

Town of East Lyme



FAQ's

Pools, Hot Tubs & Spas **One and Two-Family Dwellings**

A swimming pool is defined as any structure intended for swimming or recreational bathing that contains water more than 24” deep. This included in-ground, above-ground, and on-ground swimming pools, hot tubs and spas, and therefore requires full compliance with all the provisions of the code.

Please Review the “Pool Inspection Checklist” for Specific Requirements

Applicant must submit a site plan showing all of the following information: Location on lot; total lot coverage of proposed and existing structures; location of septic system (if applicable); location of pool barrier.

Review the information in out street file for your property for assistance in locating existing elements. The Town’s Zoning Regulations have specific minimum set back distances from property lines. All regulations for your zone may be reviewed at our web site: www.eltownhall.com.

Provide a copy of the pools structural design, sealed by a Connecticut Licensed Professional Engineer. This is available from your pool supplier. The structural design must show compliance with the appropriate ANSI/APSP standard. Plans and manufacturers specifications for suction outlets must show compliance with ASNI/APSP-7-06.

Per Public Act No. 99-140 a swimming pool water alarm must be installed in any new or altered residential swimming pool. Please provide manufacturers specifications of intended pool alarm.

Provide a complete pool enclosure design, including all points of access to the pool area, signed by the property owner, or a written statement from the owner stating that the applicant submitting the plans is acting as their agent.

For pools with proximity to decks, please note that a deck and/or stairs constructed adjacent to a swimming pool using typical methods may create a violation of one or more items in Section AG105 of the Building Code. Please review the "Deck Planning & Code Requirements" handout for additional requirements. The handout is available at our web site: www.eltownhall.com.

Portable Swimming Pools

A Message from the State Building Inspector



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Department of Public Safety
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FOR IMMEDIATE RELEASE

PORTABLE SWIMMING POOLS AND THE STATE BUILDING CODE

Now that the summer months are upon us, we're all trying to find a way to beat the heat. With the cost of energy these days, a reasonable solution seems to be a portable swimming pool for the kids to splash around in. A variety of retail establishments sell portable pools these days and they seem to be a cheap solution to providing comfort and recreation. Problem is, if the pool is capable of holding more than 24 inches of water, the State Building Code requires a permit and a code-compliant barrier around the pool. Since very few retail establishments advertise this, you may be in for a big surprise when your local building official tells you that the \$ 179 blow-up pool you just bought requires a barrier around it that also includes alarms on the doors to your home if the wall of the house is part of the barrier. Since the physical characteristics of a pool barrier differ greatly from the average back-yard fence, don't assume a fenced yard lets you off the hook. Every year a child drowns in a tragic accident involving an unprotected pool. Avoid a needless tragedy; make sure your pool is protected! For answers to your questions, consult your local building department or call the office of the State Building Inspector at (860) 685-8310.

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Pool Inspection Checklist

Based on 2012 IRC Portion of the 2016 State of Connecticut Building Code as amended and revised

STATUS	ITEM	REFERENCE
	DESIGN CRITERIA - APPENDIX G	
	Permanent spas & hot tubs must meet ANSI/NSPI-3-99	AG104.1
	Above/on ground pools must meet ANSI/NSPI-4-99	AG103.2
	In-Ground pools must meet ANSI/NSPI-5-03	AG103.1
	Portable spas & hot tubs must meet ANSI/NSPI-6-99	AG104.2
	BARRIER REQUIREMENTS	
	Temporary enclosure installed prior to electrical bonding of in-ground pool	AG105.6
	Min. 4' high with max. 4" opening, and positive latching device at openings	
	Top of barrier 48", max. 2" opening @ bottom	AG105.2(1)
	Max. opening 4"	AG105.2(2)
	No indentations/protrusions	AG105.2(3)
	Distance between top of horizontal members min. 45", unless:	AG105.2(4)
	Members located on pool side and max. 1-3/4" opening between verticals	
	Max. chain link 2-1/4" square unless slated to reduce to 1-3/4"	AG105.2(6)
	Max. 1-3/4" opening between diagonal members (<i>lattice</i>)	AG105.2(7)
	Gates shall be self-closing/latching and equipped to accommodate a lock	AG105.2(8)
	Pedestrian gates open outward	
	Release mechanism min. 54" from bottom of gate, unless:	
	On pool side min. 3" below top of gate	AG105.2(8.1)
	And no opening greater than 1/2" within 18" of mechanism	AG105.2(8.2)
	Wall of dwelling as barrier requires one of the following:	AG109.2(9)
	Powered safety cover per ASTM F 1346 with "Warning" labels	AG105.2(9.1)
	Momentary reversible switch within line of sight	ASTM F 1346
	Switch is keyed, combination, locked or inaccessible (60" AFG)	
	Doors and/or screen with alarm per UL 2017	AG105.2(9.2)
	Max. 7 sec. delay, sounds for 30 sec's. @ 85 db 10' away	UL 2017, Sec. 77
	Auto reset with max. 15 sec. deactivation	
	Deactivation switches min. 54" above threshold	AG105.2(9.2)
	No pet doors	AG105.2(2)
	Ladder or steps required to be surrounded by barrier	AG105.2(10)
	Barriers located and constructed to prevent climbing	AG105.4
	Spas/hot tubs exempt with safety cover per ASTM F 1346	AG105.5
	Holds min. 485 lbs.	ASTM F 1346
	Safety glazing within 5' of pool less than 5' AFG	R308.4(9)
	Floating alarm installed to sound @ 50 decibels when 15 lbs. object enters water	AG105.7
	Hot tubs and portable spas exempt	
	MISC.	
	If heated, equipped with vapor-retardant pool cover	IECC R403.9.3
	Exception: Cover not required if 70% of heating energy is renewable	
	Gas heaters cannot have pilot light	IECC R403.9.1

