

CAMBA Weeksvillage Project

1733 Bergen Street (Block 1344, Lot 175)

WEEKSVILLE, BOROUGH OF BROOKLYN, KINGS COUNTY, NEW YORK

Phase 1A Archaeological Documentary Study

Prepared for:

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Prepared by:



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Management Summary

SHPO Project Review Number: 24PR01561
LPC Unique Project Identifier: 37311
Involved Agencies: New York City Housing Preservation Authority
Phase of Survey: Phase 1A Archaeological Documentary Study
Location Information
 Location: 1733 Bergen Avenue, Brooklyn
 Minor Civil Division: 04701
 County: Kings
Survey Area
 Length: Approximately 220 feet
 Width: Approximately 115 feet
 Area: Approximately 25,300 square feet

USGS 7.5 Minute Quadrangle Maps: Brooklyn

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Table of Contents

Chapter 1: Introduction and Methodology	1
A. Introduction and Project Description	1
B. Environmental Review	1
C. Research Goals and Methodology.....	2
Chapter 2: Environmental and Physical Settings	4
A. Current Conditions.....	4
B. Geology and Topography	4
C. Hydrology	4
D. Soils.....	4
Chapter 3: Precontact Archaeological Resources.....	6
A. Precontact Context	6
B. Previously Identified Native American Archaeological Sites Near the Project Site.....	7
Chapter 4: The Historic Period	8
A. The Colonization of Brooklyn	8
B. The Early Occupation of the Project Site	8
C. Residential Development of the Project Site in the 19th Century	9
D. Construction of Saint Joseph’s Institute.....	14
E. Construction of the NYCHA Campus in the Mid-20th Century	15
F. Assessment of Landscape Modification	16
Chapter 5: Conclusions and Recommendations	18
A. Conclusions.....	18
B. Recommendations	19
References.....	20

List of Figures

Figure 1: USGS Map, Brooklyn Quadrangle

Figure 2: Project Location Map

Figure 3: Aerial Photograph

Figure 4: 1844 Hassler Coastal Survey

Figure 5: 1855 Decker Map Copy

Figure 6: 1869 Dripps Map

Figures 7A and 7B: 1888 and 1908 Sanborn Maps

Figure 8: 1962 Design Drawing

Figure 9: Modern Survey

Figure 10: Areas of Archaeological Sensitivity

List of Photographs

Photograph 1: View north from Bergen Street near the western boundary of the Project Site, showing the stone wall originally constructed for Saint Joseph's Institute

Photograph 2: Looking at the southeastern corner of the Project Site from Bergen Street

Photograph 3: Looking west at the southeastern corner of the Project Site in the vicinity of Kingsborough Walk, where the historical stone wall meets a concrete wall

Photograph 4: View west of the elevated ground surface of the Project Site from Kingsborough Walk

Photograph 5: Looking southwest at the northeastern corner of the Project Site, showing the dramatic grade change between the Project Site and the former line of Dean Street (at the right of the photograph).

A. INTRODUCTION AND PROJECT DESCRIPTION

CAMBA Housing Ventures, Inc., (“the Developer”) and the New York City Housing Authority (NYCHA) proposes to construct a mixed-use residential building at 1733 Bergen Street in the Weeksville neighborhood of Brooklyn (see **Figure 1**). The proposed Project Site includes a vacant portion of NYCHA’s Kingsborough Houses Extension campus that was constructed on Block 1344, Lot 175 in 1965 (see **Figures 2 and 3**). The Project Site is situated on the north side of Bergen Street between Buffalo Avenue and Kingsborough 5th Walk. The remainder of the adjoining superblock is developed with NYCHA’s Kingsborough Houses, which were constructed in 1941.

The Project Site is currently an undeveloped landscaped area with trees, pathways, and seating. With the Proposed Project, the Project Site would be redeveloped with a 13-story, mixed-use building containing affordable senior units and community facility space. The existing tax lot (Block 1344, Lot 175) would be subdivided and a new tax lot number would be assigned to the Project Site subsequent to disposition approval. Once subdivided, the Developer would enter into a 99-year long-term lease and Development Agreement with NYCHA to develop the Proposed Project. The Proposed Project would provide needed affordable housing for seniors with on-site health and social services.

B. ENVIRONMENTAL REVIEW

The Proposed Project requires approval from the NYCHA Board of Trustees and the U.S. Department of Housing and Urban Development (HUD) under Section 18 of the U.S. Housing Act of 1937, as amended, for the disposition of public housing property. In addition to disposition approval, the Proposed Project would include Mayoral zoning overrides requested by NYCHA. Construction funding is anticipated from the New York City Department of Housing Preservation and Development’s (HPD) Senior Affordable Rental Apartments Program (SARA) and the New York City Housing Development Corporation’s (HDC) Extremely Low and Low-Income Affordability Program (ELLA). In addition, NYCHA intends to utilize HUD Project-Based Vouchers. These discretionary approvals are collectively referred to as the “Proposed Actions.” The Proposed Actions are subject to New York City Environmental Quality Review (CEQR) and Section 106 of the National Historic Preservation Act (“Section 106”).

Pursuant to Section 106 and CEQR, consultation was initiated with the New York City Landmarks Preservation Commission (LPC) and the New York State Historic Preservation Office (SHPO). In a comment letter issued March 27, 2024, SHPO determined that the Proposed Project would not result in adverse effects on archaeological resources. In a comment letter dated May 8, 2024, LPC determined that the site was potentially archaeologically significant for archaeological resources associated with the site’s 19th century occupation. LPC requested additional research in the form of an archaeological documentary study to determine if the Project Site is archaeologically sensitive. This Phase 1A Archaeological Documentary Study (“Phase 1A Study”) has been prepared to satisfy LPC’s request.

C. RESEARCH GOALS AND METHODOLOGY

This Phase 1A Study of the Project Site has been designed to satisfy the requirements of LPC's *Guidelines for Archaeological Work in New York City* (2002); SHPO's *Phase I Archaeological Report Format Requirements* (2005); and the New York Archaeological Council's (NYAC) *Standards for Cultural Resource Investigations and the Curation of Archaeological Collections in New York State* (1994, adopted by SHPO in 1995). The study documents the development history of the Project Site and its potential to yield archaeological resources, including both precontact and historic cultural resources. In addition, this report documents the current conditions of the Project Site, as well as previous cultural resource investigations that have taken place in the vicinity.

This Phase 1A Archaeological Documentary Study has four major goals: (1) to determine the likelihood that the Project Site was occupied during the precontact (Native American) and/or historic periods; (2) to determine the effect of subsequent development and landscape alteration on any potential archaeological resources that may have been located within the Project Site; (3) to make a determination of the Project Site's potential archaeological sensitivity; and (4) to make recommendations for further archaeological analysis, if necessary. The steps taken to fulfill these goals are explained in greater detail below.

The first goal of this documentary study is to determine the likelihood that the Project Site was inhabited during the precontact and/or historic periods and identify activities that may have taken place in the vicinity that would have resulted in the deposition of archaeological resources. Given the area's general development pattern, this research focused most intently on the documentation of the area's historic period occupation between the 1850s and the 1880s, when historical maps depict residential structures on the property. Documentary research included a review of historical conveyance records (accessed via the Department of Finance website and FamilySearch.com); census records; and historical directories (see **Appendix A**). Tax assessment records were not reviewed because coverage for this portion of Brooklyn begins in the late 1860s after the lots were already developed.

The second goal of this Phase 1A study is to determine the likelihood that archaeological resources could have survived intact within the Project Site after development and landscape alteration (e.g., erosion, grading, filling, etc.). Potential disturbance—associated with paving, utility installation, and other previous construction impacts—was also considered. As described by NYAC in its *Standards for Cultural Resource Investigations and the Curation of Archaeological Collections in New York State*, published in 1994 and subsequently adopted by SHPO:

An estimate of the archaeological sensitivity of a given area provides the archaeologist with a tool with which to design appropriate field procedures for the investigation of that area. These sensitivity projections are generally based upon the following factors: statements of locational preferences or tendencies for particular settlement systems, characteristics of the local environment which provide essential or desirable resources (e.g., proximity to perennial water sources, well-drained soils, floral and faunal resources, raw materials, and/or trade and transportation routes), the density of known archaeological and historical resources within the general area, and the extent of known disturbances which can potentially affect the integrity of sites and the recovery of material from them (NYAC 1994: 2).

The third goal of this study is to make a determination of the Project Site's archaeological sensitivity. As stipulated by the NYAC standards, sensitivity assessments should be categorized as low, moderate, or high to reflect "the likelihood that cultural resources are present within the project area" (NYAC 1994: 10). For the purposes of this study, those terms are defined as follows:

- Low: Areas of low sensitivity are those where the original topography would suggest that Native American sites would not be present (i.e., locations at great distances from fresh and saltwater resources), locations where no historic activity occurred before the installation of municipal water and sewer networks, or those locations determined to be sufficiently disturbed so that archaeological resources are not likely to remain intact.
- Moderate: Areas with topographical features that would suggest Native American occupation, documented historic period activity, and with some disturbance, but not enough to eliminate the possibility that archaeological resources are intact on the Project Site.
- High: Areas with topographical features that would suggest Native American occupation, documented historic period activity, and minimal or no documented disturbance.

The fourth and final goal of this study is to make recommendations for additional archaeological investigations where necessary. According to NYAC standards, a Phase 1B Archaeological Investigation is generally warranted for areas determined to have moderate or higher sensitivity. Archaeological testing is designed to determine the presence or absence of archaeological resources that could be impacted by a proposed project. Should they exist on the Project Site, such archaeological resources could provide new insight into precontact occupation in southwestern Brooklyn, the transition from Native American to European settlement, or the historic period occupation of the Project Site.

To satisfy the goals as outlined above, documentary research was completed to establish a chronology of the Project Site's development, landscape alteration, and to identify any individuals who may have owned the land or worked and/or resided there, and to determine if buildings were present there in the past. Data were gathered from various published and unpublished primary and secondary resources, such as historic maps, topographical analyses (both modern and historic), historic and current photographs (including aerial imagery), newspaper articles, local histories, and previously conducted archaeological surveys. These published and unpublished resources were consulted at various repositories, including the Main Research Branch of the New York Public Library (including the Local History and Map Divisions), the Library of Congress, and the Brooklyn Historical Society. Previously identified sites and previously conducted archaeological resources in the vicinity were collected from the files of SHPO, the New York State Office of Parks, Recreation, and Historic Preservation (OPRHP), and the New York State Museum (NYSM). Information on previously identified archaeological sites and previous cultural resources assessments was accessed through the New York State Cultural Resource Information System (CRIS). Online textual archives, such as Google Books and the Internet Archive Open Access Texts, were also accessed.

A. CURRENT CONDITIONS

The Project Site is situated at 1733 Bergen Street, to the east of the 25-story Kingsborough Houses Extension (ca. 1965) and its one-story circular community center that extends from its eastern side and sits within a large, paved patio (see **Photographs 1 through 5**). The Project Site is a level, landscaped lawn with numerous mature trees and benches. The Project Site and the Kingsborough Houses Extension are situated above the grade of Bergen Street. A 9-foot-tall stone retaining wall lines the southern side of Lot 175, and stone and concrete walls of varying heights extend around the eastern and northern sides of the lot. The main entrance of the western façade of the Kingsborough Houses Extension is at the grade of Bergen Street and Buffalo Avenue. The NYCHA Kingsborough Houses are located to the north and east of the Project Site. Current Sanborn maps do not indicate that any of the surrounding buildings were constructed with basements.

B. GEOLOGY AND TOPOGRAPHY

The Project Site is situated within a geographic province known as the Atlantic Coastal Plain (Isachsen, et al. 2000). Brooklyn's physical setting was shaped by massive glaciers up to 1,000 feet thick that retreated from the area toward the end of the Pleistocene. There were four major glaciations that lasted until approximately 12,000 years ago when the Wisconsin period—the last glacial period—came to an end. During the Wisconsin ice age, a glacial moraine known as the “Terminal Moraine” traveled southwest across what is now Long Island. The progression of the Terminal Moraine resulted in the separation of the Atlantic Coastal Plain in southern Brooklyn from the rest of Long Island to the north and northeast. The Project Site is situated in the vicinity of the moraine's southern edge. Bedrock in the vicinity of the Project Site has been identified as Coastal Plain Deposits associated with the Raritan Formation typified by clay, silty clay, sand, and gravel. These deposits were formed in the Upper Cretaceous Period of the Mesozoic Era between 97 and 86 million years ago (Fisher, et al. 1970; Isachsen, et al. 2000). Surficial geological deposits are identified as “till moraine,” which is more permeable and more variably sorted and drained than other till deposits (Cadwell 1989).

C. HYDROLOGY

As the glaciers receded, the ensuing runoff created streams, rivers, and lakes as well as thick tracts of marshland in the low-lying areas along Brooklyn's coastline. However, in the vicinity of the terminal moraine, the landscape remained relatively hilly and rocky. The 1844 Hassler map (see **Figure 4**) and 1889 USGS map depict tall hills in the area but do not depict any small ponds or waterways in the immediate vicinity of the Project Site.

D. SOILS

The Web Soil Survey maintained by the United States Department of Agriculture (USDA)'s National Resource Conservation Service indicates that the Project Site is situated in an area characterized by a single soil type, the Urban Land-Greenbelt Complex, low impervious surface (UGBI). These soils are

typically found in well-developed urban areas with slopes of 3 to 8 percent. The typical profiles of the soil types that make up this complex are summarized in **Table 2-1**.

