

**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 its meeting of October 4, 2023:

By a vote of five (5) in favor, and none (0) opposed, the Board determined relief from Zoning Article 3.2.2.3 (20-foot side setback) for Timothy & Michelle Curran for a parcel located at 244 Castle Shore Road, Tax Map 129 Lot 86 is not required on the easterly side, as the proposed building footprint occupies existing nonconforming area, with the exception of a bulkhead occupying approximately 30 square feet. The bulkhead does not come within 10 feet of the property line. According to the calculations provided in the applicant's Exhibit B, the new areas of encroachment meet the requirements of Zoning Article 7.5.4.1

By a vote of five (5) in favor, and none (0) opposed, the Board granted a variance, with conditions, from Section 3.2.2.4 for Timothy & Michelle Curran for a parcel located at 244 Castle Shore Road, Tax Map 129 Lot 86 to remove an existing non-conforming house & deck and reconstruct a new more conforming house & deck to be located no closer than 39'9" from the lake where 50-ft is required.

**ROBERT H. STEPHENS
CHAIRMAN**

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