

**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, MAY 9, 2018  
MC CULLOCH BUILDING  
MARY MC ELROY MEETING ROOM  
182 GREEN STREET WEYMOUTH, MASSACHUSETTS**

On the following cases:

**Case #3354** – The petitioner, Ryder Properties, LLC, for property located at **660 Broad Street and 18 Filomena Street**, also shown on the Weymouth Town Atlas sheet 18, block 249, lot 1 & 29, located in the B-2 zoning district. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit:           120-27 for multifamily (mixed-use) in a B-2 District  
Variance:                 120-74 required parking spaces

Presently located on the property is a ~12,524 SF brick structure used for automotive service at 660 Broad Street, and a ~11,450 SF concrete block structure used for light manufacturing at 18 Filomena Street. The petitioner seeks relief to demolish both structures and construct one 3+ story mixed use building for residential and retail/office use.

**Case #3355** – The petitioner, Leonard O'Toole, for property located at **54 Lakewood Road**, also shown on the Weymouth Town Atlas sheet 53, block 586, lot 4, located in the R-1 zoning district. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit:           120-40 Extension or change of non-conforming structure

Presently located on the property is a single family dwelling. The petitioner seeks to construct a ~18' x 18' first floor addition and a second floor dormer, both located at the rear of the existing dwelling.

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, April 25, 2018, and  
Wednesday, May 2, 2018**

**The Board of Zoning Appeals Account # is 087127**