

BOARD OF ZONING APPEALS MEETING AGENDA
Wednesday, June 18, 2014 – 7:00 P.M.
McCulloch Building (Whipple Center) – Mary McElroy Room
182 Green Street, Weymouth, MA 02191

Old Business:

Members Sitting:

1. Case # 3227 – 1434 Pleasant Street – Public Hearing (continued from 5-7-14)

Petitioner:	My Journey's End, LLC	
Locus:	1434 Pleasant Street	Edward Foley, Vice-Chair
	Sheet 23, Block 304, Lots 14 & 15	Kemal Denizkurt
Zoning:	B-2 (General Business)	Chuck Golden
		Jonathan Moriarty
		Brad Diem (Alternate)

The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit:	Multiple dwelling (Section 120-27 C "Special Permit Uses").
Variance:	Relief of nine (9) parking spaces from the minimum required off-street parking spaces (44 spaces required, 35 spaces proposed) (Section 120-74)).

Presently located on the premises is a ~2,000 SF two story building with one commercial unit on the first floor and one residence on the second floor. The petitioner is proposing to remove a portion of the existing building to construct a new 2.5 story building for 18 residential dwelling units and 35 off-street parking spaces. The residence and the commercial space in the existing building are proposed to remain.

2. Case # 3230 – 1224 Commercial Street - Public Hearing (continued from 5-21-14)

Petitioner:	James Miller	Richard McLeod, Chairman
Locus:	1224 Commercial Street	Edward Foley, Vice-Chair
	Sheet 19, Block 253, Lot 2	Kemal Denizkurt
Zoning:	B-2 (General Business)	Chuck Golden
		Jonathan Moriarty

The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit:	Multiple dwelling (Section 120-27 C "Special Permit Uses").
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Presently located on the premises is a single-family residence. The petitioner is proposing to remove the existing building to construct nine (9) new residential dwellings and 18 off-street parking spaces.

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3. Case # 3229 – 110 Main Street - Public Hearing (continued from 6-4-14)

Petitioner:	NSC Wholesale Holdings LLC	Richard McLeod, Chairman
Locus:	110 Main Street	Edward Foley, Vice-Chair
	Sheet 29, Block 329,	Kemal Denizkurt
	Lots 10, 12, 15, 21	Chuck Golden
Zoning:	B-1 (Limited Business)	Jonathan Moriarty

The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit:	Continuation, extension or change by special permit of a nonconforming use or structure (Article XIII, Section 120-39 and 120-40).
Variance:	Relief of 368 SF from the maximum sign area requirements for a wall sign (443 SF proposed, 75 SF maximum required) (Article XVI, Section 120-64.3)

Presently located is a multi-tenanted shopping plaza (RK Plaza). The petitioner is proposing a wall sign that exceeds the maximum sign area requirements.

New Business:

4. Approval of Minutes – June 4, 2014 (tentative)

5. Signing of Decisions from prior meetings – 41 Clematis Avenue, Case #3232
(tentative, if 6/4/14 minutes approved)

6. Other Business

7. Upcoming Meetings – July 23, 2014, August 20, 2014, September 3, 2014

Adjournment