



Gail H. Conenello

Partner

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OVERVIEW

Gail Conenello's environmental practice is focused in the areas of CERCLA and Spill Act remediations and liability actions, private cost recovery actions, environmental justice actions, RCRA, environmental insurance coverage actions, due diligence for corporate and real estate transactions, and various environmental remediation, permitting, compliance, regulatory and enforcement matters.

Notably, Gail has been on the cutting edge of issues involving site remediation and environmental justice. She has spoken before various professional and trade associations, such as the New Jersey State Bar Association, the Chemistry Council of New Jersey and the New York State Business Council, on these topics.

At K&L Gates, Gail has also counseled clients on environmental issues in order to facilitate corporate and real estate transactions. She has worked on numerous multi-million dollar transactions for a wide range of clients, from pharmaceutical companies to manufacturers, and has extensive experience assisting clients with compliance and remediation issues associated with New Jersey's Industrial Site Recovery Act.

As a complement to her work in the environmental arena, Gail has also been involved in developing community outreach programs for major industrial clients. These outreach programs develop and maintain ongoing forums for positive working relationships and effective communication between manufacturers and key stakeholders in the local and regional communities on key issues related to the daily operations of industrial facilities and legacy site remediation issues associated with former industrial operations.

PROFESSIONAL BACKGROUND

Prior to entering private practice, Gail served a one year judicial clerkship in the New Jersey Superior Court, Law Division for the Honorable Douglas K. Wolfson and the Honorable Yolanda Ciccone.

ACHIEVEMENTS

- Recognized by *Chambers USA* for Environment in New Jersey, 2024-2025
- Recognized by *The Best Lawyers in America*® in Litigation (Environmental) since 2013

PROFESSIONAL / CIVIC ACTIVITIES

- New Jersey State Bar Association (Past Chair and Director – Environmental Law Section)
- Morris County Bar Association (Past Chairperson – Environmental Law Committee)
- Supreme Court of New Jersey, District Ethics Committee for Essex County, District V-A (Former Member)

SPEAKING ENGAGEMENTS

- Speaker, “Endangered Species Act: Key Changes, Proposals and Impact on Permitting,” *National Stone, Sand & Gravel Association (NSSGA) 2026 Annual Convention*, 2 March 2026
- Speaker, 2025 Legislative & Policy Forum, *National Stone, Sand & Gravel Association (NSSGA)*, 17 September 2025
- Moderator, “Deference in Flux: Navigating the New Legal Landscape Post-Loper,” *National Association of Women Lawyers (NAWL)*, 14 November 2024
- “LSRP Issues - 2016 and Beyond; LSRPs in Litigation/ADR,” *2016 Environmental Law Section Forum Weekend Presented by the NJSBA Environmental Law Section and NJICLE*, June 18, 2016
- “Remedial Action Permit Training,” *Chemistry Council of New Jersey*, May 18, 2016
- “Environmental Litigation Update - Recent Cases and What May Be Next,” *2014 Environmental Law Section Forum Weekend Presented by the NJSBA Environmental Law Section and NJICLE*, June 21, 2014.
- “Key Issues Between LSRPs and RPs: How Has the Relationship Changed and How Do Lawyers Fit In?,” *2013 Environmental Law Section Forum Weekend Presented by the NJSBA Environmental Law Section and NJICLE*, June 22, 2013.

EDUCATION

- J.D., New York University School of Law, 1993 (*Editor, Annual Survey of American Law Journal*)
- B.A., Rutgers University, 1990 (*with Honors*)

ADMISSIONS

- Bar of New Jersey
- Bar of New York
- United States District Court for the District of New Jersey

THOUGHT LEADERSHIP POWERED BY HUB

- 2 December 2025 , Environmental Justice Update
- 5 May 2025, Environmental Justice Update
- 4 February 2025, Trump Administration Rolling Back Consideration of Environmental Justice in Federal Decision-Making
- 8 May 2023, The New Jersey Department of Environmental Protection Implements Nation's First Environmental Justice Rules
- 24 January 2023, U.S. EPA Releases Cumulative Impacts Addendum to Guidance on Legal Tools to Advance Environmental Justice
- 16 March 2022, Record-Setting New York Bight Auction and Newly-Announced Oregon Lease Areas Portend Rapid Growth in U.S. Offshore Wind Industry
- 28 January 2022, Bureau of Ocean Energy Management Propels the U.S. Offshore Wind Industry

OTHER PUBLICATIONS

- [“NY, NJ Lease Auctions Highlight US Push For Offshore Wind,”](#) *Law360*, 10 February 2022

NEWS & EVENTS

- 5 June 2025, K&L Gates Receives More Than 240 Firm, Individual Rankings in 2025 *Chambers USA* Guide
- 14 November 2024, Deference in Flux: Navigating the New Legal Landscape Post-Loper, Hosted by National Association of Women Lawyers
- 6 June 2024, K&L Gates Receives More Than 200 Firm, Individual Rankings in 2024 *Chambers USA* Guide
- 23 January 2024, Update on Environmental and Regulatory Issues, Hosted by NJAPA
- 1 June 2023, K&L Gates Receives Firm, Individual Rankings in 2023 *Chambers USA* Guide
- 9 May 2023, K&L Gates Advises SPX Technologies on Agreement to Purchase Electrical Heating Solutions Leader
- 18 August 2022, More Than 350 K&L Gates Lawyers Named Among 2023 Best Lawyers in America, Ones to Watch
- 1 June 2022, K&L Gates Receives Firm, Individual Rankings in 2022 *Chambers USA* Guide
- 30 March 2022, Navigating Environmental Justice Challenges, Hosted by AGG1 Academy & Expo
- 19 August 2021, Nearly 300 K&L Gates Lawyers Named Among 2022 Best Lawyers in America, Ones to Watch

- 21 May 2021, K&L Gates Policy and Regulatory Practice, Lawyers Ranked Among Leaders in 2021 Chambers USA Guide

OTHER MEDIA MENTIONS

- Quoted, "[Environmental Policy Rollbacks Could Fuel New Litigation](#)," *Agenda*, 9 April 2025

AREAS OF FOCUS

- Environment, Land, and Natural Resources
- Appellate Litigation
- Commercial Disputes
- Corporate Sustainability