

EBERSOL, MCCORMICK & REIS, LLC

ATTORNEYS AT LAW
9 MASON STREET
P.O. BOX 598
TORRINGTON, CONNECTICUT 06790

CHARLES R. EBERSOL, JR.
pebersol@emlawfirm.com

TEL (860) 482-8557 & (860) 482-5000
FAX (860) 482-8089 & (860) 496-1456

V. PETER REIS, JR.
vpreis@srsplaw.com

BRIAN MCCORMICK
bmccormick@emlawfirm.com

April 16, 2024

Martin Connor
Goshen Planning & Zoning Commission
42A North Street
Goshen, CT 06756


RE: Amendment to Section 3.3.2 of the Goshen Zoning Regulations

Dear Marty:

I represent Sabin Howard, a world-renowned sculptor. He has been looking for a large building in northwest Connecticut in which to create his large works of art. He recently discovered the two large structures erected at 777 North Street in Goshen, which would provide excellent workspace for his sculptures.

We propose to amend the zoning regulations to add as a new section 3.3.2.9 "Artist Studio." Enclosed is a proposed Amendment. I am sending you the application fee of \$280.00.

Sincerely,



Charles R. Ebersol, Jr.

CREjr/sdc

Enclosure

**PROPOSED AMENDMENT
TO SECTION 3.3.2 OF THE GOSHEN ZONING REGULATIONS**

Amend Section 3.3.2 SPECIAL PERMIT USES to add the following new subsection:

“3.3.2.9: ARTIST STUDIO FOR PERSONAL AND/OR BUSINESS USE.”