Table 2-1
Project Area Soils

Series Name	Typical Soil Profile			Slope (%)	Drainage	Landform
	Level	Soil Horizon Depth (inches)	Soil Type			
Urban Land-Till Substratum	M	0 to 15	Cemented Material	0 to 8	n/a	Summit
	2^C	15 to 79	Gravelly Sandy Loam			
Greenbelt	^A	0 to 5	Loam	3 to 8	Well-drained	Summit, backslope, footslope
	^Bw1	5 to 16	Loam			
	^Bw2	16 to 30	Loam			
	^C	30 to 79	Sandy Loam			
Sources: USDA Natural Resources Conservation Service Web Soil Survey: https://websoilsurvey.sc.egov.usda.gov (accessed June 2024).						

A. PRECONTACT CONTEXT

Archaeologists have divided the time between the arrival of the first humans in northeastern North America and the arrival of Europeans more than 10,000 years later into three periods: Paleo-Indian (11,000-10,000 BP), Archaic (10,000-2,700 BP), and Woodland (2,700 BP–AD 1500). These divisions are based on certain changes in environmental conditions, technological advancements, and cultural adaptations, which are observable in the archaeological record.

PALEO-INDIAN PERIOD

Human populations did not inhabit the Northeast until the glaciers retreated more than 11,000 years ago. These new occupants included Native American populations referred to by archaeologists as Paleo-Indians, the forebears of the Delaware—also called the Lenape Indians—who would inhabit the land in later years. Archaeological evidence suggests that the Paleo-Indians were likely highly mobile hunters and gatherers who utilized a distinct style of lithic technology, typified by fluted points. They appear to have lived in small groups of fewer than 50 individuals (Dincauze 2000) and did not maintain permanent campsites. In addition, most of the Paleo-Indian sites that have been investigated were located near water sources. Because of the close proximity of Paleo-Indian sites to the coastline, few have been preserved in the New York City area. Of the few Paleo-Indian sites that have been discovered in New York City, nearly all have been found on Staten Island.

ARCHAIC PERIOD

The Archaic period has been sub-divided into three chronological segments, based on trends identified in the archaeological record which reflect not only the ecological transformations that occurred during this period, but the cultural changes as well. These have been termed the Early Archaic (10,000–8,000 BP), the Middle Archaic (8,000–6,000 BP), and the Late Archaic (6,000–2,700 BP) (Cantwell and Wall 2001). The Late Archaic is sometimes further divided to include the Terminal Archaic (3,000-2,700 BP). The abundance of food resources that arose during this period allowed the Archaic Native Americans to occupy individual sites on a permanent or semi-permanent basis, unlike their nomadic Paleo-Indian predecessors. Fishing technology was developed during the Middle Archaic in response to an increasing dependence on the area's marine resources. Tools continued to be crafted in part from foreign lithic materials, indicating that there was consistent trade among Native American groups from various regions in North America throughout the Archaic period.

The rising sea levels and rapid development of the area, as well as the dominance of coniferous forests at that time generated a habitat ill-fit for human habitation (Boesch 1994), and few Early Archaic sites have been identified in New York City. Most of those that have been identified were also located on Staten Island, including Ward's Point at the southwestern tip of the island; Richmond Hill; the H. F. Hollowell site; and the Old Place site. Sites such as Ward's Point—a domestic habitation location that due to lowered sea levels was originally inland—tend to be deep and stratified and have yielded stone tools related to cooking, woodworking, and hide processing. The many years of constant occupation caused the artifacts to be deeply buried under more recent debris deposits (Cantwell and Wall 2001). However, at the

Old Place Site, the only artifacts that were discovered—stone tool assemblages—were found at relatively shallow depths of around 42 inches or 3.5 feet (Ritchie 1980).

There are also few Middle Archaic sites in the region. The majority of these tend to consist of large shell middens, which are often found near major watercourses such as the Hudson River, although stone points have also been found in such locations. These sites were in great danger of obliteration because of their proximity to the shrinking coastlines thousands of years ago. Unlike the Early and Middle periods, many Late Archaic sites have been found throughout the New York City area. Late Archaic habitation sites are often found in areas of low elevation near watercourses, and temporary hunting sites are often located near sandy areas (Boesch 1994).

Finally, many Terminal Archaic sites from all across the city have provided examples of what archaeologists call the “Orient” culture, which is characterized by long fishtail stone points and soapstone bowls. Extremely elaborate Orient burial sites have been found on eastern Long Island (Ritchie 1980).

WOODLAND PERIOD

The Woodland period represents a cultural revolution of sorts for the Northeast. During this time, Native Americans began to alter their way of life, focusing on a settled, agricultural lifestyle rather than one of nomadic hunting and gathering. Social rituals become visible in the archaeological record at this time. Composite tools, bows and arrows, domesticated dogs, and elaborately decorated pottery were introduced to Native American culture, and burial sites grew increasingly complex. Woodland-era sites across North America indicate that there was an overall shift toward full-time agriculture and permanently settled villages. Woodland sites in New York City, however, suggest that the Native Americans there continued to hunt and forage on a part-time basis. This was most likely due to the incredibly diverse environmental niches that could be found across the region throughout the Woodland period (Cantwell and Wall 2001; Grumet 1995).

B. PREVIOUSLY IDENTIFIED NATIVE AMERICAN ARCHAEOLOGICAL SITES NEAR THE PROJECT SITE

In general, Native American habitation sites are most often located in coastal areas with access to marine resources and near fresh water sources and areas of high elevation and level slopes of less than 12 to 15 percent (NYAC 1994). Further indication of the potential presence of Native American activity near a Project Site is indicated by the number of precontact archaeological sites that have been previously identified in the vicinity. Information regarding such previously identified archaeological sites was obtained from various locations including the site files of SHPO, OPRHP, and NYSM, and from published accounts. No previously reported archaeological sites have been identified within one mile of the Project Site in databases maintained by OPRHP and NYSM and accessed via CRIS. The Project Site is located within a generalized area of archaeological sensitivity as mapped by OPRHP; however, that buffer was designated relative to a historic period archaeological site.

A. THE COLONIZATION OF BROOKLYN

New York was “discovered” by Giovanni de Verrazano in 1524 and further explored by Henry Hudson in 1609, thus marking the beginning of European occupation in the area. By 1621, Brooklyn had become part of a Dutch colony and the States-General in the Netherlands chartered the Dutch West India Company (“WIC”) to consolidate Dutch activities in the New World (Burrows and Wallace 1999). In the 17th century, the WIC began to purchase large tracts of land from local Indigenous communities and purchased land in northwest Brooklyn in the late 1630s (Bolton 1975). It has been speculated that the sale of Brooklyn land “saved New Netherland from being abandoned by the West India Company” (Armbruster 1918: 3).

The western end of Long Island was settled in the first half of the 17th century by predominantly Dutch and Walloon (French Protestants from Belgium who fled to escape persecution) families (Stiles 1867). In 1638, land was granted to any individual who promised to establish a farm in the area (Armbruster 1918). While at first the WIC granted patroonships—a patroon was the “feudal chief” of a small colony of fifty or more individuals (Stiles 1867: 20)—they found that farms were more successful if the land was granted directly to individual farmers. Therefore, the land was given the name Brooklyn, which is derived from the Dutch *Bruijkleen*, meaning “a free loan, given to a tenant or user for a certain consideration” (Armbruster 1914: 20). The name went through several changes throughout the Dutch and English colonial periods; from *Bruijkleen* to *Breukelen* to *Brookland* and, finally, to *Brooklyn*. English settlements were established throughout Brooklyn during the mid-1600s. In 1664, the English took control of the colony, and it was renamed “New York” (Stiles 1867).

B. THE EARLY OCCUPATION OF THE PROJECT SITE

The Project Site is situated in what was the original Town of Brooklyn, one of six independent towns established in the second and third quarters of the 19th century in Brooklyn (Stiles 1867). However, the part of Brooklyn containing the Project Site was known as Bedford as early as the 17th century (ibid). The heart of the Bedford community—at the intersection of four colonial roads known as “Bedford Corners”—was northwest of the Project Site near the intersection of what are now Fulton Avenue and Bedford Avenue (ibid). What is now known as Hunterfly Road was a colonial thoroughfare that connected to the historical Jamaica Turnpike near Bedford Corners and is believed to be the anglicization of the Dutch phrase *Aander Vly*, meaning, “to the creek” (ibid:25). The road was constructed on what was formerly an Indigenous trail (Bolton 1922).

The Project Site was historically included within what was known as the “Third Division of Woodlands,” a roughly triangular area located east of the former Hunterfly Road in the southeastern corner of the original limits of the Town of Brooklyn. Eight to nine hundred acres of these dense woodlands in southeastern Brooklyn were reserved for colonizers as early as the 1690s and were divided into parcels of about ten acres each among the freeholders of the town of Brooklyn (Stiles 1867: 441; AKRF 2011). The woodlands were divided into three sections, with the Project Site falling within what was known as the third division (ibid). The Third Division woodlands were subdivided into thirty long, linear lots that

extended southwest-northeast across the area, with most owned by families that owned large farms elsewhere in the area. The Project Site was situated within small portions of four of these woodland parcels. As shown on the 1874 Fulton map of Brooklyn farm lines, the parcels within the Project Site included (from south to north): No. 17, owned by the estate of Leffert Lefferts; No. 18, owner not identified; No. 19, owner not identified; and No. 20, owned by Rem Lefferts. The Lefferts family was present in Brooklyn by the 17th century and descendants of the family owned extensive tracts of land in what are now the Crown Heights and Bed-Stuy neighborhoods. Many members of the Lefferts family were responsible for the enslavement of people of African descent through the 18th and 19th centuries (Linder and Zacharias 1999; Wellman 2014). Burial places for members of the Lefferts family as well as those that they enslaved were located in the Bedford area near Bedford Avenue to the west of the Project Site (Meade 2020).

In the first half of the 19th century, historical community of Weeksville was established in the Ninth Ward of Brooklyn, between Clove Road and Hunterfly Road just west of the Project Site (Wellman 2014). A remnant of Hunterfly Road extends through Block 1356 to the southwest of the Project Site. The practice of slavery was abolished in New York State by 1827, and in the 1830s, newly freed people of African descent began to purchase land in the Bedford area. The Black population of what was at that time designated as the Ninth Ward of Brooklyn steadily increased between the 1840s and the 1860s (Geismar 2001). The area was named after James Weeks, a man of African descent who was born in Virginia and purchased land in Brooklyn in 1838 (*ibid*). Beginning in the 1860s, an influx of German and Irish immigrants began to move to the neighborhood (Wellman 2014). As described in detail in the following section, the Project Site was largely occupied by white individuals of German or Irish descent between the 1860s and the 1880s.

C. RESIDENTIAL DEVELOPMENT OF THE PROJECT SITE IN THE 19TH CENTURY

Historical maps do not depict any development on the Project Site before the mid-19th century. By 1855, the Project Site was partially within two historical farms with property lines consistent with the historic woodland divisions. The northwestern half was within land owned by Rem Lefferts and the southeastern half was included within land owned by the family of Leffert Lefferts. Leffert Lefferts, a judge, died in 1847 and his property holdings, including his house in the Bedford neighborhood as well as his woodland lot along the southern half of the Project Site, remained undivided and undeveloped through the late 19th century (Linder and Zacharias 1999; Wellman 2014). As such, the southern half of the Project Site remained undeveloped and unoccupied until the late 1880s, when it was developed with a residential school for children with hearing loss, as described in detail in the following section. Historical maps and photographs suggest that the southern half of the Project Site featured a downhill slope to the south and west, whereas the northern half of the Project Site was more level. This sloping hillside likely contributed to the delayed development of the southern half of the Project Site.

The northern half of the Project Site was situated within the woodlands allotted to Rem Lefferts, and was developed for residential use in the mid-19th century. Rem and Maria R. Lefferts sold a 31-acre parcel including the northern half of the Project Site to Robert J. Lane on August 16, 1852 (Kings County Conveyance Liber 296, Page 335). The land was bounded to the west by the historical Hunterfly Road; to the south by the land of Leffert Lefferts; to the east by the railroad tracks; and to the north by land formerly owned by John Moffat. Several weeks later, Lane sold the land to Alfred Decker (Kings County Conveyance Liber 296, Page 333). It is Decker who subdivided the land for development. A map produced in 1855 and reproduced by Robinson in 1889 (see **Figure 5**) suggests that the Decker property was subdivided into development lots at that time in advance of the sale of the property. The lots identified as 112 through 115 as well as a portion of Lot 116 were included within what is now the

Project Site and were drawn to align with the modern street grid and modern lot lines. An irregular triangular lot known as Lot 131 was partially situated within the Project Site; this lot was drawn along the southern end of the former Decker property to compensate for the irregular border between the historical farm line and the modern lot lines.

The 1869 Dripps map (see **Figure 6**) is the first to depict structures within the Project Site. The map suggests that the northern half of the Project Site—the areas previously depicted as Decker Lots 113 through 116—were all developed with structures. The map indicates that Decker Lot 112 was vacant and was combined with Lot 113 as a larger parcel. Historical directories show that lots along Bergen Street, Dean Street, and Buffalo Avenue were not assigned standardized house numbers until ca. 1872. The numbering scheme assigned at that time to Bergen Street and Buffalo Avenue remains the same as it is today, while Dean Street was renumbered ca. 1894.

Municipal water and sewer lines were available in streetbeds in this portion of Brooklyn by 1875, as shown on the 1875 Adams map of sewer access in Brooklyn. However, an archaeological investigation at the Hunterfly Road Houses by Joan Geismar, PhD, between the late 1970s and early 1980s and in the early 2000s confirms that many area houses constructed in the 1860s or earlier were not connected to sewer lines until the 1880s or 1890s (Geismar 2001). Archaeological investigations have documented evidence of domestic shaft features (e.g., privies, cisterns, and wells) that would have been used for the purposes of water gathering and sanitation before houses were connected to water and sewer lines (Geismar 2009). The Hunterfly Road Houses-Weeksville Heritage Center archaeological site was documented on the southern side of Bergen Street opposite on the Project Site on Block 1356 (OPRHP archaeological site 04701.015991).

