

**Board of Zoning Appeals Meeting Agenda
Wednesday, September 30, 2020 - 7:00 PM
VIA WEBEX**

Governor Charles Baker has declared a State of Emergency in Massachusetts to support the state's response to COVID-19 (Coronavirus). Per the directive of Mayor Hedlund and the Town of Weymouth's "Emergency Declaration and Town-Wide Guidance in Response to COVID-19 of March 13, 2020", the Board of Zoning Appeals will meet remotely for the health and safety of the board members and the public during the Massachusetts State of Emergency.

The Board of Zoning Appeals will be using WebEx software to conduct meetings on-line for the immediate future.

Please click the link below to join this WebEx Meeting @ 7:00 PM Eastern Standard Time.

<https://weymouth.webex.com/weymouth/onstage/g.php?MTID=e80d1e84c0cbb516bcd3dc8d94976769c>

Join this WebEx Meeting @ 7:00 PM by going to webex.com and clicking Join on the top right. Enter these meeting details:

*Meeting number (access code): **132 954 4372** Meeting password: **BZA0930***

If you are more comfortable calling in from your telephone, you can do so using the below number and by entering the ID when prompted.

*Dial In - **1-844-992-4726** Toll Free*

*Meeting ID: **132 954 4372***

Please also note, if you are unable to participate at the scheduled time for any reason, you may send comments by email to eschneider@weymouth.ma.us and mkenedy@weymouth.ma.us and your correspondence will be read into the public record at the hearing.

Old Business:

Case #3416 – The petitioner, Wharf Associates LLC, for property located at **44 Wharf St.** also shown on Weymouth Town Atlas sheet 19, block 172, lot 25, located in the I-2 & Historic Mill Overlay (HMOD) Districts. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit – 120-25.29 HMOD Special Permit

Special Permit – 120-38.3, 38.4, 38.5 Floodplain District Special Permit

The subject property is 155,276 SF parcel of land containing a large commercial warehouse. Petitioner seeks to rehabilitate the existing commercial building into a multifamily residential use for 66 residential units. The petitioner also seeks to replace a removed section with a new building on the rear corner of the site for an additional 18 units. The proposal will include parking for 146 vehicles

Case #3419 – The petitioner, Larry Antonellis, for property located at **129 Pleasant St.** also shown on Weymouth Town Atlas sheet 45, block 525, lot 2, located in the B-2 & R-1 Districts. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

Special Permit – 120-27 (C) special permit use-multiple dwelling

The subject property is 10,431 SF parcel of land containing a 2-story medical office building being used as a 4-unit office building. Petitioner seeks to convert existing office units to 4 residential apartments.

New Business:

Case #3421 – The petitioner, John Mento, Mento Corp, for property located at **322-324 Commercial St.** also shown on Weymouth Town Atlas sheet 16, block 152, lot 28, located in the R-1 District. The petitioner is seeking the following relief from the requirements of the Weymouth Zoning Ordinance:

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

The subject property is 10,511 SF parcel of land which was the site of a two-family dwelling until a fire destroyed the building. Petitioner seeks to rebuild the two-family upon most of the same footprint. There are three corners of the foundation that are slightly setback and the applicant is seeking to square off the indented corners to make the building rectangular.

Other Business:

1. Minutes: 8/19/20, 9/9/20 (if received)
2. Next Meeting: October 21
3. Adjournment