STATUS	ITEM	REFERENCE
	ELECTRICAL	
	All conductors in conduit > 5' from water unless space limited and metal	E4203.7
	Min 6" cover for metal or 18" for non-metalic	Table E4203.5
	Pump motors min. #12 AWG copper insulated grounding conductor	E4205.5
	Flexible cords max. 3' w/ #12 copper ground	E4202(1)
	Pre-wired spa/hot tub with GFCI and maximum 15' cord okay	E4202(3)
	Double insulated pumps okay	E4202.3
	Pump outlet located between 6'-10' single twist-lock or hardwired	E4203.1.1
	Equipment disconnect for all ungrounded conductors min. 5' away in sight	E4203.3
	No other outlet within 6'	E4203.1.1
	One (1) 20 amp. GFCI outlet within 20' max. 6'-6" AFG	E4203.1.2
	Convenience outlet and pump drawing > 10 amps can not be on same circuit	E3702.3
	All 15-20 amp outlets within 20' GFCI protected	E4203.1.3
	Overhead wiring not within 10' of water, unless min. clearances per Table 4203.5	E4203.6
	22'-6" for overhead conductors to max. water level	Table E4203.5
	14'-6" for overhead conductors to diving platform	
	10' for overhead utility owned communication cable	E4203.6
	12' for overhead outlets (lowest portion of fixtures), within 5' horz. of water	E4203.4.1
	Heaters have on/off (not thermostat) switch with easy access	IECC 403.9.1
	Programmable time switches provided for pumps and heaters	IECC 403.9.2
	Bonding w/ #8 AWG or larger (or brass conduit or equal)	E4204.2
	All metal parts, conduit, lighting & pumps	E4204.2(1)-(7)
	Surfaces within 3' of water unless separated from water by min. 5' high wall	E4202.2(2)
	Heaters greater than 50 amps bonded per instructions	E4202.2(6.2)
	Pool water bonded with min. 9 sq. in. metal	E4204.3
	Equipment to be grounded	E4205.1
	Luminaires and related equipment, other than listed low voltage	E4205.2
	Conductor sized per Table E3908.12, min. #12 AWG	
	Luminaires < 18" below normal water depth rated for shallow depth (min. 4")	E4206.4.2
	Luminaires > 15 volts ground fault protected	E4206.4
	Wet-niche luminaires in forming shell with conduit to junction box	E4206.5
	Cords and conductors treated with potting compound to prevent water entry	
	Dry-niche luminaires with conduit to junction box (unless specifically identified)	E4206.6
	Provided with means of drainage	
	Accommodates one grounding conductor per conduit entry	
	No-niche luminaires installed per E4206.5 (wet-niche)	E4206.7
	Junction boxes listed for pools, > 4' from water	E4206.9.1(1)
	Made of copper, brass, suitable plastic or other corrosion resistant material	E4206.9.1(3)
	Bottom of box between 4"-8" above max. water level	E4206.9.1(5)
	If < 15 volts, flush box okay if box filled with potting compound	
	Box connected to no-niche luminaire, ground terminal per conduit plus 1	E4206.9.4
	Conduits connected directly to no-niche luminaire sealed	E4206.9.2(3)
	PLUMBING	
	Entrapment Protection per ANSI/APSP-7-06	AG106.1
	Water velocity and system flow rates must not exceed specified values	ANSI/APSP-7(4.4)
	Suction outlet covers/grates listed as complying with AMSE/ANSI A112.19.8	ANSI/APSP-7(4.5)
	Multiple drains must be able to handle proper flow rates per Table 1	ANSI/APSP-7(4.6)
	Dual suction fittings min. 3' c/c separation or on different planes	ANSI/APSP-7(4.7)