



GENESEE COUNTY PLANNING BOARD REFERRALS NOTICE OF FINAL ACTION

GCDP Referral ID **T-06-DAR-6-22**

Review Date **6/9/2022**

Municipality	DARIEN, T.
Board Name	PLANNING BOARD
Applicant's Name	Freedom Fellowship, LLC
Referral Type	Special Use Permit
Variance(s)	
Description:	Special Use Permit to build a 7-unit townhouse building to an existing faith-based recovery facility.
Location	282 Broadway Rd. (NYS Rt. 20), Darien
Zoning District	Low Density Residential (LDR) District

PLANNING BOARD RECOMMENDS:

APPROVAL WITH MODIFICATION(S)

EXPLANATION:

The required modification is that the applicant obtain the appropriate permits for water and wastewater systems. With this required modification, the proposed townhouses should pose no significant county-wide or inter-community impact. It is recommended that the applicant submits the enclosed application for 9-1-1 Address Verification to the Genesee County Sheriff's Office to ensure that the addresses of the proposed townhouses meet Enhanced 9-1-1 standards.

Director

June 9, 2022

Date

If the County Planning Board disapproved the proposal, or recommends modifications, the referring agency shall NOT act contrary to the recommendations except by a vote of a majority plus one of all the members and after the adoption of a resolution setting forth the reasons for such contrary action. Within 30 days after the final action the referring agency shall file a report of final action with the County Planning Board. An action taken form is provided for this purpose and may be obtained from the Genesee County Planning Department.

SEND OR DELIVER TO:

GENESEE COUNTY DEPARTMENT OF PLANNING
3837 West Main Street Road
Batavia, NY 14020-9404
Phone: (585) 547-2274

Clear Form

DEPARTMENT USE ONLY:

GCDP Referral # T-06-DAR-6-22



*** GENESEE COUNTY *
PLANNING BOARD REFERRAL**

**RECEIVED
Genesee County
Dept. of Planning
5/25/2022**

Required According to:
GENERAL MUNICIPAL LAW ARTICLE 12B, SECTION 239 L, M, N
(Please answer ALL questions as fully as possible)

1. REFERRING BOARD(S) INFORMATION

Board(s) Darien Planning Board
Address 10569 Alleghany Rd.
City, State, Zip Darien, NY 14040
Phone (585) 547-2274 Ext. 1026

2. APPLICANT INFORMATION

Name Freedom Fellowship
Address 282 Broadway Road
City, State, Zip Darien, NY 14040
Phone (585) 902-6001 Ext. _____ Email Freedom180@outlook.com

MUNICIPALITY: City Town Village of Darien

3. TYPE OF REFERRAL: (Check all applicable items)

- | | | |
|--|--|---|
| <input type="checkbox"/> Area Variance | <input type="checkbox"/> Zoning Map Change | <input type="checkbox"/> Subdivision Proposal |
| <input type="checkbox"/> Use Variance | <input type="checkbox"/> Zoning Text Amendments | <input type="checkbox"/> Preliminary |
| <input checked="" type="checkbox"/> Special Use Permit | <input type="checkbox"/> Comprehensive Plan/Update | <input type="checkbox"/> Final |
| <input type="checkbox"/> Site Plan Review | <input type="checkbox"/> Other: _____ | |

4. LOCATION OF THE REAL PROPERTY PERTAINING TO THIS REFERRAL:

A. Full Address Same as above
B. Nearest intersecting road County Line Road
C. Tax Map Parcel Number 9.-1-28.11
D. Total area of the property 45.8 acres Area of property to be disturbed 5900 Square Feet
E. Present zoning district(s) Low Density Residential

5. REFERRAL CASE INFORMATION:

A. Has this referral been previously reviewed by the Genesee County Planning Board?
 NO YES If yes, give date and action taken _____
B. Special Use Permit and/or Variances refer to the following section(s) of the present zoning ordinance and/or law
Article 7 Section 01, 704 Sub C9, C18
C. Please describe the nature of this request Building townhouses for existing tenants and staff

6. ENCLOSURES – Please enclose copy(s) of all appropriate items in regard to this referral

- | | | |
|--|---|--|
| <input checked="" type="checkbox"/> Local application | <input type="checkbox"/> Zoning text/map amendments | <input type="checkbox"/> New or updated comprehensive plan |
| <input checked="" type="checkbox"/> Site plan | <input checked="" type="checkbox"/> Location map or tax maps | <input type="checkbox"/> Photos |
| <input checked="" type="checkbox"/> Subdivision plot plans | <input type="checkbox"/> Elevation drawings | <input type="checkbox"/> Other: _____ |
| <input checked="" type="checkbox"/> SEQR forms | <input checked="" type="checkbox"/> Agricultural data statement | |

