

## BOARD OF ZONING APPEALS MEETING AGENDA

Wednesday, September 6, 2017 – 7:00 P.M.

McCulloch Building – Mary McElroy Room

182 Green Street, Weymouth, MA 02191

### Old Business:

1. **Case #3336** – Continued from 7/26/2017 (McLeod, Foley, Denizkurt, Moriarty, Diem) The petitioner, Danny Morris, Extra Space Storage, for property located at **1256 Washington Street**, also shown on the Weymouth Town Atlas sheet 35, block 407, lot 33, located in an B-1 and R-3 Zoning District. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit: 120-40 alteration, or change of a pre-existing nonconforming structure

Presently located on the lot is a three-story, ~30,300 SF self-storage facility. The petitioner seeks to construct two (2) three-story additions on the north side and southwest corner of the building, totaling ~22,300 SF of additional area to the existing building.

### New Business:

1. **Case #3339** – The petitioner, Sara Thurber, for property located at **65 Mathewson Drive**, also shown on the Weymouth Town Atlas sheet 34, block 444, lot 29, located in an I-1 Zoning District. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit: 120-29(E) Place of recreation or assembly

Presently located on the lot is a ~65,250 SF industrial building. The petitioner seeks to open a dance studio, with less than forty (40) students, in ~3,750 SF of space in a portion of the building known as Unit H.

2. **Case #3340** – The petitioner, Ryder Properties LLC, for property located at **1187 Commercial Street**, also shown on the Weymouth Town Atlas sheet 19, block 249, lot 34, located in the POS Zoning District. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit: 120-37.1 B (1) Reuse of quasi-public property for multiple residences  
120-40 Extension or change to a non-conforming structure (front setback)

Presently located on the lot is a former private school converted to ten (10) residential dwellings, allowed by Special Permit (Case #3237) in 2014; at that time the lower level was occupied by the Weymouth Food Pantry. The Food Pantry has vacated the space and the petitioner seeks to add two 1-bedroom dwelling units in the lower level, totaling ~1650 SF of additional living space.

3. **Case #3341** – The petitioner, Thomas Cleary, for a property located at **51 Granite Street**, also shown on the Weymouth Town Atlas sheet 16, block 205, lot 15, located in the R-1 Zoning District. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Variance: 120-40 Side yard setback

Presently located on the ~8712 SF lot is a single family dwelling. The petitioner seeks to construct a 12' x 24" replacement deck on the north side of the dwelling partially within the setback area.

Other Business: 1. **Minutes:** 6/28/2017, 7/26/2017

2. **Upcoming Meetings** –September 27, 2017, October 18, 2017, November 8, 2017

3. **Adjournment**