

**Moultonborough Planning Board
P.O. Box 139
Moultonborough, NH 03254
(603) 476-2347**

NOTICE OF DECISION

You are hereby notified that the following decisions were made by the Moultonborough Planning Board at its regular meeting of May 28, 2025:

The Board conditionally approved the Application for a Conditional Use Permit for New Hampshire Electric Cooperative (169-2) (66 Whittier Highway) for the Applicant proposes upgrades to the substation that will require the removal and replacement of equipment, structural steel, foundation, and grounding. The upgraded substation is proposed to be constructed within the existing fenced area and include a single oil-filled transformer, there oil-filed voltage regulators, and oil/water separator and associated underground piping. A 35-foot by 15-foot expansion of the western fence line, at the southern end, is proposed which includes chain link fence, gravel pad and associated retaining wall to limit the footprint slope and to accommodate a new approximately 13-foot by 20-foot control enclosure. In total, the proposed project requires approximately 280 sq. ft. of 25-ft wetland buffer impact for expansion of the western fence line, 13-foot by 20-ft control enclosure, and associated gravel pad, retaining wall, and driveway.

The Board continued the Application for Site Plan Review and Conditional Use for Angelo Ciardiello (52-18) (Whittier Highway) to June 25, 2025.

The Board conditionally approved the application for a Conditional Use Permit Michael Medici (180-002) (91 Christmas Tree Lane) for the purpose of the construction on an in-ground swimming pool within 25 feet of the wetlands.

The Board conditionally approved the request of a Voluntary Merger application for Graham Family Revocable Trust- James M. Graham, Sr & Catherine A. Graham, Trustees (129-124 & 125) (40 Brenner Street) for the requests for approval of a Voluntary Lot Merger of two contiguous lots.

**Peter Claypoole
Chairman**