



**Stratham Planning Board  
AGENDA  
October 5, 2022  
Stratham Municipal Center  
Hutton Room  
Time: 7:00 PM**

The public may also access this meeting at the date and time above using this conference call information. Please dial **1-800-764-1559** and input **4438** when prompted for a user pin/code. Please follow the Chair's instructions delivered at the meeting in order to register comments during the public meeting.

*If at any time during the meeting you have difficulty hearing the proceedings, please e-mail [mconnors@strathamnh.gov](mailto:mconnors@strathamnh.gov).*

**1. Call to Order/Roll Call**

**2. Approval of Minutes:**

- a. September 21, 2022 Planning Board Minutes

**3. Public Hearing:**

- a. Tulip Tree, LLC (Owner), Kyle & Sophie Saltonstall (Applicants) - Request for approval of a site plan amendment to allow for modifications to the landscape plan associated with an event venue, non-profit lodge, and private school use at 61 Stratham Heights Road (Tax Map 5, Lot 81) approved by the Planning Board on March 6, 2019, Zoned Residential Agricultural. *This application was tabled from the Board's August 17, 2022 meeting.*

**4. Public Meeting:**

- a. Michael Flanagan, James Flanagan, and Ellis S. Grossman (Owners), James Flanagan (Applicant) - Route 33 Heritage District Application request to demolish a barn at 249 Portsmouth Avenue (Tax Map 2, Lot 6), Zoned Route 33 Heritage District.
- b. Discussion of 2023 zoning amendments
- c. Miscellaneous Community Planning Issues

**5. Adjournment**

Full text of the agenda and related information can be found on file with the Stratham Planning Department and posted on the Town website at <https://www.strathamnh.gov/planning-board>. All interested persons may be heard. Persons needing special accommodations and/or those interested in viewing the application materials should contact the Stratham Planning Department at (603) 772-7391 ext. 180.