7. CONTACT INFORMATION of the person representing the community in filling out this form (required information)

Name Gwen Yoder Title PBZBA Clerk Phone (585) 547-2274 Ext. 1026
Address, City, State, Zip 10569 Alleghany Rd. Darien, NY 14040 Email pbzba@townofdarienyny.com

TOWN OF DARIEN APPLICATION FOR ZONING PERMIT (revised 2/01/2021)

Today's Date: 04/07/2022 Application Number: 7B-05-22

Owner's Name: Freedom Fellowship Tax Map #: 9.-1-28.1

Owner's Phone: 585-902-6001 Owner's 2nd Phone: _____

Owner Address: 282 Broadway Darien Center, N.Y. 14040

Address of Project: 282 Broadway Rd. Darien, NY 14040

Owner's Email: Freedom180@outlook.com Builder Email: _____

Builder Contact: _____ Builder Phone: _____

INSTRUCTIONS:

Fill out the application completely. Submit the application & required attachments to the Zoning Enforcement Officer (ZEO) prior to commencing this project or use.

***THIS APPLICATION IS NONTRANSFERABLE AND IS VALID FOR ONE YEAR PERIOD ONLY**

1. Zoning District property located in: RESIDENTIAL (Low or Medium Density)
 Industrial Commercial Recreational

2. Permit Application for: New Construction Demolition Addition Alteration Relocation
 Roof Solar Panels Generator Swimming Pool Signs Fence Kennel
 SPECIAL USE **VARIANCE** **SITE PLAN** **HOME OCCUPATION**

3. Is this parcel: Corner Lot Water District Sewer District

4. Dimensions of this lot: 1700' length 1170' width and/or area 45.8 Acres

5. What is the front set back (in feet) from the project to the street right-of-way (Check Survey for ROW);
350' ft and what is the set back (in feet) from project property line Side A 980' Side B 490'
 Back 1375' (Also depict on plot diagram).

6. Total percentage (%) of coverage of all buildings on lot (including proposed): 2 %

7. Total Dwelling Units: 7

8. Project Cost: _____ Actual Estimated

PROPOSED PROJECT	HEIGHT	LENGTH	WIDTH	SQUARE FEET
House				
Garage/Pole Barn				
Accessory Structure				
Commercial		<u>140'</u>	<u>42'</u>	<u>5900</u>
Industrial				
Signs				

Bathrooms: 2.5 per unit
 # Bedrooms: 2/3 per unit
 Rec Room: 0
 Family Room: 1 per unit
 Fireplace: 1 per unit

Describe proposed project and/or use:
 Special Use Permit/ Site Plan review.

**TOWN OF DARIEN
GENESEE COUNTY, NEW YORK 14040**

**PLANNING BOARD
SITE PLAN REVIEW
SPECIAL USE PERMIT APPLICATION**

Application #: DB-05-22
(For office use only)

Today's Date: 04/07/2022

Provision of Zoning Law Involved:

Article: VII, Section: 701,704, Subsection: C9, C18, Paragraph: _____

Purpose of Request:

*This request would be in harmony with the orderly development of the district in which it is located because: Permitted by Special Use Permitting and consistent with the existing land use.

*This request would not be detrimental to the property or persons in the neighborhood because: New construction improves the aesthetics, viability of business model and significantly improves life safety of the residents.

*This request would not increase the traffic flow in the area to the extent that traffic safety would be endangered because: Intensity of land use is not changing, just the suitability of housing units.

The applicant should submit one (1) copy of the application, nine (9) copies of the site plan and one (1) copy of the zoning application

CERTIFICATION:

I hereby certify that I have read the instructions and examined this application and supporting attachments and know the same to be true and correct. All provisions of laws and ordinances covering this type of work or use will be complied with whether specified herein or not. The granting of a permit does not presume to give authority to violate or cancel the provisions of any other state or local ordinance regulating construction or performance of construction.

4/7/2022
Date of Signature

[Signature] (Director)
Signature of Applicant

Date of Signature

Signature of Owner (If different from Applicant)

Office Use Only:

Zoning Permit Application #: _____ Date Received: 4/7/2022 Fee Paid: \$160.00

Date of First Hearing: _____ Location: _____

Date of Second Hearing: _____ Location: _____

Date of Subsequent Hearings: _____ Location: _____

Action: () APPROVED () REJECTED Date: _____

Planning Board Chairman Signature: _____

Zoning Officer Signature: _____ Date Permit Issued: _____

Additional Conditions Imposed: _____

TOWN OF DARIEN

Agricultural Data Statement

Application # AB-05-22

Date 04/07/2022

INSTRUCTIONS: This form must be completed for any application for a special use permit, site plan approval, use variance or a subdivision approval, requiring municipal review, that would occur on property within 500 feet of a farm operation located in a NYS Dept. of Ag. & Markets certified Agricultural District.

