

Land Use Bylaw 1389/24
NOTICE OF PROPOSED DEVELOPMENT



April 1, 2026

WWW.NANTON.CA

Development Application #D09-26

EMAIL

Legal: LOTS 18, 19 BLOCK 25 PLAN 3163L
Civic Address: 2122 19 STREET

Name of applicant (s): JL Group Inc.
Name of property owner (s) if different than above:

TYPE OF DEVELOPMENT

An application is being made for a development permit to develop the above-mentioned property as follows:

NON-RESIDENTIAL LANDSCAPING AND FENCING RELAXATIONS: 1) Section 3.12 (a) fence height maximum in front yard is 0.9m (3 feet). Request for variance to allow 1.1m (3.5 ft) – a 22% increase to enclose bar and restaurant patio/seating area 2) Section 3.20 (d) A minimum 1.8 m landscaped buffer is required along each public road. Applicant request for waiver of that requirement. 3) Section 3.21 (a) landscaping plan required by the Development Authority (as per Development Permit D01-25). Applicant request for waiver of that requirement.

LAND USE DISTRICT: MIXED-USE DOWNTOWN DISTRICT (M-DWT)

This development application and associated information can be provided upon request, by submitting an email to develop@nanton.ca and quoting the permit number in the subject line or by contacting the Planning & Development Officer. As an adjacent property owner or affected party, you have the right to bring forward any concerns or comments on this proposed development.

If you wish to make a submission, please send your written comments to the Town of Nanton, by emailing develop@nanton.ca, or Box 609, 1907 21 Avenue Nanton, AB, T0L 1R0 (mail or drop off) no later than **12 o'clock noon, April 13, 2026**. If you wish to present your submission during the meeting please contact the Planning and Development Officer by the deadline to pre-register.

Applicable if checked below:

This application will be reviewed at the next **Municipal Planning Commission** meeting. *Please contact the Planning and Development Officer with any questions regarding public accessibility. The meeting is held upstairs at the Tom Hornecker Recreation Centre and is accessible from the South door at the west end of the building.*

MEETING DATE: APRIL 13, 2026 PLACE: COUNCIL CHAMBERS (2122 18 ST) TIME: 7:00 PM

Georgina Sharpe
Planning and Development Officer

Copies to (as applicable): applicant, property owner, adjacent landowners, CAO, Operations, Parks and Recreation, Fire Department, Municipal Enforcement, Superior Safety Codes, Alberta Health Services, Alberta Transportation

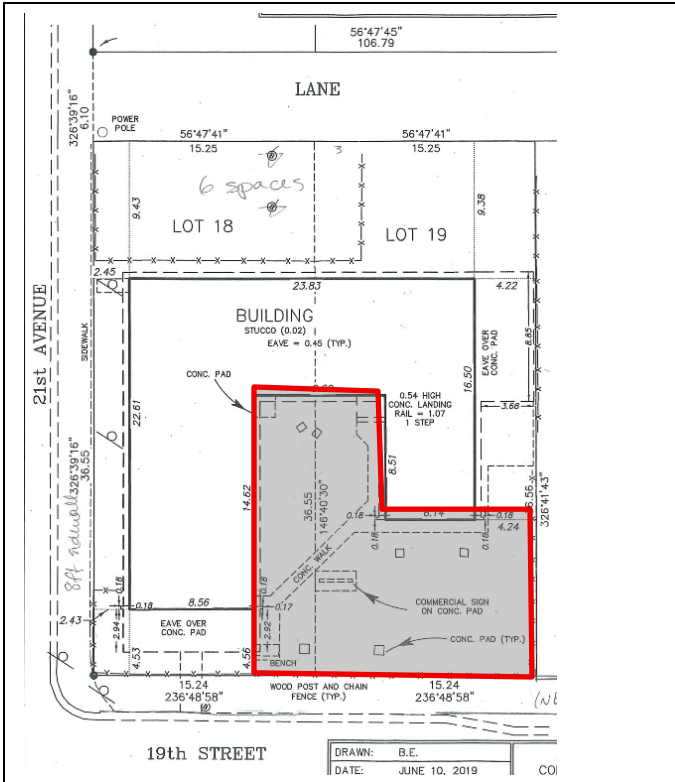
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Complete Application can be reviewed upon request by contacting the Planning and Development Officer.

Any comments received will be available to the public and is subject to the provisions of the Access to Information Act and the Protection of Privacy Act.

Land Use Bylaw 1389/24 can be viewed at www.nanton.ca



Proposed development:
 Use: Outdoor patio for eating and drinking establishment (red outline).
 Variance required for front yard fence height.
 Waivers requested for landscaping plan, landscaping buffers for non-residential parcels.