

**TOWN OF MILTON PUBLIC HEARING NOTICE OF CHANGE
IN ZONING ORDINANCE**

The Town of Milton Board of Commissioners will hold a Public Hearing Thursday, August 22, 2024, 7pm, at the Jean B. Scott Renaissance Center/Historic Christ Church, 11928 Academy Street, Milton, located at the Milton stoplight, where Town Hall currently meets. The Public Hearing will be conducted to receive comments from the public regarding the proposed change in zoning within Milton’s designated Commercial Zone to Mixed-Use. Written comments will be read at the hearing: Mail to Town of Milton PO Box 85 Milton NC 27305, or email to mayor@townofmiltonnc.gov.

Whereas the current commercial district zoning provides for properties currently used as residential, which were grandfathered in as non-conforming, requires properties to revert to commercial following 180 days of non-use; the proposed zoning change, recommended by the Milton Planning Board, would allow for Mixed Use zoning. Whereas the current zoning of Milton’s storefronts on “Commercial Row” is zoned commercial only, and does not allow second story residential use, the proposed zoning change will allow Mixed Use Overlay for second and above stories. Mixed Use Overlay means a designation (zoning district) which allows a combination or uses, which may include residential and commercial.

The proposed Mixed Use zoning ordinance overlay will also limit building height to 40 feet. All currently permitted business use ordinances will remain the same.

Properties included in the proposed zoning change are located from the corners of Palmers Alley and Broad Street, Liberty Street and Broad Street, to the corners of Bridge Street South and Broad Street, and Bridge Street North and Broad Street. The properties to be affected by the proposed zoning changes have Parcel Identifier Numbers (PINs) as follows:
**00M1A001; 00M3C008; 00M3C007; 00M3C006; 00M3C005; 00M3C004; 00M3C012;
00M3E011; 00M3E010; 00M3E009; 00M3E007; 00M3E006; 00M3H007; 00M3G004;
00M3G003; 00M3G002; 00M3B001; 00M3B002; 00M3B003; 00M3B004; 00M3D001;
00M3D002; 00M3D003; 00M3D004; 00M3D012; 00M3D005; 00M3D006; 00M3D007;
AND 00M3D008**

A copy of the proposed zoning change will be available at the Town of Milton Offices, 173 Broad Street (behind the old Milton State Bank/Milton Renaissance Museum of Milton) Tuesdays 9-5 (2nd Tuesday noon-6:45) and Thursdays 4-7pm, and available online at www.townofmiltonnc.gov