

67 Meserole Street

Brownfield Cleanup Program

Site No. C224419

Brooklyn, Kings County



Department of
Environmental
Conservation

October 2025

Cleanup Proposed for Brownfield Site Contamination; Public Comment Period Announced

The public is invited to comment on a proposed remedy being reviewed by the New York State Department of Environmental Conservation (NYSDEC), in consultation with the New York State Department of Health (NYSDOH), to address contamination related to the 67 Meserole Street site ("site") located at 67 Meserole Street, Brooklyn, Kings County. Please see the map for the site location. Based on the findings of the investigation, NYSDEC in consultation with the NYSDOH has determined that the site does not pose a significant threat to public health or the environment.

How to Comment

NYSDEC is accepting written comments about the proposed plan, called a "Draft Remedial Investigation (RIR)" and "Draft Remedial Action Work Plan (RAWP)" for 45 days, from **October 29 through December 13, 2025**.

- Access the RIR, RAWP, and other project documents online through the DECinfo Locator: <https://extapps.dec.ny.gov/data/DecDocs/C224419/>.
- Documents also are available at the location(s) identified under "Where to Find Information."
- Please submit comments to the NYSDEC project manager listed under Project-Related Questions in the "Contact Information" area.

Draft Remedial Investigation and Draft Remedial Action Work Plan

The proposed Track 1 Unrestricted Use remedy plan consists of:

- Excavation and off-site disposal of contaminated soil to depths ranging from 8 to 10 feet below ground surface across the site;
 - Design and construction of support of excavation systems to facilitate the Track 1 unrestricted use remedy;
 - Collection and analysis of confirmation soil samples to confirm a Track 1 remedy was achieved;
 - Importation of clean fill that meets the established Soil Clean-up Objectives for use as backfill;
 - Implementing a Health and Safety Plan and Community Air Monitoring Plan during all ground intrusive activities; and
- If encountered, removal and off-site disposal of any underground storage tanks and/or associated appurtenances (e.g., fill lines, vent line, and electrical conduit).

The proposed cleanup plan was developed by Montrose Meserole Owner LLC (“applicant”) after performing a detailed investigation of the site under New York's Brownfield Cleanup Program.

Next Steps

NYSDEC will consider public comments, revise the remedy plan as necessary, and issue a final Decision Document. NYSDOH must concur with the proposed cleanup. After approval, the proposed cleanup becomes the selected cleanup. The applicant may then design and perform the cleanup action to address the site contamination, with oversight by NYSDEC and NYSDOH.

NYSDEC will keep the public informed throughout the investigation and cleanup of the site.

Site Description

The site is located at 67 Meserole Street in the East Williamsburg neighborhood of Brooklyn and is identified as Block 3041, Lot 25 on the Kings County Tax Map. The about 10,000-square-foot (±0.22 acre) site is an asphalt-paved lot operated as an industrial equipment rental company storage and maintenance yard. The site is on the city block bound by Scholes Street to the north; Leonard Street to the east; Meserole Street to the south; and Lorimer Street to the west. The site has historically been used for various residential and commercial purposes through the late 1960s. New York Telephone Company (NYEX, now known as Verizon New York Inc.) purchased the site in 1970, demolished the former structures, infilled the site, and operated the site as a parking lot through 2016. The site was purchased by the current property owner in 2016 and was used as a materials storage and laydown area during construction of the northern-adjointing residential building (Block 3041, Lot 9) prior to its current use as an industrial equipment rental company storage and maintenance yard.

The planned development is a new 13-story residential building with a cellar level. All residential units will be designated as affordable housing. The building will be set back about 40 feet from the northern property boundary to allow for an exterior recreational space with landscaped areas. For the proposed redevelopment, a Track 1 cleanup is anticipated.

Additional site details, including environmental and health assessment summaries, are available on NYSDEC's Environmental Site Remediation Database (by entering the site ID, C224419) at:

<https://appfactory.dec.ny.gov/DERExternalSearch/ERDSearch>

Summary of the Investigation

The primary contaminants of concern at the site are semi-volatile organic compounds, metals, and pesticides in soil, and semi-volatile organic compounds and per- and polyfluoroalkyl substances in groundwater.

Brownfield Cleanup Program

New York's Brownfield Cleanup Program encourages the voluntary cleanup of contaminated properties known as "brownfields" so that they can be reused and redeveloped. These uses may include recreation, housing, business or other uses. A brownfield site is any real property where a contaminant is present at levels exceeding the soil cleanup objectives or other health-based or environmental standards, criteria or guidance adopted by DEC that are applicable based on the reasonably anticipated use of the property, in accordance with applicable regulations.

For more information about the BCP, visit:

<https://dec.ny.gov/environmental-protection/site-cleanup/brownfield-and-state-superfund-programs/brownfield>

Stay Informed with DEC Deliver

We encourage you to share this fact sheet with neighbors and tenants, and/or post this fact sheet in a prominent area of your building for others to see.

Sign up to receive site updates by email:

<https://dec.ny.gov/environmental-protection/site-cleanup/regional-remediation-project-information/environmental-cleanup-email-newsletters>

Note: Please disregard if you already have signed up and received this fact sheet electronically.

DECinfo Locator

Interactive map to access DEC documents and public data about the environmental quality of specific sites: <https://dec.ny.gov/maps/interactive-maps/decinfo-locator>

CONTACT INFORMATION

Project-Related Questions

Yildiz Palumbo, Project Manager
NYSDEC, Division of Environmental Remediation
47-40 21st Street, Long Island City, New York 11101
p: (718) 482-4891
yildiz.palumbo@dec.ny.gov

Project-Related Health Questions

Ryan Minzloff, Project Manager
NYSDOH, Bureau of Environmental Exposure and Investigation
Corning Tower, 17th Floor
Empire State Plaza
Albany, New York 12237
p: (518) 408-5146
bee@health.ny.gov

WHERE TO FIND INFORMATION

Access project documents through the DECinfo Locator and at these location(s):
<https://extapps.dec.ny.gov/data/DecDocs/C224419/>

Brooklyn Public Library – Bushwick Branch

340 Bushwick Avenue.
Brooklyn, NY 11206
(718) 602-1348

Brooklyn Community Board 1

435 Graham Avenue
Brooklyn, NY 11211
(718) 839-0009

Site Location





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