Applicant

Name John Kula Freedom Fellowship

Address 282 Broadway Rd.
Darien Center, NY 14040

Owner if different than Applicant

Name _____

Address _____

1. Type of application: Special use permit ; Site plan approval ; Use variance ; Subdivision approval

2. Description of proposed project: Construction of Townhouses to provide suitable housing for residential staff, future demo of existing L-shaped hotel structure and replacement of updated housing. Overall intensity of habitation and land use unaffected.

3. Location of project: Address 282 Broadway Rd.
Tax Map Number (TMP) 9.-1-28.1

4. Is this property within an Agricultural District? NO YES } Check with your local Assessor if you do not know

5. If yes, Agricultural District Number _____

6. Is this property actively farmed? NO YES

7. List all farm operations within 500 feet of your property, (Attach additional sheets if necessary).

1. Name David Laben

Address 460 Broadway Rd.
Darien, NY 14040

Is this property actively farmed? NO YES

2. Name Clayton Hoskyns

Address 303 Broadway Rd.
Darien, NY 14040

Is this property actively farmed? NO YES

3. Name Flower Creek, LLC

Address 830 Union Rd.
Buffalo, NY 14224

Is this property actively farmed? NO YES

4. Name _____

Address _____

Is this property actively farmed? NO YES

[Signature]
Signature of Applicant

Signature of Owner (if other than Applicant)

REVIEWED BY

[Signature]
Signature of Municipal Official

4/8/2022
Date

NOTE TO REFERRAL AGENCY

County review is required. A copy of the Agricultural Data Statement must be submitted along with the referral to the County Planning Department.

Short Environmental Assessment Form

Part 1 - Project Information

Instructions for Completing

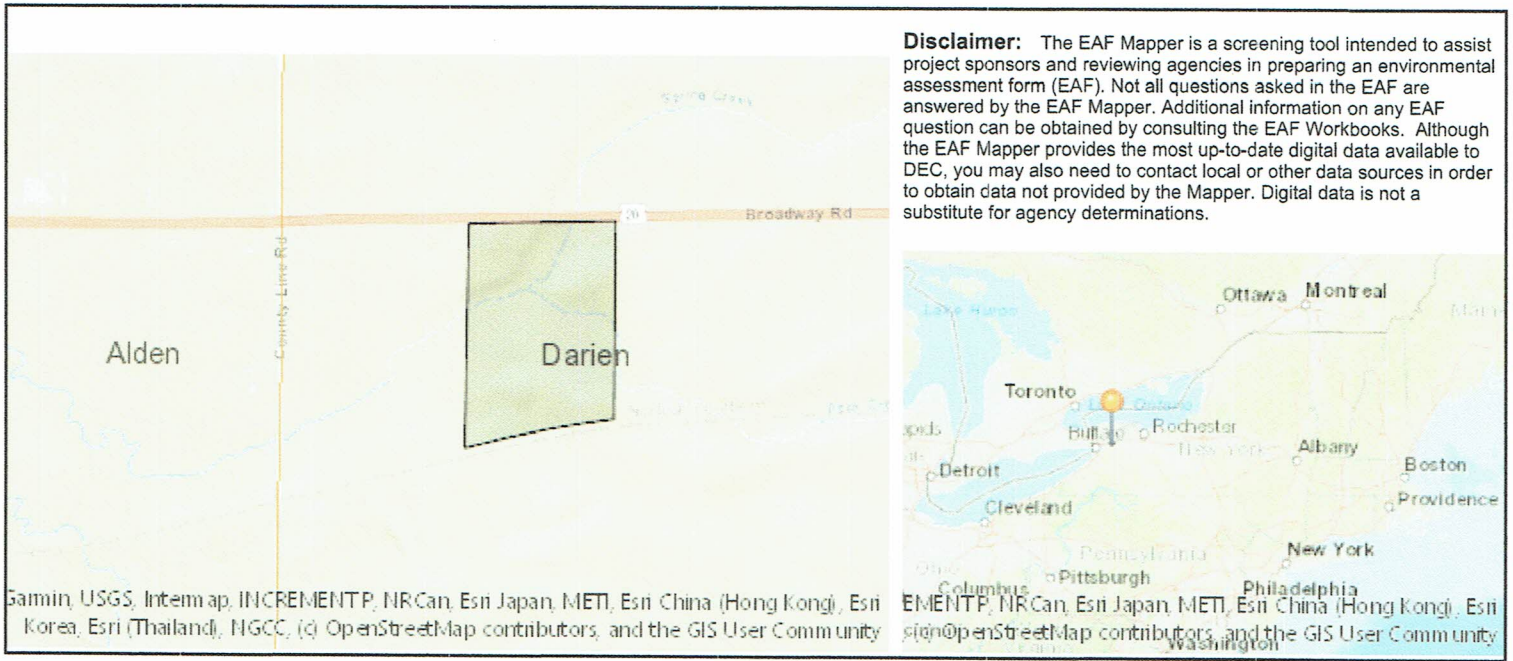
Part 1 – Project Information. The applicant or project sponsor is responsible for the completion of Part 1. Responses become part of the application for approval or funding, are subject to public review, and may be subject to further verification. Complete Part 1 based on information currently available. If additional research or investigation would be needed to fully respond to any item, please answer as thoroughly as possible based on current information.

