

Land Use Bylaw 1389/24  
NOTICE OF PROPOSED DEVELOPMENT



September 23, 2026

**WWW.NANTON.CA**

**Development Application #D29-26**

☐ **EMAIL**

Legal: LOT 21 BLOCK 40 PLAN 741 0314  
Civic Address: 2311 17 STREET

**Name of applicant (s):** Lafreniere

**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:

**ACCESSORY BUILDING (SHED) – 14.4m<sup>2</sup> (155 ft<sup>2</sup>)  
REQUIRING SIDE AND REAR SETBACK DISTANCE VARIANCES OVER 25%  
LAND USE DISTRICT: RESIDENTIAL, GENERAL (R-GEN)**

This development application and associated information can be reviewed upon request, by submitting an email to [develop@nanton.ca](mailto: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](mailto:develop@nanton.ca), or Box 609, 1907 21 Avenue Nanton, AB, T0L 1R0 (mail or drop off) no later than **12 o'clock noon, October 7, 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: October 13, 2026 PLACE: Council Chambers (2122 18 St) TIME: 7:00 p.m.

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

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.

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Land Use Bylaw 1389/24 can be viewed at [www.nanton.ca](http://www.nanton.ca)



## Proposed development:

Accessory building (shed) –  
3.53m x 4.13m (11.5 ft x 13.5 ft)

Variance Requests (2): Side yard setback request to allow 0.65m (2.1 ft). A 46% variance. Rear yard setback request to allow 0.76m (2.5 ft). A 37% variance.

Land Use Bylaw: Setback requirement is 1.2m (4 ft.).

## ALBERTA LAND SURVEYOR'S REAL PROPERTY REPORT - PLAN

This plan is page 3 of a Real Property Report and is ineffective if it is detached from page 1 or 2. Page 3 of 3  
Legal Description: Lot 21 Block 40 Plan 741 0314 Civic Address: 2311 - 17th Street  
Nanton, Alberta

