

## **SWIMMING POOLS, HOT TUBS & SPAS ( for 1-2 family dwellings)**

*For complete regulations, see IRC 2009 NJ Edition, Pool Requirements*

### **What needs a permit?**

- Any structure intended for swimming, containing over 24" of water, including in-ground, above ground, and on-ground pools, hot tubs, and spas.
- **ALL pools require Zoning Permits.**
- An above-ground pool will require Building and Electric Subcode Permit & Inspections.
- An in-ground pool will require Building, Electric and Plumbing subcodes & inspections.
- Heated pools require Fire Safety inspections.

### **Location**

Shall be located to prohibit permanent structures, equipment, or objects from being used to climb them.

In-ground - 10ft to septic tank, 20 ft to septic disposal field, 30 ft to septic disposal pit.

Above-ground - 5 ft to all components of septic system, except 15 ft to seepage pit.

### **Barrier/Fence**

Top of the barrier shall be at least 48" above grade, measured on the side of the barrier/fence which faces away from the pool.

Maximum clearance at the bottom of the barrier is 2"

Barrier may be mounted on the top of the pool structure, as with an above ground pool.

Openings in the barrier shall not allow passage of a 4" sphere

Maximum mesh for chain link is 2-1/4" square

Maximum opening for lattice is 1-3/4"

### **Gates**

Access gates shall be equipped with self-closing, self-latching device, with a release mechanism located on the pool side of the gate, at least 3" below the top of the gate

Gate and barrier shall have **no** opening larger than 1/2" within 18" of the release mechanism.

### **Ladders/Steps**

Shall be surrounded by barrier with the same requirements as the pool barrier

Any metal less than 5ft. from pool water must be bonded to pool equipment.

A pool cover is required for all heated pools

### **BEFORE POOL IS FILLED:**

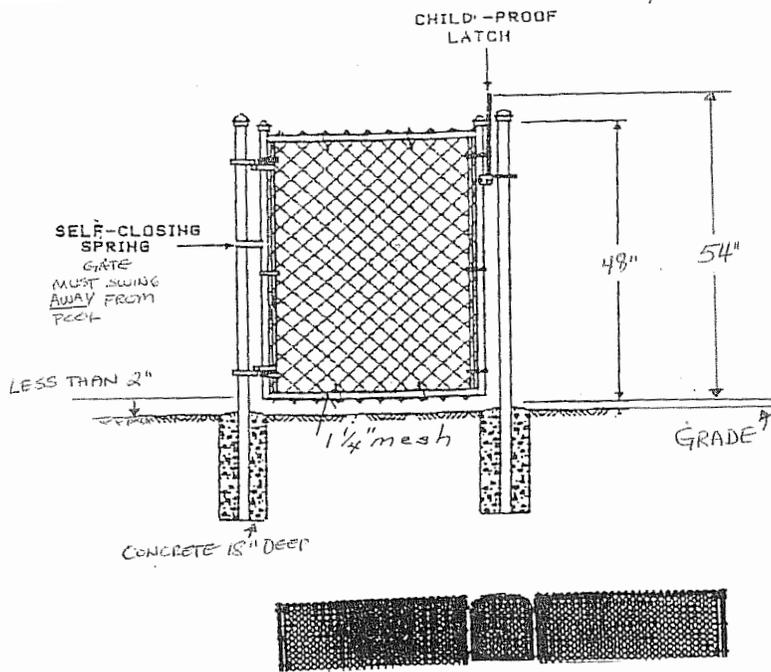
All work must be completed prior to scheduling the final inspections, including fencing, self-closing & self latching gates, and electrical connections.

18" trench for electrical wires must be inspected and approved. NO backfill till approved.

All final inspections - Building, Electrical, and Plumbing must be completed.

Fire inspection also required for heated pools/tubs/spas.

NJAC 5:23-2.18



### **Plan Review Checklist**

#### **INCLUDE:**

- Size of pool and type of construction: in-ground pool requires sealed drawings by an engineer; include manufacturers specifications for above-ground pool.
- Show existing and proposed grades, location of any retaining walls, their height, and type of construction.
- Show location of pump, filter, heater, gas piping, tank. Include brochures for specifications.
- Show distances from property lines, house, septic tank, field or pits, and other accessory structures.
- Show the location and type of fencing ; show gates and direction of swing.
  - include ladder/barrier brochure for above ground pools.
- Show location and size of patio, pavers or deck to be constructed. Include details and specifications.
- Include details and specifications for diving board.

### **Electrical Work: (all requirements of Article 680 NEC 2014)**

Please show ALL of the following on scaled plans.

- Plot layout of all electrical work.
- Depth, type, size of conduit.
- Motor connections & bonding.
- Location of GFCI devices.
- Type of receptacle & cover, and distances from pool.
- Size of cord to motor; protection of motor.
- Size of all conductors
- Bonding grid specifications; type and location of water bonding
- Burial depth of any in-ground wiring.

*For questions, contact the Construction Official by appointment on Tues & Thurs. after 2:00pm, or in Sandyston (973-948-3520) on Tues. from 5:30-7:00 pm.*

***If the pool is filled prior to all final inspections being approved, a violation notice will be issued with fines up to \$500.00 per day, until the pool is in compliance.***