY EXECUTIVE



LIVIA SANTIAGO-ROSADO, MD, FACEP
COMMISSIONER

JEAN-MARIE NIEBUHR, LCSW-R
DEPUTY COMMISSIONER

COUNTY OF DUTCHESS
DEPARTMENT OF BEHAVIORAL & COMMUNITY HEALTH
Division of Mental Hygiene

January 28, 2022

To Whom It May Concern:

I am writing to express my support for Cornerstone of Rhinebeck. Cornerstone provides critically important in-patient services to individuals struggling with substance use disorder. They are a trusted partner of the Department of Behavioral and Community Health. Cornerstone has proven themselves to be a valuable resource to the Dutchess County community and beyond. They provide a full array of substance use treatment options and provide our residents with a local option for Evidence Based Treatment of Substance Use Disorder. As the opioid epidemic rages on it is imperative that we have continued access to providers such as Cornerstone.

Sincerely,

Jean-Marie Niebuhr, LCSW-R
Deputy Commissioner
Dutchess County Department of Behavioral and Community Health

February 15, 2022

Cornerstone of Rhinebeck
500 Milan Hollow Road
Rhinebeck, NY 12572

To whom it may concern:

I would like to first thank Cornerstone of Rhinebeck for always being the top priority for our individuals who have drug and alcohol addictions. Their positive interactions make the referral process comforting and less stressful for the individuals. Lori Costa, Marketer Outreach Coordinator, is patient and caring toward the parolees and she takes time to listen and encourage the parolees in a positive reinforcement methodology and her voice calms their nerves.

Unlike other programs they provide the resources and treatment for the patients in need of Methadone Treatment, Individual, Family and Group Therapy, and transportation to and from the program immediately upon notice. They provide a speedy and thorough intake process and always maintains professionalism. Cornerstone Of Rhinebeck concentrates on Alcoholism, Opioid Addiction, Substance Abuse, Nicotine Replacement Therapy and Nutrition Therapy. They have Medically Assisted Detox, Inpatient, 12 step programs and aftercare support for the formerly incarcerated individuals.

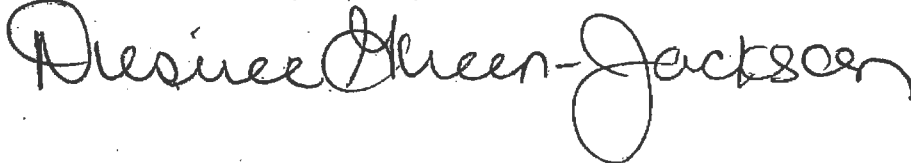
Individuals who attend Cornerstone of Rhinebeck are right back on track with their sobriety and willing and able to attend outpatient treatment. If I had my way, 28 days is just not enough time for individuals who have a long-term history of drug usage. This program is also a stepping tool to the next level of care. If the individuals need Long Term Programs, anywhere between 7 to 9 months. The Counselors communicate daily and involves Parole Officers with each individual discharge plan. Unlike other programs in which Parole Officers struggle to obtain information

Cornerstone of Rhinebeck is in a suburban area which allows individuals the opportunity to relax from the hustle and bustle of city life and allows them to work on their recovery. This program is much needed for the surrounding area, as Rhinebeck is Suburban and gives the individuals a chance of life away from the city. Its grounds are in the beautiful city of Rhinebeck which has many historic venues.

I just want to say thanks for always attending to our population and treating them with much respect.

The Parole Officers of Dutchess County are very appreciative, and we all say "THANKS" for a job well done.

Desiree Green-Jackson, B.S., MHS, MSW

A handwritten signature in black ink that reads "Desiree Green-Jackson". The signature is written in a cursive style with a large, looping initial 'D'.



2/2/2022

Re: Letter of Support for Cornerstone

To Whom it May Concern,

My name is Anthony Rizzuto, and I am the Founder and Executive Director of F.I.S.T (Families in Support of Treatment). F.I.S.T is a non-profit organization that provides support for families impacted by addiction, advocacy, education, awareness, and connection treatment for members of local communities. I am writing this letter of support for Cornerstone of Rhinebeck because of their extraordinary work and commitment to treating individuals impacted by addiction. Right now, in the United States Fentanyl is the leading cause of deaths for adults age 18 to 45. Every community has been impacted by the devastating effects of opiates. Cornerstone has been an asset for people in need of treatment as well as the emotional wellbeing for the family members of the addicted population. The services provided by Cornerstone can be attributed to saving thousands of lives and I am proud to stand in support of their mission and organization. Access to treatment in a timely fashion is crucial and Cornerstone helps meet the need.

