

Board of Zoning Appeals Meeting Agenda

Wednesday, May 22, 2024 – 7:00 PM
Weymouth High School – Humanities Center
1 Wildcat Way, Weymouth

Old Business:

Case #3502– Hearing Continued Until 6/12/2024 The petitioner, **Pond Street Acquisitions, LLC**, for property located at **505 Pond St. & 1537 Main St.** also shown on Weymouth Town Atlas sheet 61, block 639, lots 4 & 7, located in the B-1 District. The petitioner is seeking to:

Special Permit – 120-25 (A), (B), and (C)

Special Permit – 120-40 extension or change by special permit

The subject property is a 71,581 sf parcel of land with a 40,950 sf warehouse building that was previously Factory Paint & Decorating store and a 19,178 sf parcel with an unoccupied single-family dwelling. Petitioner proposes two buildings, 9,710 sf and 7,916 sf, totaling 17,626 sf. The uses will include restaurant and retail operations, a drive-through lane, a mobile-order pick-up window, and a modest outdoor seating area. The remainder would be parking, vehicle aisles, & landscaping.

Case #3522–The petitioner, **Ralph Jaeger – 36 Pond St Development LLC**, for property located at **36 Pond St.** also shown on Weymouth Town Atlas sheet 49, block 555, lot 9, located in the R-2 & Watershed Protection districts. The petitioner is seeking to:

Special Permit-120-13.3 special permit uses
and/or

Variance– dimension Table 1

The subject property is a 22,100 sf parcel of land with a multi-family home. The applicant seeks to have the current use of the property as 7 units approved. Presently the property is approved for 6 units

Case #3524– Hearing Continued Until 6/12/2024 The petitioner, **Washington Landing LLC**, for property located at **89-97 Washington St.** also shown on Weymouth Town Atlas sheet 20, block 277, lot 7, located in the B-2 & Village Center Overlay districts. The petitioner is seeking to:

Special Permit and/or **Variance** –
120-25.3 special permit standards & criteria
120-25.5 intensity of use
120-25.10 landscaping

The subject property is a 27,007 sf parcel of land with a one-story commercial retail strip mall with parking. The applicant seeks to construct a new mixed-use building consisting of two 1,000 sf retail spaces, 20 residential units and a garage for 38 parking spaces.

New Business:

Case #3525– The petitioner, **Aimee Belyea**, for property located at **138 White St.** also shown on Weymouth Town Atlas sheet 50, block 569, lot 9, located in the R-1 district. The petitioner is seeking to:

Special Permit–120-40 Extension or change of a non-conformity

The subject property is a 6,607 sf parcel of land with a single-family home. The applicant seeks to construct an 18x20 addition adding a bedroom and laundry room.

Other Business:

1. **Case #3422**– The petitioner, **Michael McGough**, for property located at **15-17 Front Street** also shown on Weymouth Town Atlas sheet 20, block 278, lots 7&8. The petitioner respectfully requests an extension of the time upon which he must commence the activities granted under his special permit for relief under the Zoning Ordinance.
2. Minutes: 4/10, 5/1 (if rec'd)
3. Next Meeting: June 12
4. Adjournment