Complete all items in Part 1. You may also provide any additional information which you believe will be needed by or useful to the lead agency; attach additional pages as necessary to supplement any item.

Part 1 – Project and Sponsor Information			
<i>Townhouses</i>			
Name of Action or Project:			
<i>Townhouses</i>			
Project Location (describe, and attach a location map):			
282 Broadway Rd. Darien, NY 14040			
Brief Description of Proposed Action:			
<i>Erecting town house units for existing tenant/staff members.</i>			
Name of Applicant or Sponsor:		Telephone:	
<i>Freedom Fellowship John Kula Director</i>		<i>585-815-9517</i>	
Address:		E-Mail:	
<i>282 Broadway</i>		<i>freedom180@outlook.com</i>	
City/PO:		State:	Zip Code:
<i>Darien Center</i>		<i>N.Y.</i>	<i>14040</i>
1. Does the proposed action only involve the legislative adoption of a plan, local law, ordinance, administrative rule, or regulation?			NO
If Yes, attach a narrative description of the intent of the proposed action and the environmental resources that may be affected in the municipality and proceed to Part 2. If no, continue to question 2.			YES
2. Does the proposed action require a permit, approval or funding from any other government Agency?			NO
If Yes, list agency(s) name and permit or approval: <i>Town of Darien Planning Board SUP Genesee County Planning Board Referral</i>			YES
3. a. Total acreage of the site of the proposed action?			45.8 acres
b. Total acreage to be physically disturbed?			0.9 acres
c. Total acreage (project site and any contiguous properties) owned or controlled by the applicant or project sponsor?			60 acres
4. Check all land uses that occur on, are adjoining or near the proposed action:			
5. <input type="checkbox"/> Urban <input checked="" type="checkbox"/> Rural (non-agriculture) <input type="checkbox"/> Industrial <input checked="" type="checkbox"/> Commercial <input checked="" type="checkbox"/> Residential (suburban)			
<input type="checkbox"/> Forest <input checked="" type="checkbox"/> Agriculture <input type="checkbox"/> Aquatic <input type="checkbox"/> Other(Specify):			
<input type="checkbox"/> Parkland			

5. Is the proposed action,	NO	YES	N/A
a. A permitted use under the zoning regulations?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
b. Consistent with the adopted comprehensive plan?	<input type="checkbox"/>	<input checked="" type="checkbox"/>	<input type="checkbox"/>
6. Is the proposed action consistent with the predominant character of the existing built or natural landscape?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
7. Is the site of the proposed action located in, or does it adjoin, a state listed Critical Environmental Area?	NO	YES	
If Yes, identify: _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
8. a. Will the proposed action result in a substantial increase in traffic above present levels?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. Are public transportation services available at or near the site of the proposed action?			
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
c. Are any pedestrian accommodations or bicycle routes available on or near the site of the proposed action?			
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
9. Does the proposed action meet or exceed the state energy code requirements?	NO	YES	
If the proposed action will exceed requirements, describe design features and technologies: _____ _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
10. Will the proposed action connect to an existing public/private water supply?	NO	YES	
If No, describe method for providing potable water: _____ _____	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
11. Will the proposed action connect to existing wastewater utilities?	NO	YES	
If No, describe method for providing wastewater treatment: _____ Approved sewage disposal system by Genesee County Health Department	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
12. a. 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?	NO	YES	
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
b. 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?			
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
13. a. Does any portion of the site of the proposed action, or lands adjoining the proposed action, contain wetlands or other waterbodies regulated by a federal, state or local agency?	NO	YES	
	<input type="checkbox"/>	<input checked="" type="checkbox"/>	
b. Would the proposed action physically alter, or encroach into, any existing wetland or waterbody?			
	<input checked="" type="checkbox"/>	<input type="checkbox"/>	
If Yes, identify the wetland or waterbody and extent of alterations in square feet or acres: _____ _____ _____			

