
PERMITS REQUIRED

The California Building Code states that no person, firm or corporation shall install any structure intended for swimming or recreational bathing that contains water over 18 inches without first having obtained a building permit from the Building Official. Included are hot tubs, spas, portable spas and non-portable wading pools.

A swimming pool requires:

- A pre-site inspection to check setback requirements and to identify possible lot drainage and grading problems, and to determine the size of the electrical service.
- A pre-gunite inspection to check steel placement, positioning of the equipment pad, the electrical bonding of the steel and the erection of a temporary fence. If a pool heater is used, a gas test is conducted.
- A pre-deck inspection to check deck reinforcement steel bonding
- A pre-plaster inspection to check for the installation of a permanent fence and gate, the installation of the electrical circuits, the bonding of the electrical equipment, and the preparation of the gunite pool for the plastering.
- A final inspection to determine if all work on the pool is complete.

A portable spa requires:

- A rough electric inspection to check compliance with the California Electric Code.
- A final inspection to determine that all work is completed and the spa is operating correctly.

MOST COMMON DISAPPROVALS

- ◆ Scope of work not clearly defined.
- ◆ Incomplete Plans and Calculations.
- ◆ Encroachments into required yard setbacks.
- ◆ Site conditions not addressed. (Soils conditions, Bluff Preservation Area, Disabled Access, related Planning and Zoning requirements).
- ◆ Permits and Inspection card not available on site.
- ◆ No access.
- ◆ Work concealed.
- ◆ Not ready for inspection.
- ◆ Work not according to approved plans. Paperwork missing: Special inspection reports, compaction tests, energy compliance forms.



DEVELOPMENT DEPARTMENT

Telephone Numbers

Permit Center Administration	621-8084
Lead Architect	621-8093
Inspection Services Administration	621-8116

CITY OF FRESNO

PLANNING AND DEVELOPMENT DEPARTMENT

RESIDENTIAL SWIMMING POOLS



Nick P. Yovino, Director
Planning & Development Department

Jerry Bishop, Manager
Building & Safety Services Division

=====
2600 Fresno Street 3rd Floor
Fresno, CA. 93721-3623
www.fresno.gov

HOW TO APPLY FOR A SWIMMING POOL PERMIT

When applying for a building permit to install a swimming pool, the applicant shall submit for approval:

Three sets of plot plans showing the name and address of the owner of the property; the distance from the pool excavation to the property lines and all structures on the property; location of the equipment pad and size and location of the gas line and meter if applicable; and the safety feature method form, selected and signed by the owner. It should be noted that it is the responsibility of the permittee to investigate and detail on the plot plan the location of all recorded utility, drainage, and planting easements or right of ways.

Two sets of site-specific plans noting the specifications and steel schedule covering the construction and installation of the pool and equipment signed by a registered engineer. In addition, the plans shall indicate the location of hose bibbs within 25 feet of the pool and the water supply. Electrical load calculations based on Article 220-30 of the National Electric Code are required if the existing electrical service is 125 amperes or less.

ELECTRICAL SETBACK REQUIREMENTS

Overhead electrical conductors create a safety hazard if they are incorrectly installed adjacent to swimming pools. Overhead conductors must not pass over the pool unless the conductors are a specified height above the pool as detailed in the California Electric Code and PG&E's handbook. Electrical service drops require

a minimum clearance of 12 feet from water's surface to overhead lines. Telephone lines and cable television systems may pass over a pool if a 10' vertical clearance is maintained above the swimming pool.



PLUMBING REQUIREMENTS

Plastic PVC when used in the circulating system must have a soil embedment depth of 12". Risers to the pool equipment may be plastic PVC and shall be painted with latex paint to provide protection from the sun. There cannot be a direct connection between any storm drain, drainage system, and drywell or subsoil irrigation line connected to a swimming pool. Any discharge from the swimming pool for the purpose of lowering the water level must be from a hose connected to a hose bibb on the filter or separation tank with drainage to an acceptable location.



FENCING REQUIREMENTS

- Fence and gate height: 5' minimum.
- Openings in the barrier shall not allow passage of a 4-inch sphere.
- Chain link fences used as the barrier shall not be less than 11 gauge and with no openings larger than 1 3/4 ".
- A chain link fence must have an outside surface free of protrusions, cavities or physical obstructions, which render the barrier easily climbable.
- The maximum vertical clearance between grade and the bottom of the barrier shall not exceed 2". This clearance may be increased to 4" over concrete.
- Pedestrian gates shall open outward away from the pool area and shall be self-latching and self-closing with the latch a minimum of 60" above finished floor surface.
- Any other gates than pedestrian access gates shall be equipped with lockable hardware or padlocks and shall remain locked at all times when not in use.
- Spas must meet the same enclosure requirements as pools; however, they may be provided with listed covers.
- The residence shall be equipped with exit alarms that are audible and continuous on those doors that permit access from the residence to the pool area when the door is opened or left ajar. The exit alarms may be battery operated or may be connected to the electrical wiring of the building.
- All doors providing direct access from the home to the swimming pool shall be equipped with a self-closing, self-latching device with a release mechanism no lower than fifty-four inches above the floor.