



CITY OF HAVERHILL CONSERVATION COMMISSION MEETING MINUTES



MEETING DATE: THURSDAY, APRIL 23rd, 2026, at 7:15 PM.

“I hereby call this meeting of the Haverhill Conservation Commission to order under MGL Chapter 131 Section 40 under the City of Haverhill municipal ordinance Chapter 253 on this 23rd day of April 2026. Role will be called for every vote this evening; will the clerk please call the role for attendance.”

Present: Oliver Aguilo (OA), Evan Barman (EB), Ted Becker (TB), Tom Wylie Ed. D. (TW), and Harmony Wilson (HW)

Absent: Fred Clark (FC) and Jen Rubera (JR)

Also Present: Robert E. Moore, Jr., Environmental Health Technician (RM) and McKayla Arsenault (MA)

“At this time the Commission wishes to inform you that should an item of business be acted upon in this meeting and you wish to be notified in writing that an appeal has been filed, you must give your name and address to the Conservation Dept. staff immediately following the action of that item of business so that you may follow the appeal process. You may submit your name and address via email to conservation@haverhillmass.gov. Please identify your items of interest in the subject line. Thank you for your cooperation in implementing this policy. Please note that this meeting is being audio and video recorded, participants may join this meeting remotely. Note: if technological problems interrupt the virtual meeting, the meeting will continue in person. As always, the Conservation Dept. staff is available to answer any questions pertaining to all the Commission's actions.”

PUBLIC HEARINGS

1. REQUEST FOR DETERMINATION OF APPLICABILITY

1.1. City of Haverhill for Amesbury Road (Parcel ID: 440-2-6) Construction of a gravel parking area and trailhead

Summary: HW read comment/recommendations from RM.

Action: EB made a motion to continue this item to May 14th to allow for NHESP comments to be addressed. Seconded by TB. All in favor. Motion passed 5-0-2. Approved.

2. NOTICE OF INTENT

2.1. #33-1588 Adam and Kara Sotirakopoulos for 483 East Broadway (Parcel ID: 461-3-5G)

Summary: HW read comment/recommendations from RM.

Action: EB made a motion to continue this item to May 14th to allow for NHESP comments to be addressed. Seconded by TB. All in favor. Motion passed 5-0-2. Approved.

2.2. #33-1593 Mitchell Messer for East Broadway (Parcel ID: 469-187-34C-1&2) Construction of 2 single-family houses

Plans & Documents

- (1) Notice of Intent, dated 02.05.26, CDC
- (2) Site Plan Set (5 Sheets), dated 02.05.26, CDC
- (3) MassDEP Comments Letter, dated 02.17.26
- (4) Response Letter, 04.15.26, CDC
- (5) Revised Site Plan Set (6 Sheets), 04.15.2026, CDC

Summary: Carly with Simple Design Consultants presented. There were no questions from the public. HW read recommendations from RM. TW asked if the garage will be used for commercial use, this will not be for commercial use.

Action: EB made a motion to issue an OOC approving this project to include all comments read into the record from RM. Seconded by TB. All in favor. Motion passed 5-0-2. Approved.

2.3. #33-1595 Sterling Golf Management, Inc. for 890 North Broadway (Parcel ID: 575-2-8)

Construction of a golf clubhouse, cart barn, and paved parking lot for golf course operations

Summary: HW read comment/recommendations from RM.

Action: EB made a motion to continue this item to May 14th to allow for peer review comments to be addressed. Seconded by OA. All in favor. Motion passed 5-0-2. Approved. This was moved.