14. Identify the typical habitat types that occur on, or are likely to be found on the project site. Check all that apply:		
<input type="checkbox"/> Shoreline <input type="checkbox"/> Forest <input type="checkbox"/> Agricultural/grasslands <input type="checkbox"/> Early mid-successional <input type="checkbox"/> Wetland <input checked="" type="checkbox"/> Urban <input checked="" type="checkbox"/> Suburban		
15. Does the site of the proposed action contain any species of animal, or associated habitats, listed by the State or Federal government as threatened or endangered?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
16. Is the project site located in the 100-year flood plan?	NO	YES
	<input checked="" type="checkbox"/>	<input type="checkbox"/>
17. Will the proposed action create storm water discharge, either from point or non-point sources?	NO	YES
If Yes,	<input checked="" type="checkbox"/>	<input type="checkbox"/>
a. Will storm water discharges flow to adjacent properties?	<input type="checkbox"/>	<input type="checkbox"/>
b. Will storm water discharges be directed to established conveyance systems (runoff and storm drains)?	<input type="checkbox"/>	<input type="checkbox"/>
If Yes, briefly describe: _____ _____		
18. Does the proposed action include construction or other activities that would result in the impoundment of water or other liquids (e.g., retention pond, waste lagoon, dam)?	NO	YES
If Yes, explain the purpose and size of the impoundment: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
19. Has the site of the proposed action or an adjoining property been the location of an active or closed solid waste management facility?	NO	YES
If Yes, describe: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
20. Has the site of the proposed action or an adjoining property been the subject of remediation (ongoing or completed) for hazardous waste?	NO	YES
If Yes, describe: _____ _____	<input checked="" type="checkbox"/>	<input type="checkbox"/>
I CERTIFY THAT THE INFORMATION PROVIDED ABOVE IS TRUE AND ACCURATE TO THE BEST OF MY KNOWLEDGE		
Applicant/sponsor/name: <u>Freedom Fellowship</u> Date: <u>04/07/2022</u>		
Signature: <u>[Signature] (Director)</u> Title: <u>Director/Paste</u>		



Part 1 / Question 7 [Critical Environmental Area]	No
Part 1 / Question 12a [National or State Register of Historic Places or State Eligible Sites]	No
Part 1 / Question 12b [Archeological Sites]	No
Part 1 / Question 13a [Wetlands or Other Regulated Waterbodies]	Yes - Digital mapping information on local and federal wetlands and waterbodies is known to be incomplete. Refer to EAF Workbook.
Part 1 / Question 15 [Threatened or Endangered Animal]	No
Part 1 / Question 16 [100 Year Flood Plain]	Digital mapping data are not available or are incomplete. Refer to EAF Workbook.
Part 1 / Question 20 [Remediation Site]	No

Town of Darien
Building and Zoning
10569 Allegany Road
Darien Center, NY 14040
585-547-2274 TDD: 1-800-662-1220
Fax 585-547-3331

Designation as a Campus


April 12, 2022

John Kula, Director
Victoria Kula, Director
Freedom Fellowship Ministries
Total Freedom New York
282 Broadway Rd.
Darien, NY 14040

RE: Properties known as 234, 254, and 282 Broadway.

The institution known as Freedom Fellowship Ministries and Total Freedom Program consists of a collection of buildings that include residential, group home, dining hall, student centers, assembly spaces, and occupational and business spaces as well as park like settings. The facilities within this campus work in concert to provide in-patient services and programs to fulfill organizational objectives. These sites will constitute the Freedom Fellowship Campus and will be evaluated as a single entity for Permitting and Code Review moving forward.

