

# The Corporation of the City of Kawartha Lakes

## By-Law 2025-

### A By-law to Amend By-Law 2024-219, Being a By-Law to Provide for the Administration and Enforcement of the Building Code Act, in the City of Kawartha Lakes

#### Recitals

1. Whereas Subsection 3(1) of the Building Code Act, 1992, S.O. 1992, chapter 23, provides that the Council of The Corporation of the City of Kawartha Lakes is responsible for the enforcement of the Building Code Act, 1992 within the City of Kawartha Lakes;
2. Whereas Section 7 of the Building Code Act, 1992 authorizes the Council of a municipality to pass certain By-laws prescribing classes of permits, permit application documents, fees, inspections and other related matters;
3. Council passed a resolution CR2025-      , requiring an amendment to By-Law 2025-219 to introduce a new fee category for the waiver of fees relating to disconnection of storm sewage entering the municipal sanitary sewer system;
4. Council held a Public Meeting on June 3, 2025 for which notice was given and the proposed by-law amendments were made available to the public; and
5. This By-law amends Schedule A Table 2 of By-Law 2024-219.

**Accordingly, the Council of The Corporation of the City of Kawartha Lakes enacts this By-law 2025-      .**

#### **Section 1.00: Definitions and Interpretation**

- 1.01 **Definitions:** All defined terms in the amending by-law take their meaning from By-Law 2024-219 of the City of Kawartha Lakes.
- 1.02 **Interpretation Rules:**
  - (a) The words “include” and “including” are not to be read as limiting the meaning of a word or term to the phrases or descriptions that follow.
- 1.03 **Statutes:** References to laws in this by-law are meant to refer to the statutes, as amended from time to time, that are applicable within the Province of Ontario.
- 1.04 **Severability:** If a court or tribunal of competent jurisdiction declares any portion of this by-law to be illegal or unenforceable, that portion of this by-law shall be considered to be severed from the balance of the by-law, which shall continue to operate in full force and effect.

#### **Section 2.00: Amendment to 2024-219**

- 2.01 **Schedule A Table 2: Fees Payable for Building and Sewage System Permits:** Schedule A Table 2 to bylaw 2024-219 is deleted and replaced with Schedule A attached to and forming part of this bylaw.

**Section 3.00: Administration and Effective Date**

3.01 **Effective Date:** This By-law shall come into force on the date it is finally passed.

By-law read a first, second and third time, and finally passed, this 24th day of June, 2025.

---

Doug Elmslie, Mayor

---

Cathie Ritchie, City Clerk

Schedule A – By-law 2024-219  
Table 2 - Fees Payable for Building and Sewage System Permits

Item	Class of Permit	Fee Payable
1	<b>Building Permit</b>	See Schedule A Table 3
2	<b>Sewage System Permit – under 10,000 litres/day</b>	See Schedule A Table 4
3	Alternative Solution Application/Evaluation	\$1,000.00
4	<b>Change of Use Permit</b>	\$325.00
5	<b>Conditional Building Permit</b>	Applicable fee from Schedule A Table 3 plus administration fee from Schedule A Table 1
6	<b>Demolition Permit - Residential</b>	see Schedule A Table 3 Item 17
7	<b>Demolition Permit – All Other</b>	\$350.00
8	<b>Lands owned by and used for the purposes of the City of Kawartha Lakes</b>	Otherwise applicable fee pursuant to this By-law – waived
9	<b>Mandatory Maintenance Inspection Program Inspections</b> , where the inspection does not occur during the annual scheduled time slot for the property	\$125.00
10	Municipal Housing Project Facilities that have entered into agreements with the City of Kawartha Lakes under the authority of by-law enacted pursuant to Paragraph 18, Section 2 of O. Reg. 46/94, as amended	Fees for those portions of a building meeting this criteria – waived  All other floor areas falling outside of the scope of the MHP agreement – applicable fee in Schedule A
11	Pre-Approved Model (PAM) approval	see Schedule A Table 3
12	<b>Partial Building Permit</b>	Applicable fee from Schedule A Table 3 plus administration fee from Schedule A Table 1
13	<b>RCA - Applicant Appointed Permit</b> for which an RCA is appointed for plans review stage only	65% of applicable fee from Schedule A Table 2
14	<b>RCA - Applicant Appointed Permit</b> for which an RCA is appointed for inspection stage only	35% of applicable fee from Schedule A Table 2
15	<b>RCA - Applicant Appointed Permit</b> for which an RCA is appointed for both plans review stage and inspection stage	25% of applicable fee from Schedule A Table 2

Item	Class of Permit	Fee Payable
16	<b>Site Servicing Permit</b> where application is filed separately from remainder of construction permit – no additional fee if included with construction permit it serves	4.5% of Construction Value
17	<b>Storm water disconnection</b> where application is related specifically to modifications relating to removal of storm sewer connections from the municipal sanitary sewer system	Fees relating to plumbing modifications specific to this item only – waived  All other plumbing modifications – applicable fee in Schedule A