



Town of Union Vale Zoning Board of Appeals

Town of Union Vale Town Hall
249 Duncan Road
Lagrangeville, NY 12540

Regular Meeting Agenda

At Town Hall

July 7th 2026 @ 7:30 PM

Zoning Board Members:

Chairperson: Jane Smith, Members: Ilana Nilsen, John Hughes, Dennis Dunning & Mike McPartland

I. CALL TO ORDER / DETERMINATION OF QUORUM

II. BUSINESS SESSION

Approve meeting minutes from June 2, 2026.

III. CORRESPONDENCE

Letter from resident's Dianne & Karl Schoeberl date July 2, 2026 in regards to the Cavalluzzi application

E-mail from resident Dawn Orlik dated June 30, 2026 in regards to the Perez application.

IV. PUBLIC HEARING

PROJECT NAME

CAVALLUZZI- AREA VARIANCE- ACCESSORY STRUCTURE

Owner/applicant: Michael & Rosa Cavalluzzi

Contractor: Tim Beyer

Address: 202 Bloomer Road, Lagrangeville

Parcel #: 6761-00-022200

PROJECT DETAILS

Application for the construction of a 24' x 24' accessory structure (garage) to be located in the side yard area in the RA3 Zone. Variance requested.

1. 20.6' to place structure closer to the side property line. §210-17A(2).

Meeting # 2

V. REGULAR SESSION / NEW BUSINESS

None.

VI. REGULAR SESSION / OLD BUSINESS

None.

VII. OTHER BUSINESS

None.

VIII. ADJOURNMENT

• NEXT DEADLINE: **July 14th 2026** (by Noon)

• NEXT MEETING: **August 4th 2026**