



**Department of
Transportation**

KATHY HOCHUL
Governor

MARIE THERESE DOMINGUEZ
Commissioner

ANDREW D. STILES, P.E.
Regional Director

August 5, 2026

Reggie McGuinness
Town of Oneonta Planning Board, Chair
3966 State Highway 23
P.O. Box A
West Oneonta, New York 13861

Dear Chairman McGuinness,

**RE: SEQRA Lead Agency Designation
Cooperstown All Star Village Campus Expansion Project
Town of Oneonta, Otsego County
SEQR #26-016**

The New York State Department of Transportation (NYSDOT) has no objection to the Town of Oneonta Planning Board serving as Lead Agency for this action. A signed concurrence form is attached. Please consider NYSDOT as an Involved Agency regarding notifications and review of environmental determinations, site plans and project documents, especially activities that pertain to, or impact State Routes 23 and 205.

NYSDOT reviewed the environmental assessment form and site plan. Our comments are outlined below for the town's consideration:

- NYSDOT will require the preparation of a Traffic Impact Study (TIS) for the proposed development, as the action may require traffic mitigations. Please include analysis of both vehicle impacts and pedestrian circulation within the parking facility and access to the main site. The TIS shall include full-build condition of the baseball facility, including any potential commercial expansions to operations at the site such as an onsite restaurant or hotel. The TIS should investigate an ease of congestion with a proposed right turn lane from 205 EB to Rte 23SB. The applicant should contact the Regional Traffic, Safety and Mobility office at 607-721-8080 with any questions about TIS requirements.
- For all work to be conducted within State ROW, including new driveway access, the applicant will require a Highway Work Permit from NYSDOT. Please advise the applicant to visit the NYSDOT Permitrack Highway Work Permit System website at <https://permitrack.dot.ny.gov> to apply for this permit. All new or existing driveway openings shall be designed, constructed, or reconstructed in accordance with the NYSDOT policy and standards for the design of entrances to state highways. Details can be found by visiting www.dot.ny.gov/permits.
- The proposed two-lane unsignalized outbound driveway in Sheet C102 is not within NYSDOT standards.
- The issuance of this permit will be contingent on NYSDOT acceptance of the TIS. The applicant should contact Cathy Niederriter, in the NYSDOT Region 9 Permit Office at 607-721-8082 with any additional questions about the permitting process.

- State right-of-way boundaries are not accurately shown on the site plans. Highway boundaries shall be researched and accurately displayed.
- The applicant will require a Use & Occupancy permit from NYSDOT for the proposed pedestrian overpass installation crossing Route 23 and any other infrastructure proposed within the NYS right-of-way. Please direct the applicant to contact Terry Pritchard of the NYSDOT Region 9 Office of Right of Way at 607-721-8736 with any questions on coordination and the permitting process.
- The applicant shall include design feature (netting system or similar) on northern field to prevent baseballs from entering highway.
- No items, including signage, shall be placed in State right-of-way. Any proposed items within State right-of-way that have been discussed with NYSDOT shall have a Use & Occupancy permit and Highway Work Permit prior to installation. Please note, State right-of-way may vary, and the location of the highway boundary should not be assumed by the applicant based on roadway characteristics or other features. Unpermitted items that are placed within State right-of-way are in violation of NYS Highway Law Section 52 and will require removal by the applicant or property owner, who may also be subject to fines.

Additional comments will be provided for any updates to environmental determinations, site plans, and other project documents that are sent to NYSDOT in the future. If you have any questions regarding this SEQR response, please do not hesitate to contact me by email at Kathryn.Mangan@dot.ny.gov or by phone at 607-721-8254.

Sincerely,



Kathryn Mangan
Regional Planning and Program Manager

KAM/jro/attachment

FOR INVOLVED AGENCIES ONLY

Please reply to:

Email: codes@townofoneonta.org
Attn. Clinton Rearick
Code Enforcement Officer
Town of Oneonta
PO Box A
3966 State Highway 23
West Oneonta, New York 13861

**Re: SUPPLEMENTAL AND SUPERSEDING SEQRA LEAD AGENCY COORDINATION
Cooperstown All Star Village Multiphase Campus Expansion
PB000751, PB000762, and TB000028
4158 State Highway 23 and Related Parcels
Tax Map Parcels 287.00-1-33.00, 287.00-1-53.00, and 287.00-1-60.00**

The New York State Dept. of Transportation, Region 9 agency (involved agency) does not object to the designation of the Town of Oneonta Planning Board as lead agency for the above-referenced project.

By: Kathryn Mangan / Regional Planning & Program Manager
Kathryn Mangan Title

Date: 8/5/2026