HISTORICAL LOTS 13 AND 14, 1740 TO 1742 DEAN STREET

Alfred and Kezia R. Decker sold the two parcels that would later be known as 1740 and 1742 Dean Street to Felix Evans in 1854 (Kings County Conveyance Liber 417, Page 278¹). The 1855 map of the subdivision of the Decker estate identifies these parcels as Lots 112 and 113. Historical directories from the 1850s and 1860s identify Evans as a liquor merchant and restaurant owner associated only with an address on Myrtle Avenue. Evans may therefore have been responsible for building a house on one of the two lots before 1864, but does not appear to have resided there (*Brooklyn Daily Eagle* 1864). The 1865 New York State census may indicate that the family of a German tailor named John Warner lived at 1742 Dean Street with his wife Caroline, their seven children, and a boarder.

Jacob Erb (also spelled Erp, Arp, or Arpp), a German immigrant, purchased what was formerly known as Lots 112 and 113 of the Decker estate—later known as municipal Lots 13 and 14—from Felix and Sarah Evans on February 11, 1867 (Kings County Liber 741, Page 456). The property purchased by Erb at that time measured 50 feet along the southern side of Dean Street and 107.2 inches parallel to and 175 feet east of Buffalo Avenue. The 1880 Bromley, 1880 Hopkins, and 1886 Robinson maps all depict historical Lot 13 as vacant and depict a wood frame house on historical Lot 14 with a small, free-standing wood frame outbuilding in the center of the rear yard behind it. The map depicts historical Lot 15 to the east as house number 1742, suggesting that Lots 13 and 14 would have been 1738 and 1740; however, this appears to be an error as Lot 17 to the east is identified as number 1748. The 1888 Sanborn map (see **Figure 7a**) suggests that the eastern side of this property was developed with a wood frame house later known as 1742 Dean Street (historical Lot 14) while the lot to the west at 1740 Dean Street remained vacant (historical Lot 13). The two-story wood frame house was depicted with a one-story rear addition behind its southeastern corner.

¹ This deed was not recorded with Kings County until March 7, 1856.

The 1870 federal census indicates that Jacob lived in the house with his wife, Anna Margaretha (also known as Margaret or Maggie), and their seven children, ages 6 to 18. Every member of the family had been born in Germany and Jacob's birth certificate indicates that he emigrated to the United States in 1865, shortly before purchasing the Dean Street house. Their oldest son, Valentine, was serving in the United States Army at the time the census was recorded. In 1873, Mena Erb, the four-month-old daughter of Jacob and Maggie, died of dysentery at their house at 1742 Dean Street (Kings County Death Certificate 8631, 1873). At the time, the Erbs were the only family living in the house (*ibid*). However, other families may have resided at 1742 Dean Street with the Erbs in later years. An eight-month-old girl named Mary Hulder died of cholera at the house in 1878; she was likely the daughter of a butcher named Frederick Holder [sic] who was listed at the address in an 1879 directory (Kings County Death Certificate 5683, 1878).

The Erb family appears to have occupied the house at 1742 Dean Street between 1867 and 1886. On September 7, 1871, Jacob Erb sold the two parcels to Henry Karcher for \$775 (Kings County Conveyance Liber 1013, Page 465) and Karcher sold the properties back to the Erb family three weeks later for \$1,000 (Kings County Conveyance Liber 1016, Page 265). Jacob Erb was employed as a mason until his death in 1880 following a work-related, three-story fall during the construction of a building at 1826 Fulton Street (*The Brooklyn Union* 1880). Erb was 57 years old and his death certificate lists the cause of death as "paralysis of spinal cord from an accidental fall" and indicates that he died at home two days after the fall (Kings County Death Certificate 364, 1880). After Jacob's death, his family continued to live at 1742 Dean Street. The 1880 federal census recorded the residents of the house as Maggie Erb, who was then suffering from a skin infection known as *erysipelas*, and two of her children, 19-year-old Lizzie, employed as a domestic servant, and 9-year-old Charles. Charles appears to have been the only living member of the family who was born in New York. Margaret Erb sold the lots to her son, Jacob Erb, Jr., in June 1883 for a sum of one dollar (Kings County Conveyance Liber 1515, Page 372). Margaret, then age 53, died in the house several months later in January 1884 after suffering from chronic rheumatic arthritis and asthma (Kings County Death Certificate 526, 1884).

Jacob Erb Jr. also worked as a mason and appears as a resident of 1742 Dean Street in historical directories until ca. 1887. He and his wife, Ignasia Portio Erb, who was of Mexican and Spanish descent, were living in the house at the time of her death in 1885 (*The Brooklyn Union* 1885a). Her death certificate indicates that two families resided at 1742 Dean Street in 1885 and that she and Jacob Erb, Jr. lived with their family on the ground floor. Ignacia was born in Mexico and was 28 years old when she died five days after having given birth to her fifth child (*New York Times* 1885a; *Brooklyn Daily Eagle* 1885; *Brooklyn Union* 1885b; Kings County Death Certificate 3988, 1885). Her death was initially attributed to *puerperal peritonitis*, an infection of the abdomen that can occur after childbirth (*ibid*). Her funeral was dramatically delayed after a local resident named John Parks reported to police that his neighbor, later identified as Mrs. Mary Lewey, informed him that during a visit to the ailing woman, Mrs. Erb had handed her a card reporting that her illness was linked to the fact that her husband, Jacob Erb, had poisoned her (*ibid*; *The Brooklyn Union* 1885b; *New York Times* 1885a). The card reportedly read: "My husband poisoned my system, my blood this afternoon. He did not mean to do it. My mouth is swollen now, as you can see." (*The Brooklyn Union* 1885b: 2). Parks later denied this account and claimed to have been the neighbor of the Erb family before they relocated to 1742 Dean Street and claimed that it was Erb who had confided in him that Ignacia had accused him of poisoning her (*Brooklyn Daily Eagle* 1885). A houseguest of Parks' named Walter J. Fay later claimed to be the one who reported the suspected poisoning to the police (*ibid*). Erb later claimed that he had attended to his ailing wife for five days and shortly before her death, he gave her medicine after which she allegedly wrote the note that was later reported in the papers (*ibid*). Following an autopsy and chemical analysis of Mrs. Erb's stomach, newspapers concluded that she was likely not poisoned (*New York Times* 1885b). Mrs. Erb therefore likely died of complications following childbirth, a common cause of death in the 19th century. The baby,

Christian Erb, died of cholera fourth months after his mother's death (Kings County Death Certificate 9626, 1885).

Tragedy continued to plague the residents of the house, and in June 1886, a five-year-old girl named Annie Schullian died at 1742 Dean Street. Her death certificate lists her cause of death as bronchitis caused by acute pneumonia and indicates that the certificate was delivered to "Mr. Erb," suggesting they may have been related (Kings County Death Certificate 8278, 1886). Perhaps unable to continue to live in his house after the death of his wife and the public accusations of murder and other family tragedies, Jacob Erb sold the parcels at 1740 to 1742 Dean Street to John F. Bengert in August 1886 (Kings County Conveyance Liber 1686, Page 27). Historical directories identify other residents, including a laborer named Frederick Seiburth in 1890 and a mason named A. Politt in 1892. It is unclear if Bengert resided on the property. A death certificate filed for one-year-old Maria Luisa Silva, who died of tuberculosis at 1742 Dean Street in August 1888 was delivered to F.C. Mendoza (Kings County Death Certificate 12402, 1888).

The former house at 1742 Dean Street was demolished before the publication of the 1898 Ullitz atlas. By that time, Dean Street was renumbered and historical Lots 13 and 14 became known as 1922 and 1924 Dean Street. The 1898 map indicates that the lots were developed with a wood frame building set near the rear of the lots, in what would have formerly been the Erb family's rear yard. By that time, Dean Street was renumbered, and these lots became known as 1922 and 1924 Dean Street. No residential properties associated with these addresses are included in the 1900 federal census. By the publication of the 1908 Sanborn map (see **Figure 7b**), both parcels were vacant and had become incorporated into the larger campus of Saint Joseph's Institute, as described in the following section.

HISTORICAL LOT 15, 1744 DEAN STREET

A house is depicted on what would later be known as historical Lot 15/1744 Dean Street on the 1869 Dripps, 1880 Bromley, and 1880 Hopkins atlases. The parcel was known as Lot 114 on the 1855 map of the subdivision of the historical Decker estate. As described previously, the 1886 Robinson atlas appears to misidentify the house at 1744 Dean Street on historical Lot 15 as house number 1742. The 1888 Sanborn map appears to correctly identify it as 1744 Dean Street and indicates that it was developed with a two-story wood frame dwelling.

This parcel was sold by Alfred and Kezia R. Decker to James Murray in 1854 (Kings County Conveyance Liber 397, Page 499). Murray does not appear to have resided on the site, and his widow, Anne, and descendant John F. Murray sold the parcel to John Kaufman in 1871 (Kings County Conveyance Liber 1017, Page 123). The 1865 New York State census may identify a German tailor named Justin Hildebrandt as the resident of the house at 1744 Dean Street. He lived with his wife, Elizabeth, and their three children. Hildebrandt does not appear to have owned the house. The 1870 federal census identifies the family of Frederick Beck as the residents of a house situated between the families known to have lived at 1742 and 1748 Dean Street, possibly referring to either 1744 or 1746 Dean Street. It is unclear if Kaufman resided on the property, though the 1875 New York State census identifies the family of Charles Kaufman as residents of a house on Dean Street between Buffalo and Ralph Avenues. Historical directories identify a laborer named Owen Cassidy (also spelled Cassedy) as a resident of 1744 Dean Street between 1879 and 1883. The 1880 federal census indicates that Cassidy, a 35-year-old native of Ireland, was the only resident of the house. A horseshoer named Michael Feeney is listed as a resident of 1744 Dean Street (1926 Dean Street following the ca., 1894 street renumbering) in directories published between 1887 and 1895.

Michael Feeney appears to have purchased the lot prior to residing on the property ca. 1887. In February 1896, Mary A., Annie, and Michael Feeney sold the parcel—then measuring 25 by 107.2 feet—to Eliza

Feeney, who sold it to Richard Treacy soon after (*Real Estate Record and Builder's Guide* 1896a). Several months later, 44-year-old Eliza Feeney, a native of Ireland, died of tuberculosis at 1926 Dean Street in 1896 (Kings County Death Certificate 7867, 1896). At the time of her death, the Feeney family were the only occupants of the house.

The original house was demolished before the publication of the 1898 Ullitz atlas, which depicts a new wood frame house at the southern end of Lot 15. No residential property associated with this address are included in the 1900 federal census. By the publication of the 1908 Sanborn map, the parcel was incorporated into the campus of Saint Joseph's Institute as described below.

HISTORICAL LOT 16, 1746 DEAN STREET

The 1886 Robinson map depicts a small wood frame dwelling at 1746 Dean Street on historical Lot 16. The house is depicted as having along its west side a narrow alley that led to the property's backyard. By the publication of the 1888 Sanborn map, the house had been demolished and the property was vacant and combined with the parcel to the east at 1748 Dean Street.

The parcel was sold by Alfred Decker to Kiliam Reinhart for \$78 in January 1856 (Kings County Conveyance Liber 424, Page 257). The 1860 federal and 1865 New York State censuses appear to indicate that the Reinhart (also spelled Reinhardt or Rhinot) family lived on the parcel. The census identifies Kiliam (also spelled Kilson or Gilian) as a German mason who lived with his wife, Clara, and their three children between the ages of 4 and 14. In 1866, Reinhart sold the parcel to Albert Hanft (Kings County Conveyance Liber 599, Page 39). Hanft and his wife Kunaigunder would sell the property to Charles. C. Beringer in 1872 (Kings County Conveyance Liber 1028, Page 441). Neither Hanft nor Beringer appear to have lived on the property during their period of ownership. As described previously, the household of Frederick Beck as recorded on the 1870 federal census could refer to the house at either 1744 or 1746 Dean Street. In 1874, Charles and Mary Louisa Beringer sold the lot to John Graefing (Kings County Conveyance Liber 1172, Page 32). Unlike earlier owners, Graefing was recorded as a resident of 1746 Dean Street between at least 1876 and 1887. A carver named John Schrawner also lived at the address in 1879.

The Graefing family could not be located in the 1880 census, which identifies the family of a truckman named Bernard Kelly as the residents of 1746 Dean Street. Kelly lived with his wife, Annie, and their four children ages 3 months to 11. Their oldest child, Theresa, was identified as working as a servant despite being only 11 years old. Each member of the family was born in New York. The Kelly family was struck by tragedy when 12-year-old Theresa Kelly was killed after being struck by lightning while running an errand for her mother in 1881 (*The Brooklyn Union* 1881). Her mother had told her to buy cheese and buttermilk for the family at a grocery store operated by John Koehl at the corner of Dean Street and Buffalo Avenue, and despite telling her child to wait until after the storm was over, Theresa was reported to have said "I'll be back, mamma, before the storm comes on" (ibid: 4). The lightning struck the metal pail she had brought to hold the buttermilk, and she was instantly killed (ibid). Theresa's death certificate indicates that the Kelly family were the only occupants of the house at the time (Kings County Death Certificate 7800, 1881). Directories suggest that the Kelly family continued to live at 1746 Dean Street until at least 1884.

The Graefing family appears to have moved back into the house at some point after the Kelly family's occupancy. They sold the property to John F. O'Brien in December 1887 (Kings County Conveyance Liber 1782, Page 127). Tragedy occurred just after the sale when eleven-year old Charlotte M. Graefing died at the house in January 1888 following a short battle with whooping cough (Kings County Death Certificate 529, 1888). The Graefing family apparently lived in the house alone at the time of her death and likely vacated the property soon after (ibid).

