

**Moultonborough Zoning Board of Adjustment
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 Zoning Board of Adjustment at their regular meeting of April 6, 2022:

By a vote of five (5) in favor, none (0) opposed, and no (0) abstentions, the Board granted two variances, with conditions, from Articles 3.2.4 and 3.2.1 for Richard E. & Julia T. Fradette, Trustees of the Fradette Family Revocable Trust for a parcel located at 258 Long Point Road (TM 243-25) to allow the construction of a 4 bedroom, one and a half story house, and attached garage to be located 15.5 feet from the road at its closest point, where 25 feet is required and to be located 31.5 feet from the lake at its closest point, where 50 feet is required.

By a vote of five (5) in favor, none (0) opposed, and no (0) abstentions, the Board granted two variances, with conditions, from Article 9.1.4 for Mark & Jacqueline Koss for parcels located on Bean Road (TM 140-16 and TM 170-12) to allow for the encroachment into the 25-foot naturally vegetated buffer immediately adjacent to applicable wetlands.

By a vote of five (5) in favor, none (0) opposed, and no (0) abstentions, the Board granted a variance, with conditions, from Article 6.3.1 for Michael & Antoinette Mills, for a parcel located on Deer Crossing (TM 107-11) to allow the construction of a garage on the lot as an accessory structure to the residential principal use located on adjacent parcel Tax Map 107, Lot 14.

**ROBERT H. STEPHENS
CHAIRMAN**

**For a full-length copy of the Notice of Decision, please view in the Land Use Department
after final approval of the Board at their next regularly scheduled meeting.**