

**TOWN OF WEYMOUTH
(SEAL)
BOARD OF ZONING APPEALS**

Notice is hereby given of a public hearing of the Board of Zoning Appeals of the Town of Weymouth under MGL Ch. 40A, Sec. 14, of the General Laws and Code of the Town of Weymouth, Chapter 120, Articles 24 & 25 to be held at:

**7:00 P.M.
WEDNESDAY, FEBRUARY 15, 2017
MC CULLOCH BUILDING – MARY MCELROY MEETING ROOM
182 GREEN STREET WEYMOUTH, MASSACHUSETTS**

On the following cases:

Case #3321 – The petitioner, Zero Front Street LLC c/o the Heritage Companies, for property located at **0 Front Street & 59 Washington Street** also shown on the Weymouth Town Atlas sheet 20, block 277, lot 23 & 1, located in a B-2 zoning district and within the Village Center Overlay District. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

120-25.3 Special Permit for multi-family building(s) in excess of 19 units.
120-40 Special Permit for the extension of existing non conformity.
120-25.5 Special Permit for Intensity of Use (height, setback, transparency)
120-25.7 Variance from Required Parking & 120-25.9 (Special Permit Parking)
120-25.10 Variance from required landscaping.

Presently located at 59 Washington Street is a two-story commercial building with a first floor restaurant and vacant office space on the second story. Presently 0 Front Street consists of a sixteen (16) vehicle parking lot. The petitioner seeks to rehabilitate the existing commercial building at 59 Washington Street and convert the second story into two residential units, and construct a new three story residential building at the existing 0 Front Street parking lot, with 21 residential units and two levels of parking; the grade level parking to be shared with the commercial space at 59 Washington Street.

Case #3322 – The petitioner, DAI Property Management Company, Inc., for property located at **84-94 Broad Reach**, also shown on the Weymouth Town Atlas sheet 3, block 1, lot 1, located in a R-4 zoning district. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

120-21.1 & 120-18(c) Special Permit for building exceeding 19 units

Presently located on the ~15.07 acre lot is an existing 72-unit residential condominium building. The petitioner seeks to construct a 6-story, 50-unit residential condominium building with 22 covered parking spaces on the first floor and 50 residences located on the second through sixth floors; 7 single story four-unit garages, and fifty-nine exterior parking spaces.

Documents on file at the Planning Dept, 75 Middle St., Weymouth, M-F 8:30 A.M. - 4:30 P.M. You may also submit written comments to the above address or call (781) 340-5015 for further information.

Board of Zoning Appeals

**To be published in the Weymouth News on Wednesday, February 1, 2017, and
Wednesday, February 8, 2017**

The Board of Zoning Appeals Account # is 087127