Sincerely,



Jerry Yoder
Zoning Enforcement Officer
NY0022735

This institution is an equal opportunity provider, and employer. If you wish to file a Civil Rights program complaint of discrimination, complete the USDA Program Discrimination Complaint Form, found online at http://www.ascr.usda.gov/complaint_filing_cust.htm, or at any USDA officer, or call (866)632-9992 (TDD (800)662-1220) to request the form. You may also write a letter containing all of the information requested in the form. Send your completed complaint form or letter to us by mail at: USDA, Director, Office of Adjudication, 1400 Independence Avenue, SW, Washington, D.C. 20250-9410, by fax (202)690-7442 or email at: program.intake@usda.gov



FRONT ELEVATION



REAR ELEVATION

HEADER SCHEDULE
 HEADERS OVER WALL OPENINGS SHALL BE AS FOLLOWS UNLESS NOTES

OPENING WIDTH	HEADER	END SUPPORTS
12'-0" TO 12'-6"	(2) 2 X 6	FULL STUD + ONE BEARING STUD
12'-6" TO 12'-0"	(2) 2 X 8	FULL STUD + TWO BEARING STUDS
12'-0" TO 12'-0"	(2) 2 X 10	FULL STUD + TWO BEARING STUDS
12'-0" TO 12'-0"	(2) 2 X 12	FULL STUD + TWO BEARING STUDS

FOR REVIEW ONLY

FREEDOM FELLOWSHIP MINISTRIES

SCALE: NOT TO SCALE APPROVED BY: DRAWN BY: A. BALL

DATE: 3/1/2022 REVISED:

282 BROADWAY, DARIEN CTR, NY 14040

ELEVATIONS DRAWING NUMBER: 2 OF 8

Felipe Oltramari

From: Jerome Yoder <zeo@townofdarienny.com>
Sent: Wednesday, June 1, 2022 8:39 AM
To: Felipe Oltramari
Cc: PBZBA Clerk
Subject: Additional information and documents for the Freedom Fellowship referrals
Attachments: Jerry Yoder.vcf

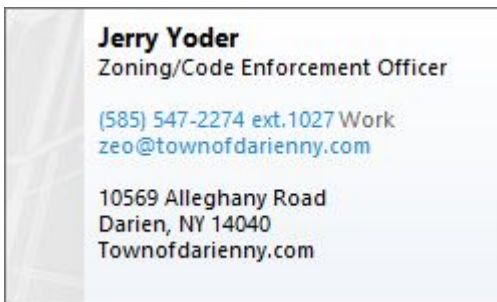
Caution! This message was sent from outside your organization.

[Allow sender](#) | [Block sender](#)

Felipe,

I want to add the attached correspondence and documents to the referrals. We have been working with Bailey Groth at Genesee County Health Dept. concerning water and sewage systems. I have also initiated correspondence with the DEC about the existing sewage disposal infra structure and its suitability/capabilities with regards to service life and capacity. An outflow SPEDES permit expires in October and I am questioning the renewal and suitability of a permit issued decades ago. Just so your board is aware we are exercising our due diligence.

Thanks,
Jerry



NOTICE: The information contained in this message and any documents, files, previous messages or other information attached are intended for the recipient only and may be protected from disclosure. If the reader of this message is not the intended recipient(s), you are hereby notified that any dissemination, distribution, or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by replying to the message and deleting it from your computer.

Felipe Oltramari

From: Bailey Groth <Bailey.Groth@co.genesee.ny.us>
Sent: Wednesday, May 18, 2022 2:38 PM
To: Jerome Yoder
Subject: RE: Freedom Fellowship
Attachments: DOC051822-05182022133232.pdf

Hi Jerry,

They do not have physical permits per se for their water systems but I can provide you with the NYS PWS ID numbers.

Freedom Fellowship- Mens Well: NY1830055

- The Mens well serves the “mens house”, an apartment building, the owners private home, and a private place of worship. It includes a 1500 gal underground holding tank of finished water. This is considered a community public water supply.

Freedom Fellowship- Kitchen Well: NY1830056

- The kitchen well serves the food service only. It is considered a transient non-community public water supply.

Freedom Fellowship- Autobody Shop Well: NY1830057

- The Autobody Shop well serves the autobody/print shop. It is considered a transient non-community public water supply.

The women’s house did not qualify as a public water supply due to the small number of residents and only one service connection (the house).

Their food service permit is attached to this email.

