

**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 June 16, 2021:

The Public Hearing for a special exception from MZO Section 7.1.1 to permit a conversion of an existing use to condominium ownership for Moulton Harbor, LLC, for a parcel located at 76 Lake Shore Drive (Tax Map 169, Lot 47) was continued to July 7, 2021, and an on-site visit was scheduled for Wednesday, June 30, 2021, at 10:00 AM.

By a vote of five (5) in favor, none (0) opposed, the Board granted the request for a Variance, with conditions, from MZO Sections 3.2.3 & 3.2.4 for Dawn Terkla, 55 Richardson Shores Road (Tax Map 132, Lot 49) to allow for a 2' deck extension to be located 32'-3" at the nearest point, and a 4' deck extension on the opposite end to be located 46' from the Lake, where 50 ft. is required.

Under Unfinished Board Business Chairman Stephens stated there is case law that allow a ZBA to discuss and consider whether to rehear a case for established cause. With Chairman Stephens stepping down from the discussion, by a vote of four (4) in favor, none (0) opposed, the Board voted to rehear the Special Exception from MZO Section 7.1.1 to permit a conversion of an existing use to condominium ownership for RMH Bedford Capital, LLC, for a parcel located at 14 Lake Shore Drive (Tax Map 169, Lot 60). The case is scheduled to be reheard on July 7, 2021.

**ROBERT H. STEPHENS
CHAIRMAN**

For a full-length copy of the Notice of Decision, please view in the Land Use Department.