



# TOWN OF STRATHAM

*Incorporated 1716*

10 Bunker Hill Avenue · Stratham, NH 03885

Town Clerk/Tax Collector 603-772-4741

Select Board's Office/ Administration/ Assessing 603-772-7391

Code Enforcement/Building Inspections/Planning 603-772-7391

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**ZONING BOARD OF ADJUSTMENT  
PUBLIC MEETING AGENDA  
SITE WALK AT 105 WINNICUTT ROAD  
STRATHAM, NH 03885  
SEPTEMBER 22, 2026, 5:00 PM**

**1. CALL TO ORDER**

**2. PUBLIC MEETING (NEW BUSINESS):**

Case #694: Sons on the Beach Trust, Kirk Trachy & Gail Avery, Trustees (Owners) request variances from Section 5.4.3 Regulations and Section 5.4.3(d) of the Stratham Zoning Ordinance to permit more than one (1) accessory dwelling unit (ADU) and to allow the size of the ADU to be less than 400 sq ft. The property is located at 105 Winnicutt Road, Stratham, New Hampshire 03885, Tax Map 14, Lot 88, within the Residential/Agricultural Zoning District.

The purpose of the meeting is for the applicant to guide a tour of the proposed development area, primarily for fact-finding and familiarization purposes.

The Zoning Board of Adjustment Public Hearing is scheduled for October 6, 2026, at 7:00 PM, at the Stratham Municipal Center, located at 10 Bunker Hill Avenue, Stratham, NH.

**3. ADJOURN**

**Persons needing special accommodation and/or those interested in viewing application materials should contact the Stratham Planning Department at (603) 772-7391, ext. 180**

**A motion to enter Non-Public Session in accordance with RSA 91-A:3 may occur at any time during the meeting.**