



TOWN OF GOSHEN

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**Martin J Connor, AICP, Town Planner/Zoning and Inland
Wetlands Enforcement Officer**

To: Planning & Zoning Commission
From: Martin J. Connor, AICP
Subject: Activity Report
Date: December 19, 2023

Scott Olson, 777 North Street, Special Permit Use - Country Club: Mr. Olson has filed a Special Permit Application to utilize an existing 120' x 60' agricultural barn on his property as an indoor pickleball/tennis facility. I met with Mr. Olson and discussed the required information needed on the Site Plan, need for TAHD approval. The application requires the Commission to hold a public hearing and review the application and plans in accordance with Article 4, Site Plan Requirements and Article 5, Special Permits. Asked applicant to submit a narrative and site plan with more information. A tennis club is included in the definition of a Country Club in the Regulations.

Alan C Rothfeld & Laura Colangelo, 24 Benjamin Lane, house addition – no zoning permit: Investigated a complaint that an addition was constructed at 24 Benjamin Ln. without the necessary building, zoning, and TAHD approvals. Met with Bill Colby, P.E., who is representing the owner. Made a site visit. A-2 Survey is required. May require ZBA approval.

Sean O'Neill, 50 Gray Lane, barn addition – no zoning permit: Investigated a complaint that a barn was being constructed without the necessary approvals. Made a site visit and contacted the owner. The owner came in and met with Torrington Area Health District Sanitarian, Building Official and myself. THAD approval was granted. Applicant submitted the required plot plan and fee, and a Zoning Permit was issued.

Issued ZP 23-48 to Sean O'Neill, 50 Gray Lane, construct barn addition.

Attended CT Association of Zoning Enforcement Officers December 6, 2023, Meeting, in Portland, CT.