

**Council Member Anane introduced the following, which was approved:**

**ORDINANCE 25.101.25**

**AN ORDINANCE AMENDING CHAPTER 375 (UNIFIED SUSTAINABLE DEVELOPMENT ORDINANCE) OF THE CODE OF THE CITY OF ALBANY BY CHANGING THE ZONING CLASSIFICATION OF THE PARCEL KNOWN AS 540 MYRTLE AVENUE (TAX MAP PARCEL NO. 65.77-2-47) FROM RESIDENTIAL TWO-UNIT (R-2) TO RESIDENTIAL MULTI-UNIT (R-M) AND AMENDING THE ZONING MAP ACCORDINGLY**

*The City of Albany, in Common Council convened, does hereby ordain and enact:*

**Section 1.** Chapter 375 (Unified Sustainable Development Ordinance) of Part II (General Legislation) of the Code of the City of Albany, and the Official Zoning Map, are hereby amended to change the zoning classification of property known as 540 Myrtle Avenue from Residential Two-Unit (R-2) to Residential Multi-Unit (R-M), said property being more particularly described as follows:

The parcel of land situates in the City of Albany, County of Albany, and State of new York, being more particularly described as follows:

Section: 65.77

Block: 2

Lot: 47

Said premises, more commonly known as 540 Myrtle Avenue, measuring approximately 0.09± acres.

**Section 2.** This ordinance shall take effect immediately.

**APPROVED AS TO FORM THIS  
25<sup>TH</sup> DAY OF SEPTEMBER, 2025**

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**Corporation Counsel**

**To:** Shaniqua Jackson, City Clerk

**From:** Brett Williams, Esq., Deputy Corporation Counsel

**Re:** Common Council Legislation  
Supporting Memorandum

**Date:** September 25, 2025

**Sponsor:** Council Member Anane

**ORDINANCE 25.101.25**

**TITLE**

AN ORDINANCE AMENDING CHAPTER 375 (UNIFIED SUSTAINABLE DEVELOPMENT ORDINANCE) OF THE CODE OF THE CITY OF ALBANY BY CHANGING THE ZONING CLASSIFICATION OF THE PARCEL KNOWN AS 540 MYRTLE AVENUE (TAX MAP PARCEL NO. 65.77-2-47) FROM RESIDENTIAL TWO-UNIT (R-2) TO RESIDENTIAL MULTI-UNIT (R-M) AND AMENDING THE ZONING MAP ACCORDINGLY

**GENERAL PURPOSE OF LEGISLATION**

This ordinance amends the zoning map of the City of Albany by changing the zoning of 540 Myrtle Avenue from Residential Two-Unit (R-2) to Residential Multi-Unit (R-M). The parcel is directly adjacent to several parcels which are already zoned R-M.

The change proposed herein has already been approved and recommended by City of Albany Planning Board, but pursuant to General Municipal Law § 239-m(3)(ii), it is subject to review by the Albany County Planning Board.

**NECESSITY FOR LEGISLATION AND ANY CHANGE TO EXISTING LAW**

Amendments to the zoning map and USDO require Common Council action by ordinance.

**FISCAL IMPACTS**

None.

**Passed by the following vote of all the Council Members elected voting in favor thereof:**

Affirmative – Anane, Adams, Clarke, Conti, Farrell, Flynn, Frederick, Hoey, Johnson, Keegan, Kimbrough, and Zamer

Affirmative: 12 | Negative: 0 | Abstain: 0

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Clerk of the Common Council

\_\_\_\_\_  
President of the Common Council

\_\_\_\_\_  
Mayor

\_\_\_\_\_  
Date

I, Shaniqua Jackson, City Clerk and Clerk of the Common Council, do hereby certify that Ordinance 25.101.25 was passed at a meeting of the Albany Common Council on December 1, 2025.

In affirmation thereof, I hereto set my hand and affix The Seal of the City of Albany this 2nd day of January, 2026.

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Shaniqua Jackson, Clerk of the Common Council