The combined Lots 16 and 17 were sold first by John F. O'Brien to Mary Purtell and then by Purtell to Saint Joseph's Institute in March 1888 (*Real Estate Record and Builder's Guide* 1888a). The house was demolished around this time as both the 1888 Sanborn map and the 1898 Ullitz atlas depict the parcel as vacant and part of the Saint Joseph's Institute campus to the south.

HISTORICAL LOT 17, 1748 DEAN STREET

The historical lot formerly at 1748 Dean Street is partially within the Project Site. The 1869 Dripps, 1880 Bromley, 1880 Hopkins, and 1896 Robinson maps all depict a wood frame building on the lot. However, the 1888 Sanborn map depicts the parcel as vacant and the land may have only been developed and occupied for approximately three decades.

The parcel was sold by Alfred and Kezia R. Decker to George Copplemeier in June 1855, at which time it was known as parcel 116 on the 1855 Decker map (Kings County Conveyance Liber 339, Page 346). This parcel was historically an irregular lot that measured 25 feet along the south side of Dean Street, 104.8 feet along its western boundary and 100 feet along its eastern boundary, with the southern boundary at an angle matching the border with the Lefferts farm. The Copplemeier family may have resided on the property when they were recorded as residents of the Ninth Ward of Brooklyn in the 1860 federal and 1865 New York State censuses. At that time, the family included George, a German tailor, his wife, Malvina or Magdalena, who was also born in Germany, and their three young children. The censuses indicate that they lived in a frame house valued at \$500 in 1860 and \$700 in 1865.

George and Magdalena Copplemeier sold the lot to Phillipp and Friedericke (Frederica) Young (also spelled Jung or Gung) in 1869 (Kings County Conveyance Liber 907, Page 380). Phillipp worked as a laborer, stonecutter, or stonebreaker, and appears as a resident of 1748 Dean Street in historical directories published between at least 1870 and 1885. The 1880 census indicates that Phillipp and Friedericke were both born in Germany and lived with their daughter, also named Friedericke and Phillipp's mother, Anna Maria Young. The 1875 state and 1880 federal census suggest that Phillipp remarried a woman named Dora, with whom he had several small children.

As with their other neighbors on the block, the Young family experienced repeated tragedies, and two of their children died while residing at 1748 Dean Street. In October 1872, one-year old Mary A. Young died of gastroenteritis/diarrhea (Kings County Death Certificate 24170, 1872). An unnamed, six-day-old baby boy died of *trismus nascentium*, or neonatal tetanus, in December the following year (Kings County Death Certificate 10908, 1873). Phillipp Young's mother, Anna Maria Young, passed away of age-related complications in 1882 at age 82 (Kings County Death Certificate 2250, 1882).

Philipp Young sold the property to John F. O'Brien in 1887 (Kings County Conveyance Liber 1781, Page 543). A laborer named George E. Wright is identified as a resident of 1748 Dean Street in an 1887 Directory. The combined lots 16 and 17 were sold first by John F. O'Brien to Mary Purtell and then by Purtell to Saint Joseph's Institute in March 1888 (*Real Estate Record and Builder's Guide* 1888a). The house was demolished shortly after and the 1888 Sanborn map and the 1898 Ullitz atlas depict the parcel as vacant and part of the Saint Joseph's Institute campus to the south.

D. CONSTRUCTION OF SAINT JOSEPH'S INSTITUTE

In 1888, "Saint Joseph's Institute for the Improved Instruction of Deaf Mutes" ("Saint Joseph's Institute") began to acquire property within the Project Site. The Institute was a Catholic organization that originated as Saint Joseph's Institute for Girls in Fordham and later grew to have a branch for the education of boys in the Bronx (*Times Union* 1889). Originally founded in 1877, prior to opening the school at the corner of Buffalo Avenue and Bergen Street, the Institute's Brooklyn branch was located first at 177 Union Street and then at 510 Henry Street (*Brooklyn Daily Eagle* 1888a).

While the campus would later occupy all of what is now Lot 175, as well as additional areas to the east, the Institute bought the land slowly over time. The majority of the property was purchased from William Byrnes of Westchester in two transactions in March 1888 (*Brooklyn Daily Eagle* 1888b). At that time, the Institute purchased an irregularly sized parcel that was approximately 107.2 feet long along Buffalo Avenue and 295 feet along Bergen Street, with an irregular angle at the northeast corner, where the property boundary was aligned with the historical woodland boundary rather than the street grid (ibid). The second parcel included a portion of the northern part of the Institute's campus at the southeast corner of Buffalo Avenue and Dean Street, west of the Project Site (ibid). The 1888 Sanborn map reflects two structures on the Institute's grounds that are identified as "being built": the main brick facility west of the Project Site and a smaller brick house to the east, partially extending into the Project Site. The two facility buildings were three-story (with basement) brick buildings with tin roofs and iron cornices that were designed by architect T.F. Houghton and built by P.J. Carten and D. Ryan (*Real Estate Record and Builder's Guide* 1888b).

The 1908 Sanborn map indicates that the main building as actually constructed was 2 to 3.5 stories and the building to the rear was a one-story boiler room connected via an underground passage west of the Project Site; a small wood frame gazebo stood to the south of the building. The map also depicts a two-story wood frame house to the east of the Institute within the southern half of the Project Site. Two small wood-frame buildings were along the perimeter of the Project Site's southern side south of the house. A 1962 design drawing provided by NYCHA indicates that the former two-story house had a cellar.

The nuns that operated the Brooklyn branch of Saint Joseph's Institute moved into the building upon its opening in June 1889 and students arrived for instruction in September the same year (*Times Union* 1889). The school was designed for the housing and instruction of between 300 and 400 children (*Brooklyn Daily Eagle* 1888). The undeveloped portions of the campus were used as a play yard for the children living and attending school on the grounds, something the previous locations lacked (*Brooklyn Daily Eagle* 1888, 1889). The building was constructed with "all the modern improvements," implying that it had indoor plumbing and was connected to municipal water and sewer lines (ibid: 1).

E. CONSTRUCTION OF THE NYCHA CAMPUS IN THE MID-20TH CENTURY

Sanborn maps published through 1963 depict no changes to the Institute campus on what is now Lot 175; however, they reflect the construction of the Kingsborough Houses around it. The housing complex was proposed as an urban renewal project in 1940 and as a result, more than 500 families living in nearly 300 buildings were relocated to facilitate the construction of the larger development (*Brooklyn Daily Eagle* 1940). The Institute property was excluded from the 16-acre development site as part of the initial plans (ibid). In 1964, the construction of the Kingsborough Extension was proposed for the former Institute campus to provide additional housing for senior citizens (*New York Daily News* 1964). Design drawings associated with the construction of the extension depict current conditions and Sanborn maps published between 1965 and the present depict no changes to the Project Site. The building was designed to cover approximately 11 percent of Lot 175 with the rest left open for "landscaping, play, and sitting sections" (ibid:1K).

A 1962 design drawing provided by NYCHA (see **Figure 8**) depicts the locations of the buildings on the Saint Joseph's Institute campus as well as the proposed Kingsborough Extension facilities. Within the Project Site, evidence of the changes in grade across the site are noticeable, as a set of slate steps lined with a hedge connected the former house in the southern half of the Project Site with the higher ground to the north. The angle of the hedge and the steps is consistent with the historical boundary between the Lefferts and Decker woodland lots. The map indicates that with the exception of the house, the Project Site was undeveloped and contained a rose garden enclosed with a wire fence; a slate walk; hedges and trees; a large grid of wash lines hanging on wood posts; and a telephone line that ran on utility poles

north-south through the Project Site and connected to the northwest corner of the house. An underground oil tank and associated pipe are indicated on the map along the southern side of the Project Site south of the former Institute's boiler room and west of the Project Site. A design drawing from 1964 depicts a series of "yard drainage" lines and other pipes through limited portions of the Project Site.

F. ASSESSMENT OF LANDSCAPE MODIFICATION

The main entrance of the Saint Joseph's Institute faced Buffalo Avenue. Historical photographs of the campus from the 1920s through the 1940s depict the main building on top of a hill that was connected to the adjacent streets at a lower grade by long staircases or sloped driveways.¹ Adjacent buildings were similarly at higher grades than the adjacent streets, suggesting that the elevated ground surface of the Project Site is natural while adjacent streetbeds have been graded down.² A 1929 image by photography P.L. Sperr in the collection of the New York Public Library depicts the extant retaining wall along Bergen Street to the south of the Institute.³

In these images, the former Institute buildings and adjacent ground surface appear to be at the level of the top of the retaining wall that surrounded the complex, with slopes down to the north, west, and south. This is consistent with the legal street grades as seen on the 1935 Rock Data Map as published by the Works Progress Administration, which identify the following intersection elevations: Buffalo Avenue and Bergen Street: 82.8 feet; Buffalo Avenue and Dean Street: 78.3 feet; Ralph Avenue and Bergen Street: 98.7 feet; and Ralph Avenue and Dean Street: 92.3 feet. The previously referenced 1962 design drawing (see **Figure 8**) depicts similar street elevations for the Buffalo Avenue intersections.⁴ This map depicts elevations relative to the Brooklyn Highway Datum (BHD), which is 1.46 feet below the North American Vertical Datum of 1988 (NAVD88). To convert elevations relative to NAVD88 to BHD, 1.46 feet is subtracted from the NAVD88 measurement.

Detailed topographical information for the Project Site's surface elevation prior to the construction of the Kingsborough Extension is not available. As such, it is difficult to determine how the landscape was modified when the former residential houses were demolished and the area was converted for use as a play area and garden for the Institute. The 1962 design drawing, however, includes spot elevations within the Project Site that suggest that the ground surface of the former yard adjacent to the Institute was a slightly rolling landscape with a maximum elevation of 98 to 101 feet BHD (99.46 to 102.46 feet NAVD88) in the northeast corner of the Project Site; 96 to 98.65 feet BHD (97.46 to 100.9 feet NAVD88) in the northwest corner; 95.34 to 95.90 feet (96.8 to 97.36 feet NAVD88) in the southeast corner; and 93.64 to 96.34 feet (95.1 to 97.8 feet NAVD88) feet in the southwest corner. A modern topographical survey (see **Figure 9**) suggests that some leveling has occurred across the Project Site, mostly in its northern half, to create a flat surface adjacent to the Kingsborough Extension. The Project Site is more or less level, with the elevation increasing slightly from 94 to 96 feet NAVD88 (92.54 to 94.54 feet BHD) from west to east. The ground surface of the northern half of the Project Site appears to have been lowered by between 2 and 6 feet with limited areas lowered by as much as 7 to 10 feet.

¹ <https://digitalcollections.nypl.org/items/510d47dc-c758-a3d9-e040-e00a18064a99>

² <https://digitalcollections.nypl.org/items/510d47dc-c75e-a3d9-e040-e00a18064a99>
<https://digitalcollections.nypl.org/items/510d47dc-c75c-a3d9-e040-e00a18064a99>

³ <https://digitalcollections.nypl.org/items/510d47dc-c75a-a3d9-e040-e00a18064a99>

⁴ This map depicts elevations relative to the Brooklyn Highway Datum, which is 1.46 feet below the North American Vertical Datum of 1988 (NAVD88). To convert elevations relative to NAVD88 to the Brooklyn Borough Daru,

The location with the most significant change appears to be in an irregularly shaped patio area identified as a “slate walk” and surrounded by a wire fence and a decorative arc of trees. In 1962, this area was situated at an elevation of 104 feet BHD (105.46 feet NAVD88) and it is currently in an area with a ground surface elevation of approximately 95 feet BHD (93.54 feet NAVD88). This dramatic grade change may be the result of an artificially high historical elevation resulting from the construction of the garden feature formerly present in that area. The enclosed rose garden to the east may have been similarly artificially elevated, as the 1962 drawing indicates that the ground surface in that area was 99.98 to 101.4 feet BHD (101.44 to 102.86 feet NAVD88) and that area is now situated at an elevation of approximately 93.54 feet BHD (95 feet NAVD88).

A. CONCLUSIONS

As part of the background research for this Phase 1A Archaeological Documentary Study, various primary and secondary resources were analyzed, including historic maps and atlases, historic photographs and lithographs, newspaper articles, and local histories. The information provided by these sources was analyzed to reach the following conclusions.

PREVIOUS DISTURBANCE

The northern half of the Project Site experienced disturbance as a result of the construction and demolition of buildings between the 1850s and the early 1900s. Whereas historical Lots 14 through 17 were developed with wood frame houses, by 1908 they were vacant and part of the larger property of the Saint Joseph's Institute. A house with a basement that was associated with the Institute was constructed on the southern half of the Project Site. Some grading appears to have occurred across the northern half of the Project Site during the construction of the Kingsborough Extension to the west. Portions of the Project Site were graded down by 2 to 6 feet at that time, with limited areas being graded by up to 10 feet, possibly in association with the demolition of garden structures. Additional disturbance would have occurred as a result of the installation of utilities within the Project Site.

PRECONTACT SENSITIVITY ASSESSMENT

As described in **Chapter 3, "Precontact Archaeological Resources,"** the precontact sensitivity of Project Sites in New York City is generally evaluated by a site's proximity to level slopes (less than 12 to 15 percent), watercourses, well-drained soils, and previously identified precontact archaeological sites (NYAC 1994). No previously identified archaeological sites have been identified within one mile of the Project Site and no sources of fresh water are depicted in the immediate vicinity of the Project Site. While the terminal moraine may have offered numerous resources to local Indigenous populations, it is not likely that short- or long-term occupation sites were located on or near the Project Site. Given the extensive disturbance that has occurred across the majority of the Project Site as a result of the construction and demolition of buildings in the 19th and 20th centuries, the Project Site is determined to have no sensitivity for precontact archaeological resources.

