



**Town of Cobourg**

**Committee of Adjustment – Notice of Decision**

Submission No: **A-02-25**  
Date of Hearing: March 11, 2025  
Date of Decision: March 11, 2025

In the matter of Section 45 of the *Planning Act*, an application for a minor variance, to vary Section 10.1.7 to increase the maximum permitted density of units from 50 units/hectare to 71 units/hectare.

**Name of Applicant / Agent:** Anthony Dew  
**Property Address:** 515 John Keefer Mahony Court (East Village Ph 5 Block 59)

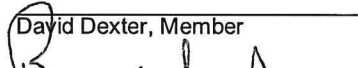
The request is hereby **granted** for the following reasons:

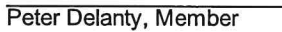
1. The proposed minor variance maintains the general intent and purpose of the Official Plan;
2. The proposed minor variance maintains the general intent and purpose of the Zoning By-law;
3. The proposed minor variance is generally desirable for the appropriate development or use of the land, building, or structure; and,
4. The proposed minor variance is minor in nature.

Subject to the following condition:

- a) That the minor variance associated with CoA File A-02-25 – Increase in Net Density be restricted to the development of a building on the subject lands containing a maximum of 24 bachelor dwelling units.

  
Robert Marr, Member

  
David Dexter, Member

  
Peter Delanty, Member

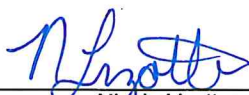
  
Brian Murphy, Member

  
Terry Brown, Member

SIGNED ON: March 11, 2025  
Last date of Appeal of Decision: **March 31, 2025**

**CERTIFICATION:**

I, Nicole Lizotte, Secretary-Treasurer hereby certify that this is a true copy of the decision of Town of Cobourg Committee of Adjustment and this decision was concurred in by a majority of the members who heard the application.

  
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Nicole Lizotte,  
Secretary-Treasurer to the Committee of Adjustment