Haverhill

Economic Development and Planning
Phone: 978-374-2330 Fax: 978-374-2315

AGENDA
Planning Board
October 14, 2026

The Haverhill Planning Board will hold its public meeting on Wednesday, October 14, 2026, at 7:00 P.M. in Room 202, Haverhill City Hall, to hear the petition(s) listed below. (See files in the Planning Dept. for further information.)

Continued Public Hearing:

Amend Chapter 255 Zoning Ordinance and Zoning Map by creating a Special Permit Planned Development District in accordance with Section 8.5 of the Zoning Ordinance. Applicant, Pentucket North Development LLC, is requesting a special permit for a planned residential development on a portion of land owned by Cedardale, Inc, located off Boston Road known as 931 Boston Road (Map 754 Block 2 Lot 21) to construct six duplex units and two single family units. The property is currently zoned Commercial Highway (CH).

Public Hearing(s):

Amend Chapter 255 Zoning Ordinance and Zoning Map – Battery Energy Storage Systems Overlay District (BESS)– by inserting a new section 7.9 Battery Energy Storage Systems, amending section 3.1.3 Table of Use and Parking regulations by allowing a Tier 1, Tier 2 and Tier 3 BESS and amending the Zoning Map to include the BESS Overlay District. The overlay district will be creating regulations for the installation and use of free-standing battery energy storage systems ("BESS"), adding to the table the overlay district with the allowed Tiers and updating the zoning map to include the BESS Overlay District, or take any other action related to.

Amend Chapter 255 Zoning Ordinance and Appendix A Table 1: Table of Use and Parking Regulations – to amend the zoning ordinance Section 8.3 Inclusionary Zoning; Section 9.3 Waterfront District; Section 6.2 Signs; Section 8.5 Planned Development District; Section 3.2 Accessory Uses and Structures; Section 6.1 Off-Street Parking and Loading Regulations; Section 7.2 Earth Removal; Section 10.1 Building Commissioner; Section 10.4 Special Permits; Section 11.1 Definitions; Section 5.5 Nonconforming Single- and Two-family Residential Structures; Section 5.6 Abandonment or Non-use; and Appendix A Table 1: Table of Use and Parking Regulations, or take any other action related to.

Escrows:

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Approval of minutes:
September 9, 2026

Endorsement of Plans:

Any other matter:

Signed,
Paul B. Howard
Paul B. Howard
Chairman