HISTORIC SENSITIVITY ASSESSMENT

At least four historical lots within the northern half of the Project Site were developed with residential buildings between the mid-1850s and the early 1860s that were historically known as 1742 through 1748 Dean Street. The houses were primarily occupied by families of individuals of German and Irish origin or descent. It is likely that the houses were constructed before water and sewer lines were available in the area and they may not have been connected to those lines immediately. Therefore, the occupants of these houses may have relied on shaft features (e.g., privies, cisterns, and wells) for the purposes of water gathering and sanitation. While some landscape modification occurred in the mid-20th century, it is not clear that the ground surface would have been disturbed to a depth sufficient to disturb these shaft

features in their entirety. The northern half of the Project Site is therefore determined to have moderate sensitivity for shaft features associated with the 19th century occupation of the houses at 1742 to 1748 Dean Street (see **Figure 10**). No historical development occurred in the southern half of the site, which featured a downward slope, and that portion of the site is determined to have no archaeological sensitivity.

B. RECOMMENDATIONS

A Phase 1B Archaeological Investigation of the northern half of the Project Site is recommended prior to construction. An Archaeological Work Plan outlining the scope of work for the proposed investigation must be submitted to LPC and SHPO for review and concurrence prior to the completion of the investigation.

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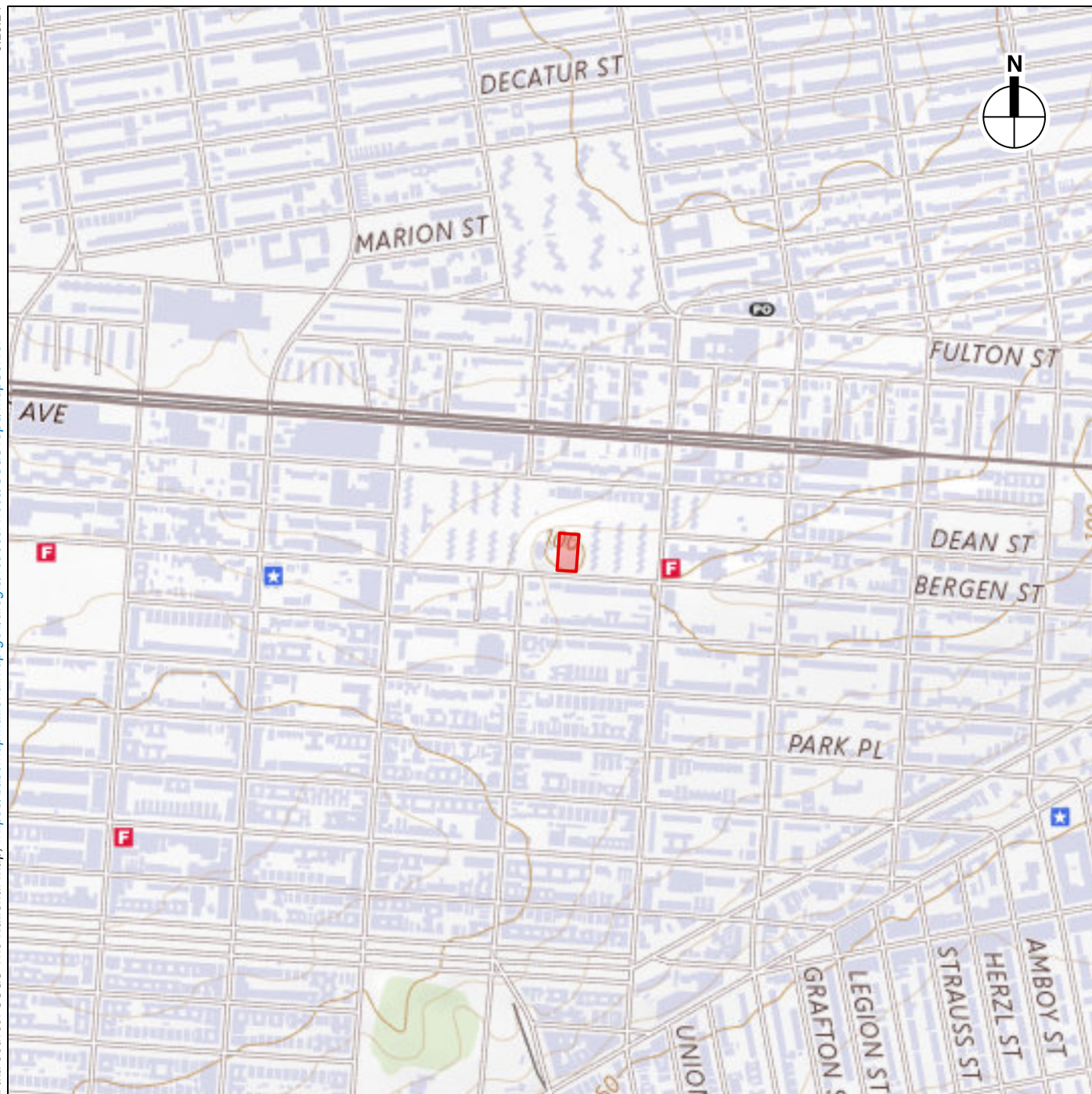
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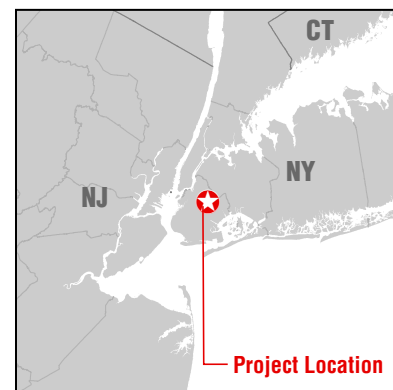
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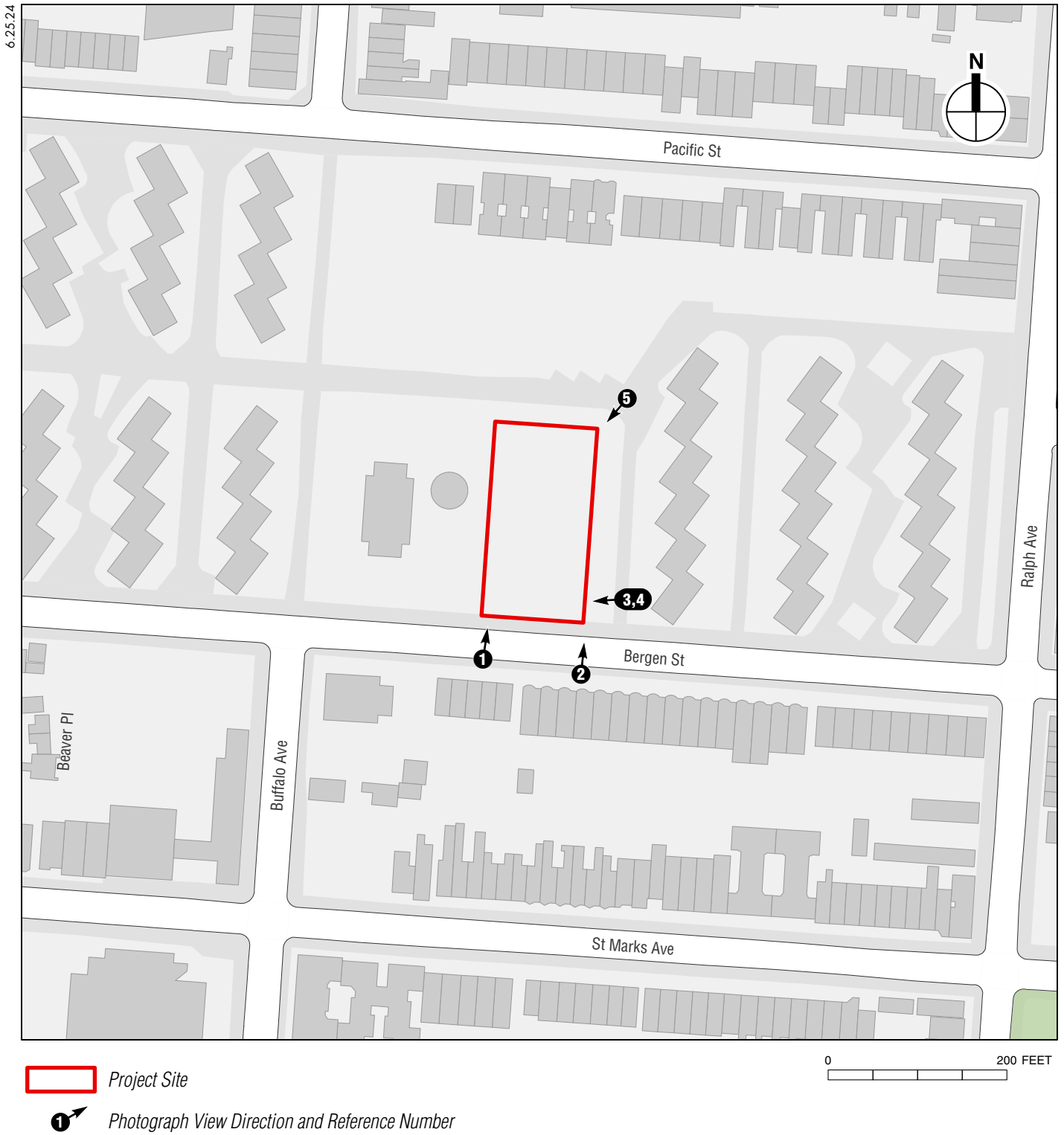
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Project Site

