



**CONSENT APPLICATION (CHANGE OF CONDITION)  
COMMENTS TO THE COMMITTEE OF ADJUSTMENT  
PANEL 3**

**PLANNING, DEVELOPMENT AND BUILDING SERVICES DEPARTMENT**

Site Address: 2882 Dunning Road  
Legal Description: PT LOT 6, Concession 9, Geographic Township of Cumberland  
File No.: D08-01-25/B-00267  
Report Date: February 26, 2026  
Hearing Date: March 3, 2026  
Planner: Dylan Geldart  
Official Plan Designation: Rural Transect, Agricultural Resource Area Designation  
Zoning: AG2

Committee of Adjustment  
Received | Reçu le  
2026-02-26  
City of Ottawa | Ville d'Ottawa  
Comité de dérogation

**DEPARTMENT COMMENTS**

The Planning, Development and Building Services Department **has no concerns with** the application.

**DISCUSSION AND RATIONALE**

The Lot Line Adjustment Application was heard by the Committee of Adjustment on January 13, 2026, and provisional consent was granted by the Committee of Adjustment on January 23, 2026.

The applicant has since filed a Change of Condition application under Section 53(23) of the Planning Act. It is proposed to replace the standard condition requiring the depositing of the R-Plan (Condition #4 of the Notice of Decision) with a revised version. The new condition will refer to the revised Draft R-Plan. The revised Draft R-Plan decreases the area of Part 1 from 3.24 hectares to 2.78 hectares.

Section 53 (12) of the Planning Act, R.S.O. 1990, c. P.13, as amended, permits the criteria for the subdivision of land listed in Section 51 (24) to be considered when determining whether provisional consent may be granted by a committee of adjustment. With respect to the criteria listed in Section 51 (24), staff have no concerns with the proposed consent.

## ADDITIONAL COMMENTS

### Right of Way Management

The Right of Way Management Department has no concern with the Lot Line Adjustment as there are no requested changes to the existing approach or indications that a new entrance way is being proposed.



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Dylan Geldart  
Planner I, Development Review All Wards  
Planning, Development and Building  
Services Department



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James Ireland  
Planner III, Development Review All Wards  
Planning, Development and Building  
Services Department