Peace & Blessings

Anthony Rizzuto, LMSW, CASAC

Founder and Executive Director

Anthony Rizzuto LMSW, CASAC • [Founder/Executive Director](#) •
1324 Motor Pkwy Suite 102, Islandia NY 11749631 • 631 822-3398 or 858 FOR-FIST (367-3478)
anthony@familiesinsupportoftreatment.com • www.familiesinsupportoftreatment.com



315 West 36th Street • New York, NY 10018

☎ 1-888-472-4262 • grahamco.com

February 22, 2022

Mr. Paul Thomas
Temporary Chairman
Planning Board
1215 Centre Road
Rhinebeck, NY 12572

Dear Mr. Thomas:

I wanted to send a letter to express what an admirable organization Cornerstone has proven to be in the community, business realm and the lives of so many. The services and care provided transform the lives of the community. From a business standpoint, I am grateful for the relationships I have with Cornerstone's colleagues, but more importantly, honored to be involved with an organization profoundly contributing to providing people with another chance at a healthy lifestyle.

Cornerstone continues to rehabilitate those struggling with addiction with programs designed for each phase of rehabilitation. Those in recovery are equipped with the ability and tools to live a healthy, happy drug-free life. With the caring professionals, dedication, and individualized treatment plans, the lasting recovery rate is plausible. Within the community, success stories and direct involvement with the organization, I am aware of the impact Cornerstone has on so many.

Working with Cornerstone closely in business over the years has provided a glimpse of the tremendous work provided by the organization. We are grateful for the opportunity to partner with and continue our relationship with such amazing people who are genuinely helping those in need.

Drug addiction has such a large negative impact on those affected, as well as the community and their families. Cornerstone has been the constant quality provider to deliver services to the individuals and families who need them most. Cornerstone's hard work, dedication, and service to our community and those in need is inspirational and effective. As community leaders, we should find ways to help their cause in any way we can.

Best Regards.

Sincerely,

A handwritten signature in black ink that reads "Shane Riccio".

Shane M. Riccio
VICE PRESIDENT

SMR/mcs

cc: Arlene Campbell, Boardclerk

SCHEDULE G

State of New York



Office of Alcoholism and Substance Abuse Services

Albany, New York

CERTIFICATE OF APPROVAL

ALMIDAY CORPORATION D/B/A RHINEBECK LODGE FOR SUCCESSFUL LIVING

pursuant to the provisions of Article 23 of the Mental Hygiene Law is
hereby granted this Certificate of Approval to operate an inpatient substance abuse treatment
and rehabilitation program (14 NYCRR Part 1034) with a capacity of eight patients at

500 Milan Hollow Road
Rhinebeck, New York 12572

in conformity with its application and the
requirements of the laws and regulations of the
State of New York.

Neil C. Grogin
NEIL C. GROGIN
ASSOCIATE COMMISSIONER

00110906
CERTIFICATE NUMBER
Renewed

EFFECTIVE DATE: December 1, 1997
EXPIRATION DATE: November 30, 2000

State of New York



Office of Alcoholism and Substance Abuse Services

Albany, New York

OPERATING CERTIFICATE

ALMIDAY CORPORATION D/B/A THE RHINEBECK LODGE FOR SUCCESSFUL LIVING

pursuant to the provisions of Articles 19 and 31 of the Mental Hygiene Law is hereby granted this Operating Certificate in the Alcoholism Facilities Class to operate an inpatient rehabilitation program (14 NYCRR Parts 374 and 381) in an alcoholism treatment center with a certified capacity of 50 beds at

Building #1, Rhinebeck Lodge - 2nd & 3rd Floors
500 Milan Hollow Road
Rhinebeck, New York 12572

in conformity with its application and the requirements of the laws and regulations of the State of New York.

Neil C. Grogin
NEIL C. GROGIN
ASSOCIATE COMMISSIONER

00095059
CERTIFICATE NUMBER
Renewed

EFFECTIVE DATE: October 1, 1997
EXPIRATION DATE: September 30, 2000

State of New York



Office of Alcoholism and Substance Abuse Services

Albany, New York

OPERATING CERTIFICATE

ALMIDAY CORPORATION D/B/A THE RHINEBECK LODGE FOR SUCCESSFUL LIVING

pursuant to the provisions of Articles 19 and 31 of the Mental Hygiene Law is hereby granted this Operating Certificate in the Alcoholism Facilities Class to operate an alcohol primary care program (14 NYCRR Parts 374 and 381) in an alcoholism treatment center with a certified capacity of eight beds at

Building #1, Rhinebeck Lodge - 1st Floor
500 Milan Hollow Road
Rhinebeck, New York 12572

in conformity with its application and the requirements of the laws and regulations of the State of New York.


NEIL C. GROGIN
ASSOCIATE COMMISSIONER

00095060
CERTIFICATE NUMBER
Renewed

EFFECTIVE DATE: October 1, 1997
EXPIRATION DATE: September 30, 2000