

Land Use Bylaw 1389/24
NOTICE OF PROPOSED DEVELOPMENT



October 19, 2026

WWW.NANTON.CA

Development Application #D31-26

☐ **EMAIL**

Legal: LOT 3 BLOCK 120 PLAN 081 1102
Civic Address: 2409 19 AVENUE

Name of applicant (s): BATBAYAR

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:

NEW INDUSTRIAL (MEDIUM) USE – PROCESSING AND PACKAGING FOR ORGANIC MUSHROOM PRODUCTS (NO GREENHOUSE, MARKET GARDEN, OR INTENSIVE HORTICULTURAL OPERATIONS)
LAND USE DISTRICT: INDUSTRIAL, LIGHT DISTRICT (I-LHT)

This development application and associated information can be reviewed 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, October 30, 2026.**

Applicable only 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. If you wish to present your submission during the meeting please contact the Planning and Development Officer by the deadline to pre-register.*

MEETING DATE: N/A PLACE: Council Chambers (2122 18 St) TIME: N/A

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

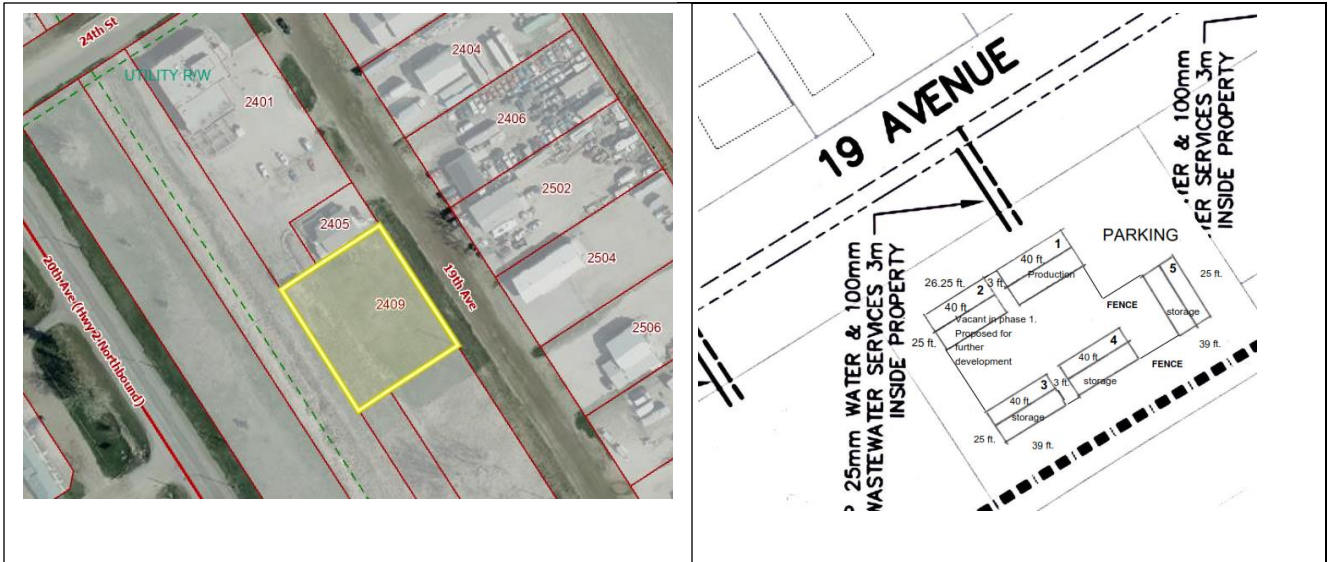
Complete Application can be reviewed upon request by contacting the Planning and Development Officer.

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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



SITE PLAN - PHASE I

Legal description: Lot 3, Block 120, Plan 081 1102

Municipal address: 2409 19 Avenue, Nanton, Alberta

Registered owner / applicant: Tengis Batbayar

Land use district: I-LHT. Proposed use: Industrial (Medium) food processing

Site area: 0.51 acres (approx.). Total floor area: 3,200 sq ft (5 units)

Units: each unit = 2 x 40 ft containers side by side (40 ft x 16 ft = 640 sq ft)

UNIT USE

Unit 1 - Production (Phase I) | Unit 2 - Vacant in Phase I; proposed for future development (production)

Units 3, 4, 5 - Storage | Parking: area marked on plan

No outdoor storage. No trees to be cut down or removed.