Approximate coordinates of Project Site:
73°55'28"W 40°40'30"N



USGS Topographic Map – Brooklyn Quadrangle



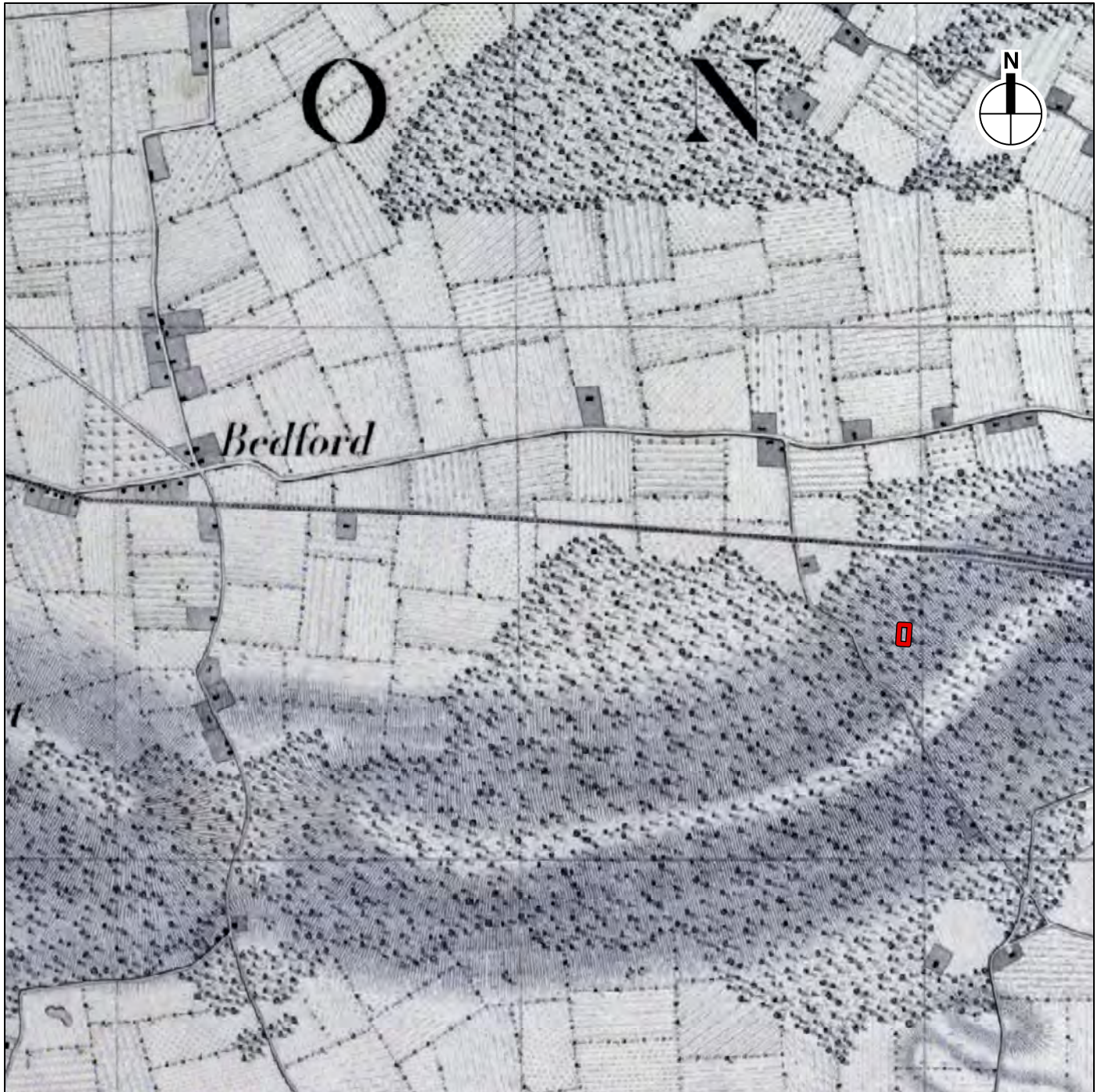
Project Location Map
Figure 2

Data source: Orthoimagery via Nearmap




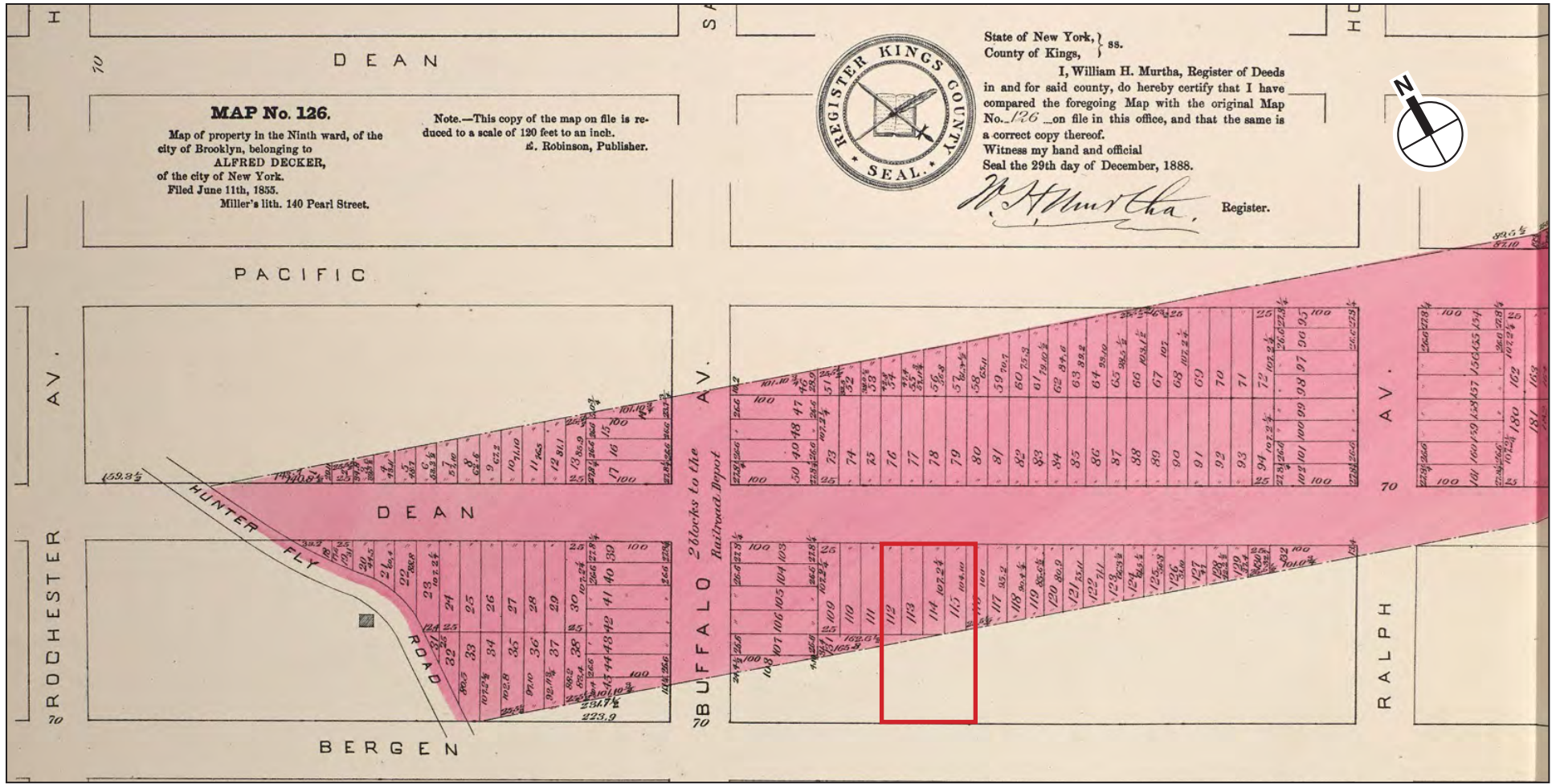
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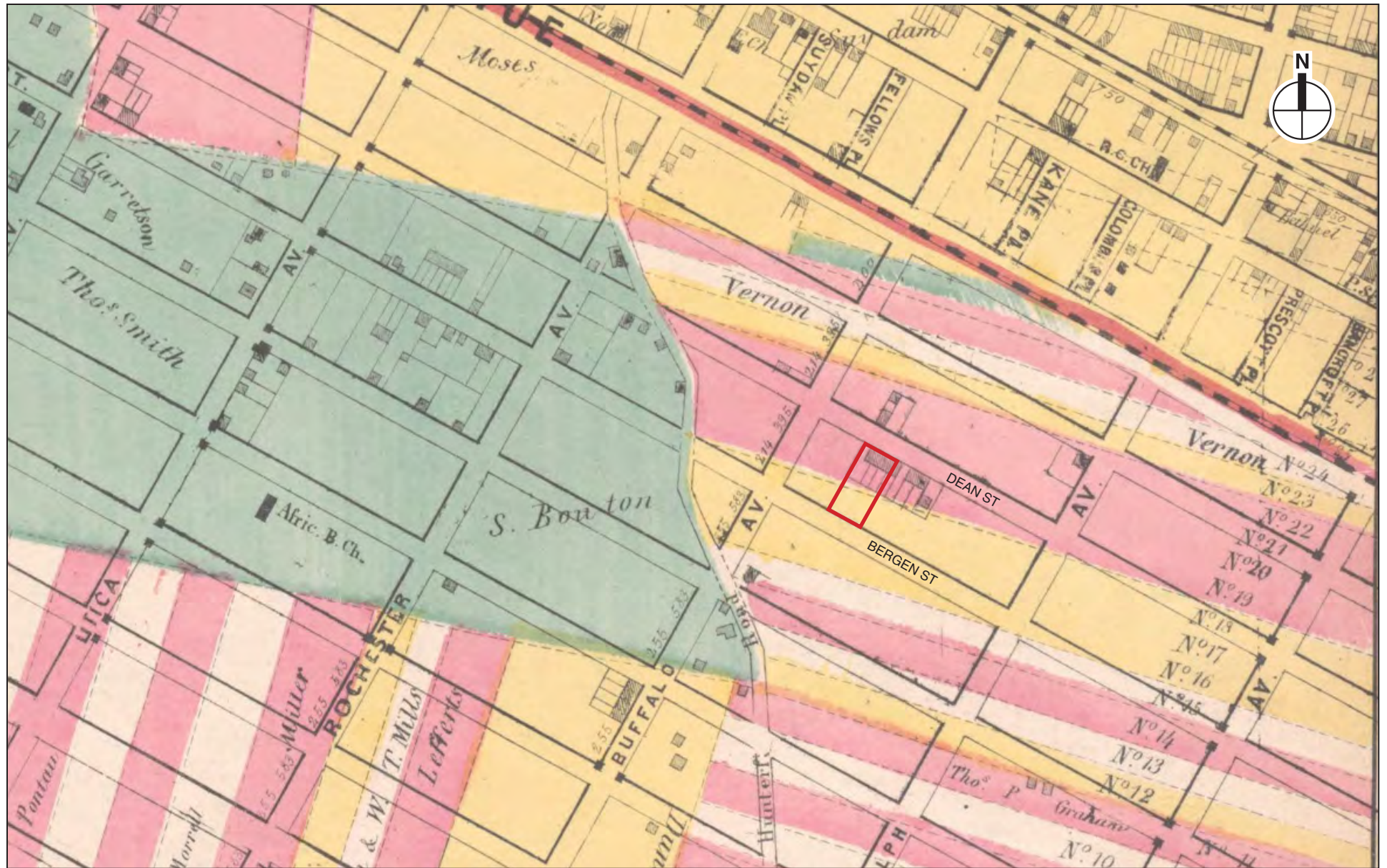
 *Project Site*

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Project Site

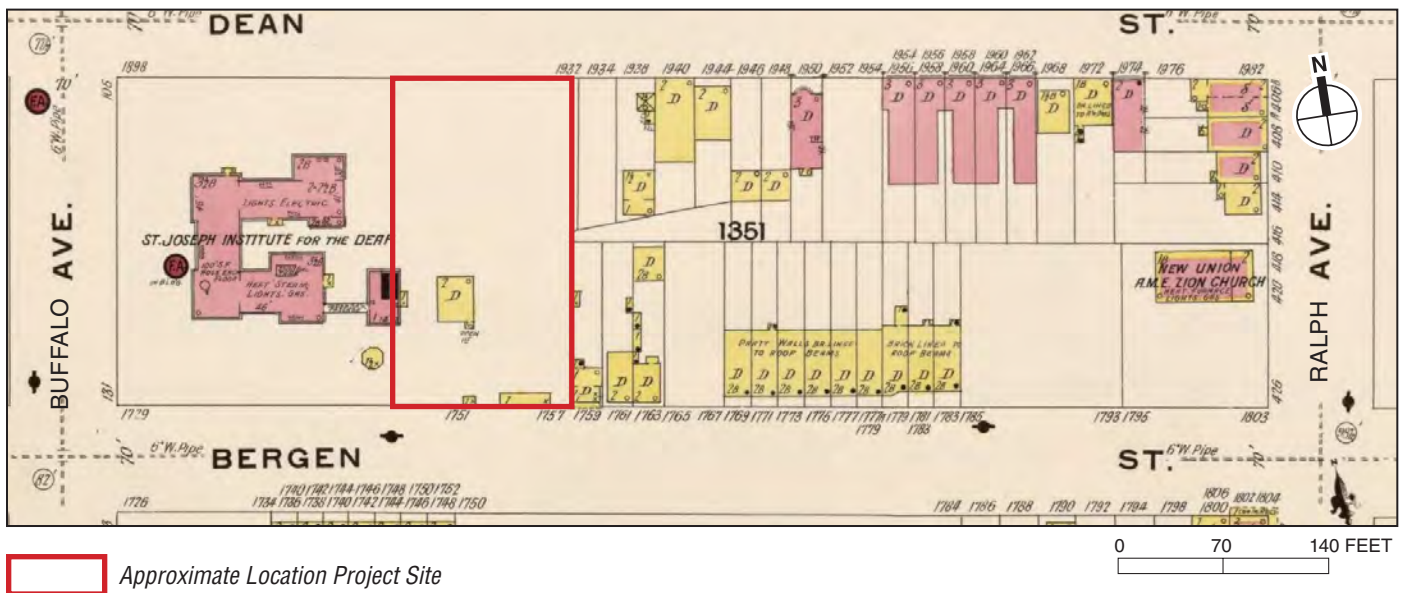
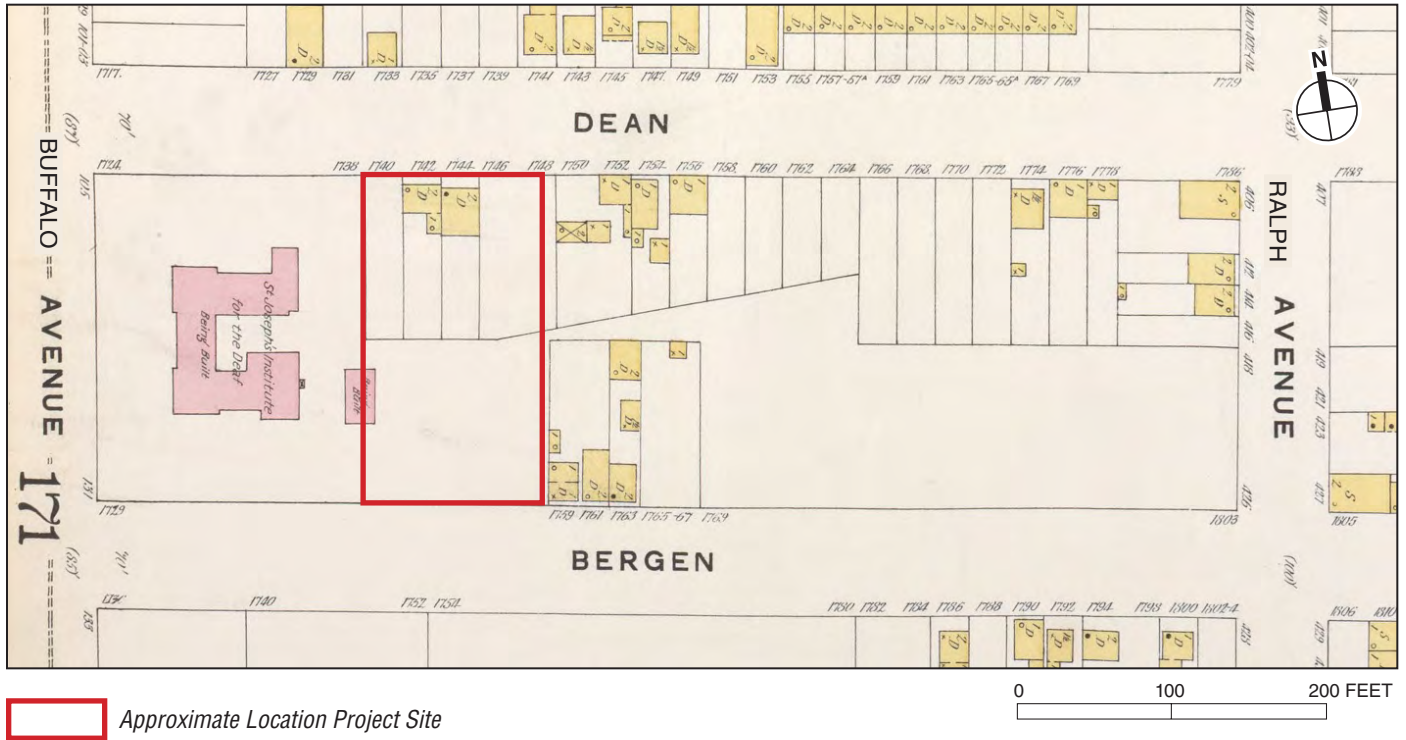
Copy of 1855 Map of Decker Estate
Figure 5



