

To make the permit process easier, please review the list below when submitting pool/spa applications. The submittal is reviewed by the Building Department. If the project involves an in-ground pool the City planning and engineering departments must also review the plans.

## Required permits

At a minimum a Pool/Spa permit is required. Depending on the nature of the project a plumbing permit and electrical permit might also be necessary. No work is to start prior to permit issuance.

## Information/documents required

### Two sets of plans to include the following:

1. Survey/site plan showing:
  - Dimensional setbacks to the outside edge of pool or spa from the property lines.
  - Dimensional setback of the pool/spa in relationship to the house or other structure that may have footings or glazing associated with them.
  - Equipment placement (filter, pump, heater etc.)
  - Any concrete or patio/pool impervious decking elements and their dimensions.
  - Location of any overhead wires on the property.
  - Fence location when applicable.
  - Impervious surface coverage of lot. See Impervious Surface Requirements section in handout.
2. Provide a completed and signed Pool/Spa permit application.
3. When required, provide a fence plan. At a minimum it must show the location, any gates, height, material being proposed, spacing from the ground and maximum spacing for any open areas of the fencing.
4. If a deck is associated with the project and it is attached to the home or is greater than 30 inches above finish grade full building details will be required as part of the necessary documents.
5. If a spa/hot tub is being placed on a deck you must also provide the following along with the deck structure details: the manufacturer's weight of tub and how many gallons the tub holds.
6. Footing/brace plan for pool per the manufacturer's specifications.
7. If there are any retaining walls associated with the project and they exceed 4 ft. from the bottom of the base to the top of the wall, a separate building permit, with engineered plans will be required.

## Setback requirements

- Where side or rear yards abut a public street, the required setback to the pool/spa and any associated equipment shall be no less than the required setback for the principal structure in the zoning district.
- In side and rear yards *not* abutting public street, setbacks of not less than **18 feet** to the water's edge if the pool or spa must be maintained.
- Any overhead electrical lines must be located a minimum of **10 feet** horizontally from any water's edge.
- Pool equipment must be located at least 15 feet from the side and rear property lines.
- No pool/spas are allowed in the front yard.
- No encroachments into easements of record are allowed.
- In-ground pools must be located a proper distance from the house and or attached garage to account for frost penetration at footings/foundations.

## Impervious Surface Requirements

No more than 35 percent of the total lot, within the property lines, may be covered with impervious surface. Impervious surfaces would include items such as, all building footprints, driveways, sidewalks, patios, non-draining deck materials, tennis courts, sport courts, plastic landscaping material or any other material which prevents the absorption of storm water into the soil. All applicants are required to calculate what the impervious surface of the lot will be after the pool, concrete decking and all other elements associated with the pool are added. Square footage of lots may be obtained by calling the Building and Inspection Division. (The pool is not added **if** there is a minimum of 6 inches to the top of pool above the "spill line" outlets.)

## In ground concrete pool deck width

Published standards recommend a 3 foot minimum width with a 1/4 to 3/8 inch slope per lineal foot away from pool for drainage.

## Fencing Requirements

Pool excavations must be protected during construction with approved fencing. The temporary approved fencing must be in place and secured until the permanent fencing is installed. Silt fencing or commonly called erosion control may also be required. The city engineer will review this aspect of project.

### Below ground pool/spa

Fence/gate height: minimum four feet; six foot maximum. Must have self-closing, self-latching gate with the latch at a minimum 4 ft. high. The fence must be of an unclimbable design. Chain-link, if used, must be a minimum 11-gauge woven wire mesh with 2-2/8 inch maximum opening in the weave.

Openings from the ground to bottom of the fence may not exceed four inches and the openings between boards may not exceed 4 inches.

### Above ground pool/spa

#### 1. Pool/spa greater than or equal to 48 inches deep

Access area where ladder attaches and/or access to spa must be properly fenced with self-closing, self-latching gate(s) with the latch located at a minimum 4 ft. high from the surface adjoining the gate. The fence must be unclimbable.

#### 2. Pool/Spa less than 48 inches but greater than 24 inches deep

Entire perimeter must be fenced. Fencing and any gate must meet directives previously noted above.

#### 3. Temporary inflatable pool

When greater than 75 sq. ft. in area or over 24 inches in depth the pool must be considered an above ground pool. The fencing requirements above would apply.

#### 4. Spa/hot tub

**If** the hot tub has a safety cover it may be exempt from the fencing requirements. The cover must have a label permanently affixed, that the building inspector can visually confirm at time of inspection. The label must indicate that the cover conforms to Standard ASTM F 1346-91.

## Required inspections

- If installing an in-ground pool with excavation associated, an erosion control inspection will be required prior to the excavation commencing.
- A setback confirmation/footing inspection prior to pour.
- Footing and framing inspection for any deck associated with project.

- Separate plumbing and electrical permits with the required inspections for those elements. The contractors and/or permit applicant are responsible to call for all necessary inspections.
- Final inspection for all work when completed, but prior to use of pool or spa.

## Miscellaneous

- A backflow prevention device (e.g. Watts 8A hose bib) must be provided on the water faucet used for filling the pool/spa.
- No pump, filter, or equipment shall exceed 50 decibels at the property line of the pool owner.
- Spas/hot tubs may be placed on a concrete pad or other suitable material recommended by the manufacturer.
- Backflow discharge from the pool filter must remain on the owner's property.
- Safety glazing is required in surrounding walls when the pool/spa is located within 5 ft. of glass and the glass is less than 60 inches above the "standing", walking surface.
- A ground fault circuit interrupter is required for all underground pool lights, above ground plug-in motor and spa connections.
- The spa electrical disconnect must be a minimum of 5 ft. away from the spa.
- A ground fault receptacle is required between 6 ft. and 20 ft. from all pools.
- Bonding of all metals is required.
- Equipment must bear NSF-approval seal.
- **Any** alterations to city approved plans must be reviewed for compliance with city plan examiner prior to implementing.
- See city handout Residential Pool/Spa Drainage information sheet. <https://www.bloomingtonmn.gov/sites/default/files/57lpooldrain.pdf>