

Zoning Board of Appeals

November 24, 2025

The meeting of the Village of Pulaski Zoning Board of Appeals (ZBA) was held on November 24th, 2025, at 6:00 PM at the Snow Memorial Building, 4917 N. Jefferson Street, Pulaski, NY 13142.

Zoning Board of Appeals Members Present: Michael Murphy, Chairperson; David Craig, Member; and Brett Charsky, Member.

Village Officials and Staff: Mayor Jan Tighe; Jim Sprague, Code Enforcement Officer; and Jen Gibbs, Deputy Clerk.

Guests: Mike Lasell via speaker phone.

Agenda Item #1: Call to Order and Public Comment

Michael Murphy called the meeting to order at 6:03 PM. There was no public comment.

Agenda Item #2: Review and Approval of Minutes

The Board reviewed the minutes from the last meeting on September 15th. David Craig made the motion to approve the minutes with a second from Mike Murphy. The Board followed up on the status of 17 Church Street with Mayor Tighe. The motion passed unanimously.

Agenda Item #3: Area Variance Application

Mike Lasell submitted a site plan and special permit application to construct an 11 duplex (22 unit) residential senior living complex. Each unit will be approximately 1200 sf single story two-bedroom apartment with a single bay garage. Final approval of the site plan and special permit applications for the project will require approval of three area variances for setbacks due to a typo in the code (§160-41) for R-3 setbacks. The area variance application and drawings show the area variance requests at unit 1 for 26.9 feet of variance, unit 2 21.7 feet, and unit 11, 5.2 feet. Units 1 and 2 are set next to Selkirk Landing's OCO building on the south side of the project. Unit 11 is closest to Salina Street. Wetlands run along the north side. After reviewing the applications, drawings and a briefing from Mike Lasell that addressed the considerations necessary Mike Murphy made the motion to approve the area variance. David Craig seconded the motion, and it passed unanimously.

Agenda Item #4: Other

There was no other business.

Agenda Item #5: Adjournment

Michael Murphy made the motion to adjourn the meeting at 6:30 PM with a second from Brett Charsky. The motion passed unanimously.

Presented & Approved

Jennifer Gibbs

Deputy Clerk

Next meeting will be determined on a as needed basis.