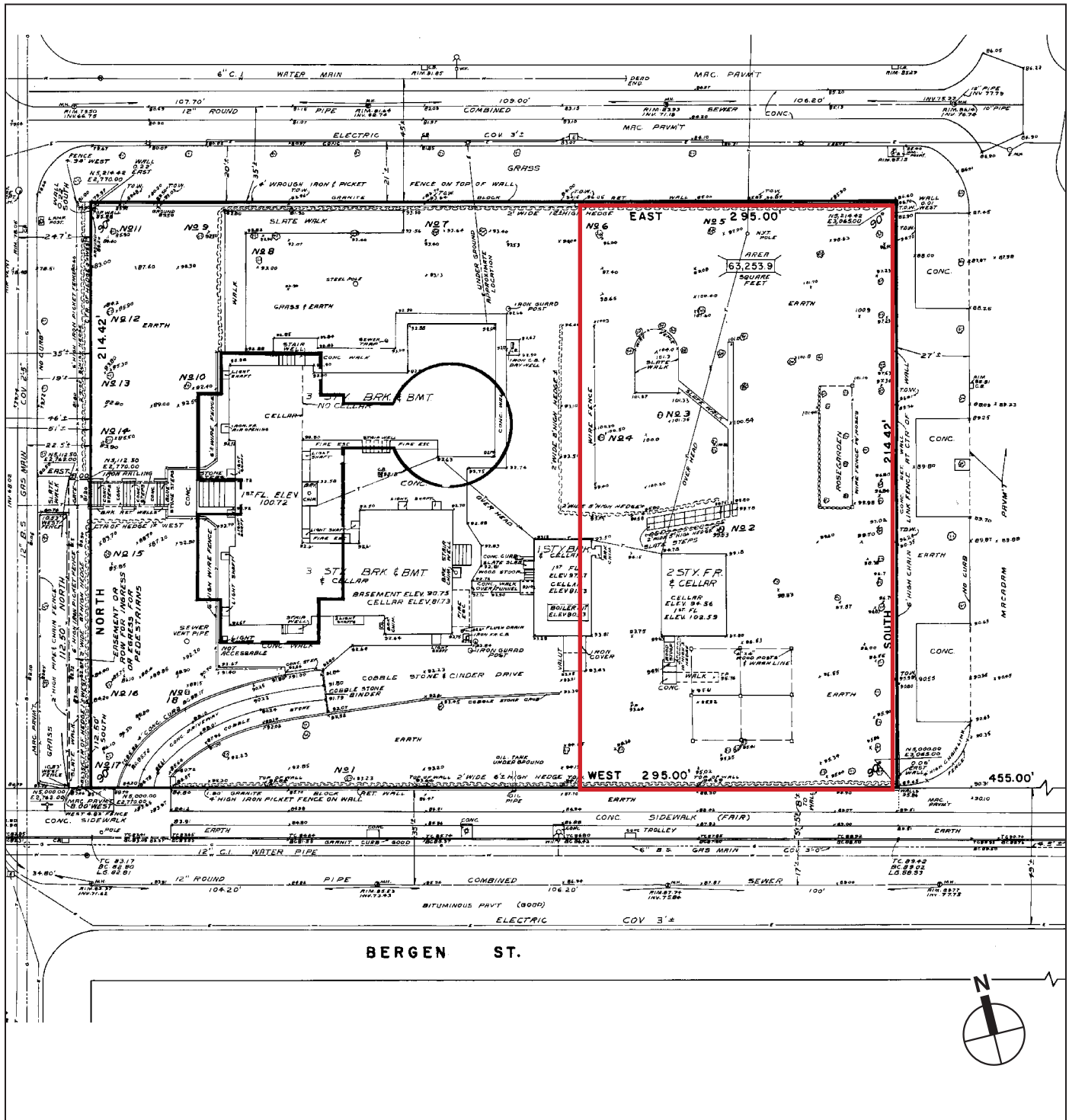
 Project Site

WEEKSVILLAGE

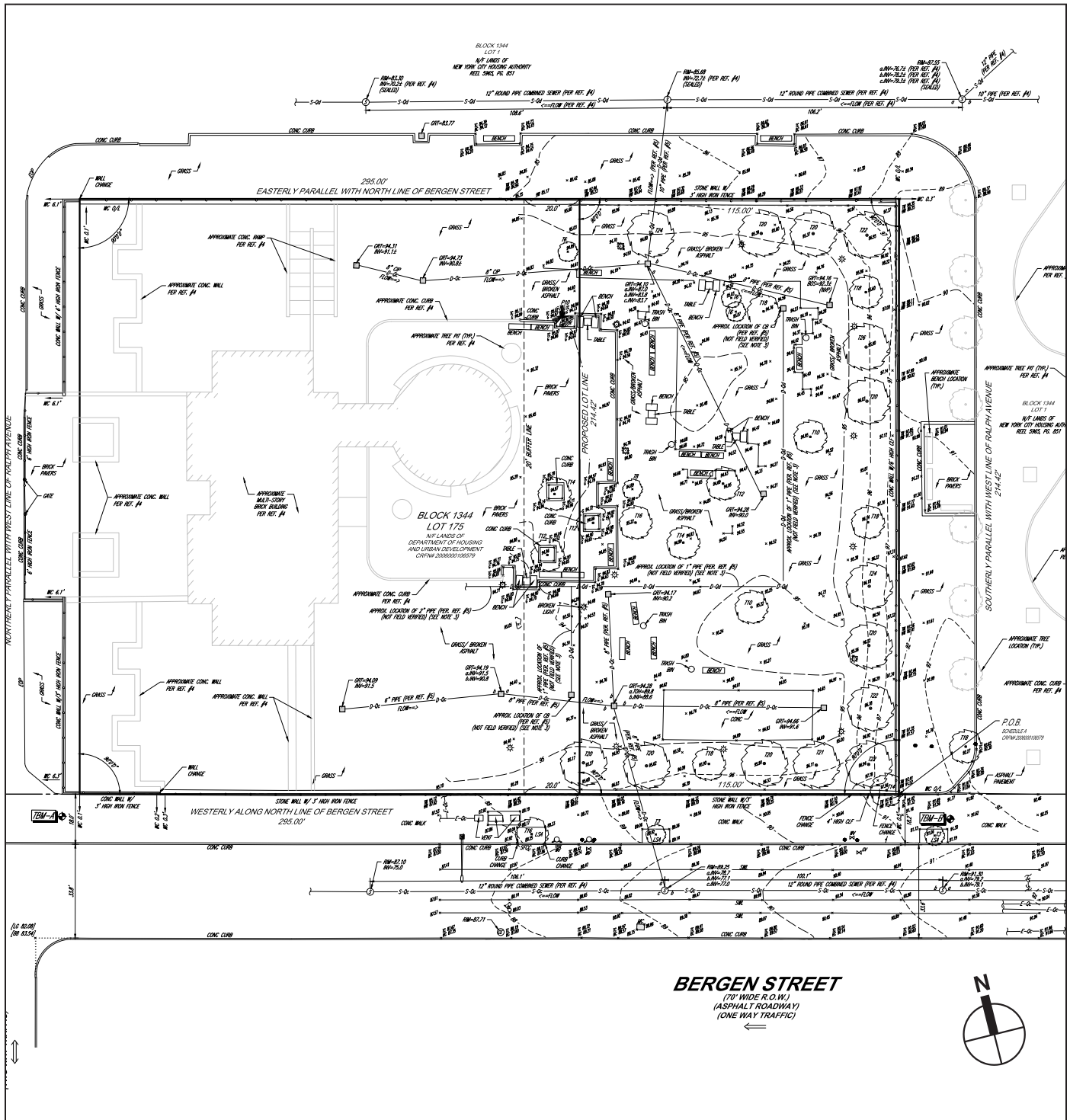
1869 Dripps Map
Figure 6

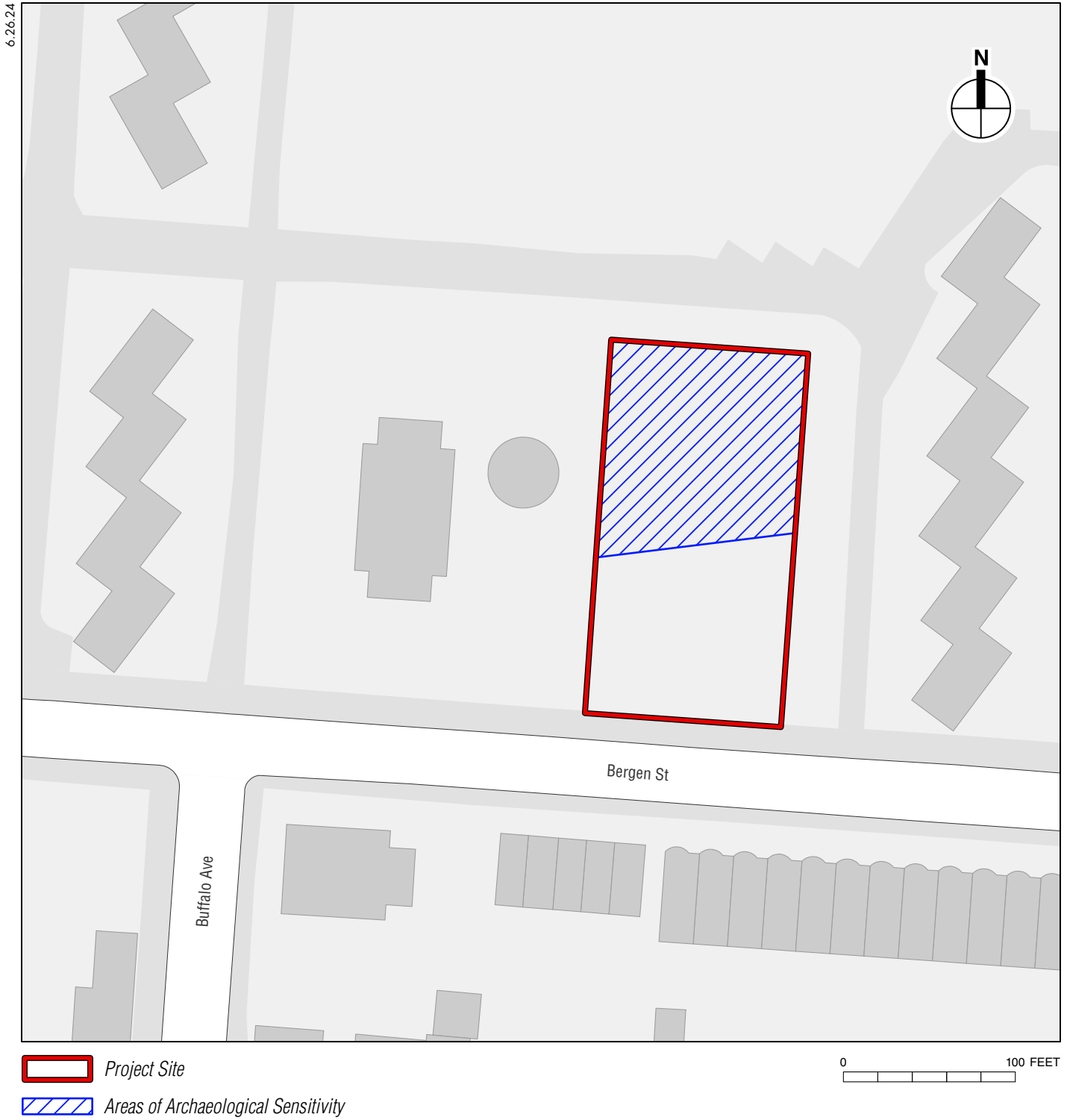


1888 and 1908 Sanborn Maps
Figure 7



Project Site





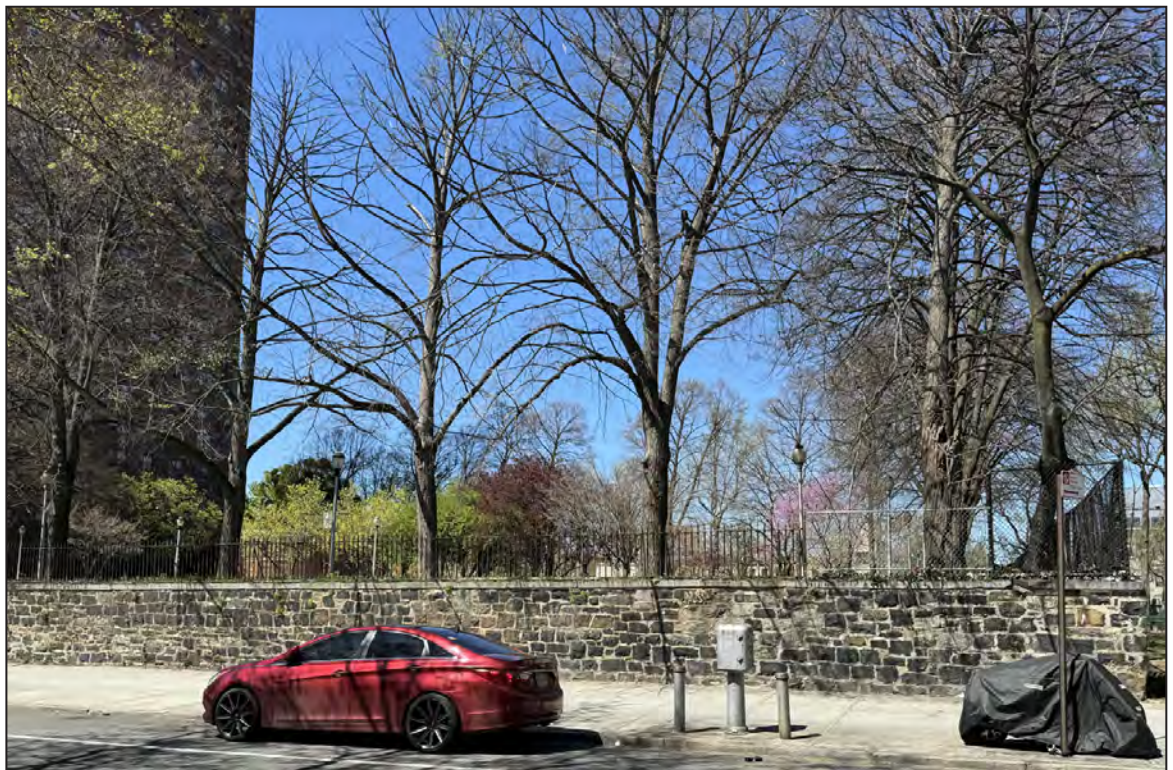
Areas of Archaeological Sensitivity

Photographs



View north from Bergen Street near the western boundary of the Project Site, showing the stone wall originally constructed for Saint Joseph's Institute

