



*Town of Moultonborough*  
*Zoning Board of Adjustment*  
6 Holland Street – P. O. Box 139  
Moultonborough, NH 03254  
(603) 476-2347 - Fax (603) 476-5835  
e-mail: dsassan@moultonboroughnh.gov

April 20, 2023

Mark & Carla Ann Taylor  
34 Bean Road  
Moultonborough, NH 03254

*Re: Appeal of Administrative Decision by Mark and Carla Ann Taylor*

Dear Mr. & Mrs. Taylor:

This letter is formal notification to you that at its regular meeting held on April 19, 2023, the Zoning Board of Adjustment considered your application for Administrative Appeal of the February 22, 2023 Planning Board Decision conditionally approving Koss Construction, LLC's Site Plan, Conditional Use Permit (CU), and Condominium Subdivision for parcels located on Bean Road (Tax Map 140, Lot 16 and Tax Map 170, Lot 12) to construct a 21 building/42 unit condominium subdivision, and a CUP for the construction of roads/driveways within the 50-ft wetlands buffer.

Prior to the opening of a public hearing, the Zoning Board of Adjustment (ZBA) first discussed whether the ZBA had jurisdiction to hear the claims made in your appeal.

Upon careful review, discussion, and the recommendation of Counsel, the Board determined that they did not have jurisdiction to hear your appeal.

If you have any questions or comments on this matter, please contact our Town Planner, Dari Sassan at 603-476-2347.

Yours truly,

Robert H. Stephens  
Chairman

cc.

- Atty. Walter Mitchell (via email to [walter@mitchellmunigroup.com](mailto:walter@mitchellmunigroup.com))
- Atty. James P. Cowles (via email to [jim@walkervarney.com](mailto:jim@walkervarney.com))
- Atty. Ethan G. Wood (via email to [ewood@nco-law.com](mailto:ewood@nco-law.com))
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