Bailey Groth
Public Health Sanitarian
Environmental Division
Genesee County Health Department
3837 West Main St. Rd.
Batavia, NY 14020
(585)-344-2580 Ext. 5500

From: Jerome Yoder <zeo@townofdarienny.com>
Sent: Tuesday, May 10, 2022 12:32 PM
To: Bailey Groth <Bailey.Groth@co.genesee.ny.us>
Subject: RE: Freedom Fellowship

Hi Bailey,

Freedom Fellowship has applied for a Special Use Permit/Site Plan review for the take out kitchen. Can you provide me the permits issued by the Health Dept for the public water supply wells as well as the permits issued to operate the kitchen? I have determined the properties of 234, 254, and 282 Broadway Rd. to be considered a campus for purposes of permitting and review moving forward and am awaiting stamped engineered site plan for the campus. I’ve attached the preliminary map which is essentially complete. I’ve also attached the proposed improvements which will include the new townhouses. I am reaching out to the NYS DEC office to advise them that since the 2017 SPDES renewal they have added 7165 square feet of buildings which include an additional four bathrooms, three bay commercial sink and

dishwasher for the commercial kitchen with grease separator, and additional residential kitchen and washing machine, and an assembly space with an occupancy load of 93. I would like to ensure they are submitting their annual reports.

From: Bailey Groth <Bailey.Groth@co.genesee.ny.us>
Sent: Thursday, April 14, 2022 11:41 AM
To: Jerome Yoder <zeo@townofdarienny.com>
Subject: Freedom Fellowship

Hi Jerry,

Attached to this email are the following:

1. OWTS Documents 1832899.-1-43.1: Info on 254 Broadway (Autobody Shop) septic
2. OWTS Documents 1832899.-1-43.2_2: Info on 234 Broadway (Womens House) septic
3. SDS Documents_183289_9.-1-28_1: Old SPDES Permit info for 282 Broadway (Kitchen and mens facilities. I also believe the owners home feeds into this as well)
- 4/5/6. Application/Permit.IndSPDES.NY.....2012/2017: More current SPDES permit info (282 Broadway) that John had provided recently.

Sorry there are a lot of attachments. I hope this is helpful!

Bailey Groth
Public Health Sanitarian
Environmental Division
Genesee County Health Department
3837 West Main St. Rd.
Batavia, NY 14020
(585)-344-2580 Ext. 5500

NOTICE: The information contained in this message and any documents, files, previous messages or other information attached are intended for the recipient only and may be protected from disclosure. If the reader of this message is not the intended recipient(s), you are hereby notified that any dissemination, distribution, or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by replying to the message and deleting it from your computer.

NOTICE: The information contained in this message and any documents, files, previous messages or other information attached are intended for the recipient only and may be protected from disclosure. If the reader of this message is not the intended recipient(s), you are hereby notified that any dissemination, distribution, or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by replying to the message and deleting it from your computer.

NOTICE: The information contained in this message and any documents, files, previous messages or other information attached are intended for the recipient only and may be protected from disclosure. If the reader of this message is not the intended recipient(s), you are hereby notified that any dissemination, distribution, or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by replying to the message and deleting it from your computer.

Felipe Oltramari

From: Rubacha, Ashley N (DEC) <Ashley.Rubacha@dec.ny.gov>
Sent: Tuesday, May 31, 2022 11:21 AM
To: Jerome Yoder
Subject: Re: DEC ID: 8-1832-00007/00001 SPDES No.: NY0158682, Freedom Fellowship, LLC
282 Broadway Rd. Darien Center, NY 14040

Hi Jerry,

I forwarded the information you sent on to one of our Division of Water engineers, Luke Scannell. He let me know he will be taking a look at the site, as their permit is up for renewal soon.

At this time, I don't have any more information than that. If you have any additional concerns about this facility you have not already expressed, you can let Luke know directly at luke.scannell@dec.ny.gov.

Thank you,

Ashley Rubacha

she/her/hers
Environmental Analyst Trainee 1, Environmental Permits
New York State Department of Environmental Conservation
6274 E. Avon-Lima Rd, Avon, NY 14414
P: (585) 226-5412 | ashley.rubacha@dec.ny.gov

www.dec.ny.gov |



Department of
Environmental
Conservation



From: Jerome Yoder <zeo@townofdarienny.com>
Sent: Tuesday, May 10, 2022 1:58 PM
To: Rubacha, Ashley N (DEC) <Ashley.Rubacha@dec.ny.gov>
Subject: FW: DEC ID: 8-1832-00007/00001 SPDES No.: NY0158682, Freedom Fellowship, LLC 282 Broadway Rd. Darien Center, NY 14040

ATTENTION: This email came from an external source. Do not open attachments or click on links from unknown senders or unexpected emails.

Per Kimberly Merchant auto reply.