1



Looking at the southeastern corner of the Project Site from Bergen Street

2



Looking west at the southeastern corner of the Project Site in the vicinity of Kingsborough Walk, where the historical stone wall meets a concrete wall **3**



View west of the elevated ground surface of the Project Site from Kingsborough Walk **4**



Looking southwest at the northeastern corner of the Project Site, showing the dramatic grade change between the Project Site and the former line of Dean Street (at the right of the photograph

5

Appendix A:
Documentary Records

Summary of Selected Historical Conveyance Records

Historical Lot (s)	Date*	Grantor	Grantee	Liber	Page	Other
n/a	8/16/1852	Rem and Maria R. Lefferts	Robert J. Lane	296	335	31 acres east of Hunterfly Road; north of property of Leffert Lefferts
n/a	9/1/1852	Robert J. Lane	Alfred Decker	296	333	
13 and 14	1/2/1854	Alfred and Kezia R. Decker	Felix Evans	417	278	\$250; Two parcels 50' by 107.2'
13 and 14	2/11/1867	Felix and Sarah Evans	Jacob Erb	741	456	\$755; Two parcels 50' by 107.2'; Decker map parcels 112 and 113
13 and 14	9/7/1871	Jacob Erb	Henry Karcher	1013	465	\$775; Decker map parcels 112 and 113
13 and 14	9/28/1871	Henry Karcher	Jacob Erb	1016	265	\$1,000; Decker map parcels 112 and 113
13 and 14	6/8/1883	Anna Margaretha Erb	Jacob Erb (Jr)	1515	372	\$1.00; Decker map parcels 112 and 113
13 and 14	8/1886	Jacob Erb (Jr)	John D. Bengert	1686	27	
15	11/1/1854	Alfred and Kezia R. Decker	James Murray	397	499	\$100; 107.2- by 25-foot lot 225 feet east of Buffalo Avenue
15	9/27/1871	Anne and John F. Murray	John Kaufman	1017	123	\$375; 107.2- by 25-foot lot 225 feet east of Buffalo Avenue
16	1/1/1856	Alfred and Kezia R. Decker	Kilian [sic] Reinhart	424	257	\$78; irregular parcel due to historical boundary line between Lefferts and Decker farms
16	3/31/1866	Kilian Reinhart	Albert Hanft	699	39	\$650; Decker lot 115
16	1/3/1872	Albert and Kunaigunder Hanft	Charles C. Beringer	1028	441	\$775; Decker lot 115
16	8/13/1874	Charles C. and Mary Louisa Beringer	John Grafing	1172	32	\$900; Decker lot 115
16	12/30/1887	John Grafing	John F. O'Brien	1782	127	
17	6/1/1855	Alfred and Kezia R. Decker	George Copplemeier	339	346	\$77.50; Decker Lot 116
17	4/19/1869	George and Magdalena Copplemeier	Phillipp and Fredericke Jung (Young)	907	380	\$925; Decker Lot 116
17	12/28/1887	Phillip Jung	John F. O'Brien	1781	543	
16/17	3/10/1888	John F. O'Brien	Mary Purtell	1795	207	
16/17	3/10/1888	Mary Purtell	St. Joseph's Institute for the Improved Instruction of Deaf Mutes, Brooklyn	1795	211	
Note: *Where possible dates represent the dates of conveyance records; in some cases, the date may refer to the date the deed was recorded with the county. Sources: Conveyance records accessed via the New York Land Records collection on familysearch.com.						

Summary of Census Records

Year/ Census	Address	First Name	Last Name	Age	Occupation	Place of Birth	Other
1860 Federal	Brooklyn 9th Ward House 1166 (1746 Dean Street)	Kelson	Reinhardt	42	Mason	Germany (Baden)	\$500 in real estate; \$100 in personal estate
		Clara	Reinhardt	38		Germany (Baden)	
		Adam	Reinhardt	10		New York	
		Michael	Reinhardt	3		New York	
	Brooklyn 9th Ward House 1165 (1748 Dean Street)	George	Cupplemair	32	Tailor	Germany (Bayern)	\$500 in real estate; \$100 in personal estate
		Magdalene	Cupplemair	30			
		Magdalene	Cupplemair	3 mos			
1865 State	Brooklyn 9th Ward House 11 (1742 Dean Street?)	John	Warner	39	Tailor	Germany	Frame house worth \$1,500
		Caroline	Warner	32		Germany	
		Andrew	Warner	15		Germany	
		Louis	Warner	13		Germany	
		John	Warner	11		Germany	
		Otto	Warner	9		Kings	
		Gustin	Warner	7		Kings	
		Caroline	Warner	5		Kings	
	Brooklyn 9th Ward House 12 (1744 Dean Street?)	Herman	Warner	4		Kings	Frame house worth \$1,000
		Herman	Hufman	27		Germany	
		Gustin	Hiltebrandt	47	Tailor	Germany	
		Elizabeth	Hiltebrandt	38		Germany	
	Brooklyn 9th Ward House 13 (1746 Dean Street)	Rosilee	Hiltebrandt	14		Germany	Frame house worth \$700
		Gustin	Hiltebrandt	11		Kings	
		John	Hiltebrandt	4		Kings	
		Gilian	Rhinort	48	Mason	Germany	
	Brooklyn 9th Ward House 14 (1748 Dean Street)	Clunny	Rhinort	16		Germany	Frame house worth \$700
		Adam	Rhinort	14		Kings	
		Mike	Rhinort	8		Kings	
		Susannah	Rhinort	4		Kings	
	Brooklyn 9th Ward House 14 (1748 Dean Street)	George	Coppelmyers	37	Tailor	Germany	Frame house worth \$700
		Malvina	Coppelmyers	34		Germany	
		Malvina	Coppelmyers	5		Kings	
		Anton	Coppelmyers	4		Kings	
1870 Federal	Possibly 1742 Dean Street Brooklyn Ward 9, House 400, Family 407	Mary	Coppelmyers	6 mos		Kings	
		Jacob	Arpp	48	Brick and Stone Mason	Germany (Hesse Darmstadt)	
		Margaret	Arpp	41	Keeping House	Germany (Hesse Darmstadt)	
		Jacob	Arpp	18	Apprentice to Mason	Germany (Hesse Darmstadt)	
		Valentine	Arpp	21	US Army	Germany (Hesse Darmstadt)	
		Mary	Arpp	16	At Home	Germany (Hesse Darmstadt)	
		Margaret	Arpp	13	At Home	Germany (Hesse Darmstadt)	
		John	Arpp	10	At School	Germany (Hesse Darmstadt)	
	Possibly 1744 or 1746 Dean Street Brooklyn Ward 9, House 399	Bedell	Arpp	8		Germany (Hesse Darmstadt)	
		Katie	Arpp	6		Germany (Hesse Darmstadt)	
		Frederick	Beck	25	Porter in Drug Store	Germany (Bayern)	
		Mary	Beck	25	Keeping House	Germany (Bayern)	
		Frederick	Beck	2		New York	
		Ann	Beck	2 mos		New York	

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Year/ Census	Address	First Name	Last Name	Age	Occupation	Place of Birth	Other	
1870 Federal (cont'd)	<i>Possibly 1748 Dean Street Brooklyn Ward 9, House 398</i>	Philip	Young	33	Laborer	Germany (Bayern)	Real estate value = \$900	
		Frederica	Young	45	Keeping House	Germany (Württemberg)		
		Frederica	Young	9	[none listed]	New York		
		Anna Maria	Young	70	At Home	Germany (Bayern)		
1875 State	Ward 24, E.D.2 Dean St near Ralph (1748 Dean St)	Philip	Jaund	38	Laborer	Germany	Frame House worth \$1,400	
		Dora	Jaund	28				
		Annie	Jaund	75				
		Rita	Jaund	10				
	Ward 24, E.D.2 Dean St between Buffalo and Ralph (1744 Dean St?)	Charles	Kaufman	45	Cook	Germany	Frame House worth \$1,000	
		Mary	Kaufman	35		Germany		
		Joseph E.	Kreicks	24	M.D.	[illegible]		Boarder
	Jacob	Erb	53	Stone Mason	Germany	Frame House worth \$1,800		
	Annie M.	Erb	46		Germany			
	Vallantin	Erb	26	Stone Mason	Germany			
	Jacob	Erb	23	Stone Mason	Germany			
	Mary	Erb	21	[illeg] Servant	Germany			
	Margaret	Erb	18	[illeg] Servant	Germany			
	John	Erb	15		Germany			
	Eliza	Erb	14		Germany			
	Kate	Erb	11		Germany			
	Charles	Erb	5		Kings			
	1880 Federal	1742 Dean St	Maggie	Erb	51	[none listed]	Germany (Hesse)	Illness: <i>erysipelas</i>
			Lizzie	Erb	19	Servant	Germany (Hesse)	
Charles			Erb	9	At School	New York		
Owen			Cassedy	35	Laborer	Ireland		
1746 Dean St		Bernard	Kelly	29	Truckman	New York		
		Annie	Kelly	35		New York		
		Theresa	Kelly	11	Servant	New York		
		Lotte	Kelly	8	At school	New York		
		Mildred	Kelly	2		New York		
		William	Kelly	3 mo.		New York		
		Philip	Young	43	Laborer	Germany (Bayern)		
1748 Dean St		Dora	Young	33		Germany (Hamburgh)		
		John	Young	4		New York		
		Charles	Young	2		New York		
		Annie	Young	80		Germany (Bayern)		
1900 Federal	No entries for Dean Street houses							
Notes: Census records that pre-date 1880 Federal census do not include street addresses, although they occasionally include street names. Therefore, those entries without specific street addresses are presumed to represent the residents of the Project Site based on cross-referencing with other historic documents, including deeds and historic directories.								
Sources: Census information obtained through www.ancestry.com .								

Summary of Historical Directory Entries

Year	Last Name	First Name	Occupation	Primary/Work Address	Home Address	Historical Lot
1867	Warner	John	Laborer		Dean n. Paca av.	17
1868	Erb	Jacob	Mason		Dean n. Buffalo av	14
1869	Erb	Jacob	Mason		Dean n. Buffalo av	14
1870	Young	Philip	Laborer		Dean n. Buffalo av	17
1871	Apt	Jacob	Mason		Dean n. Buffalo av	14
1872	Arb	Jacob	Mason		1742 Dean	14
1874	Young	Philip	Stonebreaker		1748 Dean	17
1875	Arb	Jacob	Mason		1742 Dean	14
1875	Graefing	John			1746 Dean	16
1876	Erp	Jacob	Mason		1742 Dean	14
1876	Young	Philip	Stonebreaker		1748 Dean	17
1876	Graefing	John			1746 Dean	16
1879	Cassidy	Owen	Laborer		1744 Dean	15
1879	Erb	Jacob	Mason		1742 Dean	14
1879	Gung	Phillip	Laborer		1748 Dean	17
1879	Holder	Frederick	Butcher		1742 Dean	14
1879	Schrawner	John	Carver		1746 Dean	16
1880	Cassidy	Owen	Laborer		1744 Dean	15
1880	Erb	Jacob	Mason		1742 Dean	14
1880	Erb	John	Mason		1742 Dean	14
1880	Jung	Philip	Stonecutter		1748 Dean	17
1880	Schranner	John			1746 Dean	16
1881	Young	Philip	Laborer		1748 Dean	17
1882	Erb	Jacob	Mason		1742 Dean	14
1882	Erb	John	Mason		1742 Dean	14
1882	Erb	Margaret	Widow Jacob		1742 Dean	14
1883	Cassedy	Owen	Laborer		1740 Dean	13
1883	Erb	Jacob	Mason		1742 Dean	14
1883	Erb	Margaret	Widow Jacob		1742 Dean	14
1883	Kelley	Bernard			1746 Dean	16
1883	Youngs	Philip	Laborer		1748 Dean	17
1884	Deikscherdt	George	Butcher		1742 Dean	14
1884	Kelly	Bernard	Telephone operator		1746 Dean	16
1884	Young	Philip	Stonecutter		1748 Dean	17
1885	Cassidy	Owen	Junk		1744 Dean	15
1885	Graefing	John	Laborer		1746 Dean	16
1885	Jung	Phillip	Laborer		1748 Dean	17
1886	Erp	Jacob	Mason		1742 Dean	14
1886	Hauck	Francis	Wheelwright		1742 Dean	14
1886	Young	Philip			1748 Dean	17
1887	Erb	Jacob	Mason		1742 Dean	14
1887	Feeney	Michael	Horseshoer		1740 [sic] Dean	13
1887	Graefing	John	Carpenter		1746 Dean	16
1887	Wright	George E.	Laborer		1748 Dean	17
1888	Williams	John	Laborer		1744 Dean	15
1890	Seiburth	Frederick	Laborer		1742 Dean	14
1891	Feeney	Michael	Clerk		1744 Dean	15
1891	Raiter	Conrad	Laborer		1744 Dean	15
1892	Feeney	Michael	Horseshoer		1744 Dean	15
1892	Politt	A.	Mason		1742 Dean	14
1894	Feeney	Michael	Horseshoer		1744 Dean	15
1895	Feeney	Michael	Horseshoer		1926 Dean	15
1902	Doling	Ferdinand B.	Express		1926 Dean	15

Sources: Directories accessed through the Brooklyn Directories Collection at www.fold3.com and the Brooklyn Public Library digitized directory collection.