

BOARD OF ZONING APPEALS MEETING AGENDA

Wednesday, June 22, 2016 – 7:00 P.M.

**McCulloch Building – Mary McElroy Room
182 Green Street, Weymouth, MA 02191**

Old Business:

1. Case #3286 – Continued Public Hearing from 6/1/2016, sitting members: McLeod, Foley, Denizkurt, Golden, Moriarty - The petitioner, Anthony Nota, for property located at **138 Bridge Street**, also shown on the Weymouth Town Atlas sheet 6, block 62, lot 13, located in an B-2 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 use or structure

Presently located on the property is an existing ~58 SF pylon sign. The petitioner is proposing to change the face of the existing sign with the names of the new tenants.

New Business:

1. Case #3288 – The petitioner, Frank Bridgeman, for property located at **82 Broad Street**, also shown on the Weymouth Town Atlas sheet 20, block 269, lot 19, located in an B-1 zoning district and Village Center Overlay 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 use or structure

Variance; 120-25.3 Multi-family dwelling units

Presently located on a ~10,000 SF lot is an existing ~10,000 SF two-story building. The petitioner is proposing to convert the building to all residential use by constructing 8 units, 3 1-bedroom units and a studio on the first floor, and 4 1-bedroom units on the second floor, with 12 parking spaces.

2. Case #3289 – The petitioner, Tony Yu, for property located at **22 Drew Avenue**, also shown on the Weymouth Town Atlas sheet 19, block 250, lot 8, 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 use or structure

Presently located on an 8,478 SF lot is an existing two-family dwelling. The petitioner seeks to extend the first floor foundation ~10' and construct a 24.3' x 40.5' second floor addition.

3. Case #3291 – The petitioner, Donald J. Rafferty, Jr., for property located at **36 Oak Cliff Road**, also shown on the Weymouth Town Atlas sheet 30, block 396, lot 36, located in the R-1 zoning district. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit; 120-56 Required frontage

The ~49,228 SF lot is presently vacant. The petitioner seeks to construct a new single family dwelling. Previous Special Permit has expired.

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Weymouth Zoning Board of Appeals
c/o Department of Planning and Community Development
Weymouth Town Hall, 75 Middle Street, Weymouth, MA 02189
Telephone: (781) 340-5015

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4. Case #3292 – The petitioner, John Deady, for property located at **958 Commercial Street**, also shown on the Weymouth Town Atlas sheet 18, block 189, lot 8, 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 Continuation of non-conforming use
Variance; 120-48 & Table 1 Required frontage

Presently located on the property is a single-family dwelling and one-car garage. The petitioner seeks to reduce the frontage on Commercial Street and on the right side of the dwelling to allow access to the rear lot and to allow the existing structure to remain.

Other Business:

- 1. Minutes** – May 11, 2016, June 1, 2016 (if received)
- 2. Upcoming Meetings** – July 27, 2016, August 24, 2016

Adjournment