2.4. #33-1594 Northern Essex Community College for 100 Elliot Street (Parcel ID: 459-2-13)

Construction of new athletic fields and appurtenant features

Plans and Documents

- (1) Notice of Intent, Brennan, 2.26.26
- (2) Project Plan Set, 16 Sheets, 2.26.26
- (3) Stormwater Management Report, Brennan, 2.26.26, revisions 4.20.26
- (4) Planting Plan, Sheet L105, 2.26.26
- (5) Peer Reviews, 4.07.26, 04.23.26, by CEI
- (6) Brennan Response to Peer Review, 04.20.26
- (7) Revised Plan Sheets, received 04.20.26
- (8) Water Department Comments, 04.23.26
- (9) MassDEP Comments, 04.22.26

Summary: Cam Gozi from Frank Consulting presented. TW asked to confirm that there are no outstanding comments for review. CG said there are 2 comments. HW read comments/recommendations from RM. HW said they would like a long-term pollution plan regarding this project. CG said he would check on that. EB said they are looking for a campus wide pollution plan that would be submitted to the department for review.

Action: EB made a motion to issue an OOC to include all comments from RM. Seconded by OA. All in favor. Motion passed 5-0-2. Approved.

2.5. #33-1596 Lesiczka Irrevocable Trust for 799 Amesbury Road (Parcel ID: 433-6-7)

Reconstruction of existing farmstand and associated site improvements

Plans & Documents

- (1) Notice of Intent, including Construction Sequence and Operation & Maintenance Plan, 03.30.26, MES
- (2) Existing Conditions Plan, 03.19.26, MES
- (3) Site Construction Plan, 03.11.26, MES

Summary: Steve Stapinski from Merrimac Engineering gave a project overview. HW read comments/recommendations from RM. SS had no questions. TW asked what the timeline is. The project has to be completed by next June.

Action: EB made a motion to issue an OOC approving this project to include all recommendations read into the record by RM. Seconded by TB. All in favor. Motion passed 5-0-2. Approved.

3. REQUEST TO AMEND A FINAL ORDER OF CONDITIONS

None scheduled

OTHER BUSINESS (NON-HEARING ITEMS)

4. EXTENSIONS AND CERTIFICATES

None scheduled

5. ENFORCEMENT

5.1. Enforcement Order: Judson and Susan Van Cor for 14 Fairway Drive

Summary: HW read comments/recommendations from RM.

Action: EB made a motion to extend the April 23rd deadline in Enforcement Order #2 to May 14th, 2026. Seconded by OA. All in favor. Motion passed 5-0-2. Approved.

5.2. Enforcement Order: Islamic Society of Greater Haverhill for 36 Amesbury Road

Summary: Mohamed Elsarabi from 461 Washington Street was present as the representative for the Islam Society of Haverhill. HW read comments/recommendations from RM. There was discussion regarding what was done, and what they are proposing to do. The Commission concluded that he should hire a wetland consultant to come out and delineate the area and come up with a plan. They would also like a sketch of what they are proposing to do and then they will vote on an RDA or NOI requirement at the next meeting.

Action: EB made a motion to issue Enforcement Order #2 based on the recommendations read into the record. The Commission is also requesting a sketch with the proposed parking plan and they will vote on the requirements at the next meeting. Seconded by OA. All in favor. Motion passed 5-0-2. Approved.

5.3. Enforcement Order: Youngsoo & Catherine Chang for 5 East Meadow Drive

Summary: Youngsoo Chang explained what he did at the property. HW read comments/recommendations from RM. YC agreed that he will try to get a wetland consultant out there for the May 14th meeting. RM explained that there should be more emphasis on the restoration rather than the delineation. YC explained that he would like to keep the dock, the Commission agreed to try to work with him but the first step is to have a wetland consultant go out to the property. They will make a decision regarding the dock at a later date.

Action: EB made a motion to issue EO #2 as read into the record and to bring back a plan from the wetland consultant about the dock. Seconded by TB. All in favor. Motion passed 5-0-2. Approved.

6. MISCELLANEOUS

None scheduled

7. ACCEPTANCE OF MINUTES

Summary: HW read comments/recommendations from RM.

Action: EB made a motion to approve the April 2nd meeting minutes. Seconded by OA. All in favor. Motion passed 5-0-2. Approved.

8. ADJOURN

Meeting adjourned at 8:45 pm.