Thank you,
Jerry

From: Jerome Yoder
Sent: Tuesday, May 10, 2022 1:55 PM
To: Kimberly.merchant@dec.ny.gov
Cc: [Bailey Groth <Bailey.Groth@co.genesee.ny.us>](mailto:Bailey.Groth@co.genesee.ny.us); [Joe Kowalik <darienbuilding@townofdarienny.com>](mailto:darienbuilding@townofdarienny.com)

Subject: DEC ID: 8-1832-00007/00001 SPDES No.: NY0158682, Freedom Fellowship, LLC 282 Broadway Rd. Darien Center, NY 14040

Good Afternoon,

The property was purchased by John Kula in 2012. The property has been operated by John Kula as Freedom Fellowship since 2014. In 2019, Mr. Kula sold his ownership of 282 Broadway to Freedom Fellowship, Inc. operating the Total Freedom Program. Freedom Fellowship also purchased the parcels of 254 and 234 Broadway in 2019. Applications for projects on these parcels have been evaluated piecemeal over the last several years. We are now looking at the parcels as a campus for SUP/Site plan review. We have received an application to operate a commercial take out kitchen on the property. We have also received an application for a townhouse on the property. Over the past several years the following has occurred:

Permit #068-2016: Addition of 2300 square feet to include a day room, office, and bathroom at 282 Broadway (eastern motel building).

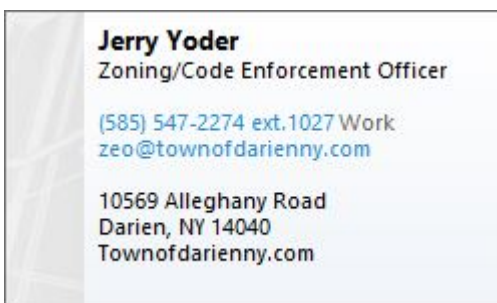
Permit #052-2018: Add 781 square feet to original house at 282 Broadway (in-Law) type apartment with residential kitchen and bath.

Permit #129-2018: Add 2884 square feet conversion of barn to include an A-3 assembly space with an occupancy load of approximately 90 persons which includes two bathrooms.

Permit #031-2019: Add 1200 square feet of commercial kitchen space inclusive of a three bay commercial sink with grease trap, commercial dishwashing station, and attached walk in freezer space. This permit was issued so that service could be provided for on site use to feed the group home occupants and staff. The proposed use for sale of take out food will significantly increase the gallonage introduced into the septic system as well as the addition of food wastes.

All of these additions place loads on the sewage disposal system which operates under the above SPDES permit allowing surface discharge. As the authority having jurisdiction in approving Special Use Permits and Site Plan reviews, we would like you to be aware of the commercial build out of the parcel and seek your input moving forward. We are not inclined to approve additional loads to the existing system which is obsolete by today's standards and has probably exceeded its service life. The current permit expires in October of this year. We are not aware if your office has been advised of the modifications to this permit. Please review the attached documents and contact me when you are back in the office so we may discuss this permit. I have included several attachments for your review. I would also like to review the yearly reports for outflow that should be on file for this permit.

Thank you,
Jerry



Felipe Oltramari

From: Jerome Yoder <zeo@townofdarienny.com>
Sent: Thursday, June 9, 2022 12:25 PM
To: Felipe Oltramari
Cc: Joe Kowalik
Subject: Freedom Fellowship
Attachments: Jerry Yoder.vcf

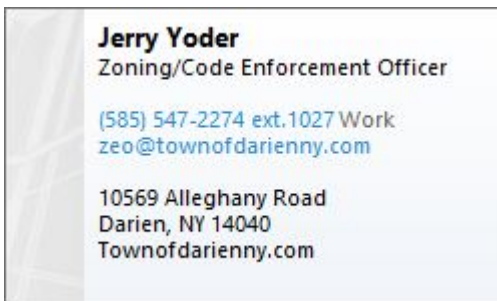
Caution! This message was sent from outside your organization.

[Allow sender](#) | [Block sender](#)

Felipe,

I just wanted to update you since your board will be reviewing the Freedom Fellowship applications. Luke Scannell, PHD Environmental Engineer, Division of Water at DEC and I met with the staff on site to discuss the SPDES permit for outfall discharge and their septic systems which would be associated with the take out food application. They are actually in the process of scheduling replacement a septic tank(s) and will be under their allowable discharge allowances under the SPDES permit. It appears their permit will be renewed and we will have them on schedule again with the reporting requirements. The DEC will submit a site visit report and forward to my office.

Thanks,
Jerry



NOTICE: The information contained in this message and any documents, files, previous messages or other information attached are intended for the recipient only and may be protected from disclosure. If the reader of this message is not the intended recipient(s), you are hereby notified that any dissemination, distribution, or copying of this communication is strictly prohibited. If you have received this communication in error, please notify us immediately by replying to the message and deleting it from your computer.

T-06-DAR-6-22



© All Pictometry