

RESIDENTIAL SWIMMING POOL & SPA REQUIREMENTS
City of Riverview ■ Building and Engineering Department
(734) 281-4242 Fax: (734) 281-4247



- **INSTALLATION OF A SWIMMING POOL AND/OR HOT TUB REQUIRES BOTH A BUILDING PERMIT AND AN ELECTRICAL PERMIT.**
- **MECHANICAL PERMITS ARE REQUIRED WITH GAS PIPING.**
- **FAULTY WORK DONE WITHOUT A PERMIT MAY NOT BE COVERED UNDER YOUR INSURANCE.**
- **IT IS UNLAWFUL TO HIRE A CONTRACTOR WHO IS NOT PROPERLY LICENSED IN MICHIGAN. CALL BLDG & ENG IF YOU ARE UNSURE.**
- **NOTIFY "MISS DIG" PRIOR TO ANY EXCAVATION. HAVE THEM STAKE OUT LOCATION OF ALL UNDERGROUND UTILITY LINES.**

GENERAL:

- **APPLIES TO ALL POOLS OR SPAS CONTAINING 24 INCHES OR MORE OF WATER AT ANY POINT.**
- **All residential pools and spas must conform to the City of Riverview Zoning Ordinance Section 24.06 (Accessory Structures and Uses) and comply with *Appendix G of the 2006 Michigan Residential Code, incorporating the Michigan Uniform Energy Code 2003***
- **Submit a copy of a “site plan” that clearly shows where you want to put the structure. This plan may be hand drawn or can be a copy of a mortgage survey of your property, or any other type of drawing that clearly shows all the dimensions of your property and any buildings on it, and where you want to place the pool, spa, or hot tub.**

***This drawing must also indicate the approximate location of any overhead wires.**

ZONING REQUIREMENTS:

- Pools must be a min. distance of 4'0" feet between the outside pool wall and any other building located on the same lot.
- Pools and spas cannot be located within ten (10) feet of any overhead wires.
- Pools or spas shall be located no closer than six (6) feet to any side or rear property line.

FENCING: (MORE DETAILED BARRIER REQUIREMENTS ARE LISTED BELOW)

- Yards that contain pools shall be completely enclosed by a fence not less than four (4) feet in height.
- Any gate required shall be of a self-closing and latching type, with the latch located on the pool side of the gate at least three (3) inches below the top of the gate. Openings in the gate shall not allow passage of a four (4) inch diameter sphere. This provision may be waived by the Building Official if the entire premises of the residence is enclosed.
- Where an aboveground pool structure is the barrier, or the barrier is mounted on top of the pool, the means of access, ladder or steps, shall be capable of being secured, locked, or removed to prevent access when the pool is not in use. Fencing that complies with the above requirements may enclose the ladder or steps.

COVERS:

- Spas or hot tubs may be equipped with a safety cover which complies with ASTM F 1346, instead of a barrier.
– Submit all supporting documentation.(Code Section AG 105.5, MRC 2006)
- Where the wall of a dwelling serves as part of the barrier, one of the following conditions must be met:

PLAN SUBMITTAL SHALL INCLUDE THE FOLLOWING:

SITE PLAN:

- Show location of pool in reference to property lines, principle building, and any accessory structure
- Show location of overhead power lines (Horizontal and vertical distance to pool per Chapter 41 of MRC 2006)
- Show location of enclosures/fences and details of fence openings
- Indicate location of electrical and pump filter
- Indicate location of easements
- Show location of well and septic (if applicable)

POOL PLANS ABOVE-GROUND:

- Show description of pool shape and size
- Indicate materials used
- Show type of fence to be used. Provide dimensions on openings and all supports.
- If deck, show supports and height off grade.

POOL PLANS IN-GROUND:

- Show description of pool - shape and size
- Indicate materials used
- Indicate steel layout
- Show electrical grounding
- Provide a sectional view showing depth, location of diving board, steps, and ladder
- Show composition and width of walking surface around pool
- Indicate plumbing and heating

BUILDING PERMIT INSPECTIONS:

- Fencing and enclosures
- Proper location on property
- All applicable codes as specified by MRC/MBC 2006

ELECTRICAL PERMIT INSPECTIONS:

- Common electrical sources include pumps, heaters, lights filter or any electrical device.
- All metal parts of a pool structure, equipment and surrounding areas must be bonded together with the proper wiring (See Handout on Pool and Spa Electrical Bonding).
- All other equipment associated with the pool or spa wiring must be grounded in accordance with NEC 2005
- Switches of any type must be located at least five (5) feet from the pool.
- At least one receptacle must be installed for the pool. This receptacle must be G.F.C.I. protected and located between 5' and 20' from the pool. If the receptacle is located 5' and 10' from the pool, it must be a single locking type receptacle. (See Handout on Pool and Spa Electrical Bonding)

***MECHANICAL PERMIT REQUIREMENTS FOR GAS PIPING:**

- Plastic pipe and tubing shall only be used outdoors underground. International Fuel Gas Code (IFGC) 403.6.
- Metallic pipe exposure to corrosive action or moisture must be protected in an approved manner. IFGC 403.8.
- Mechanical compression joints can only be made with elastometric seal. Metal compression ferrule ring not allowed. IFGC 403.10.2.
- Underground gas pipe must be installed 12" below grade. IFGC 404.9.

BARRIER REQUIREMENTS – BASIC RULES

All outdoor swimming pools, including in-ground pools, spas, and hot tubs, must be completely enclosed with barriers that comply with the rules listed below. These requirements are in place to make sure no fence, wall, or any other kind of "barrier" surrounding your pool, spa, or hot tub can be used as a ladder to get into the area. **Every effort must be made to discourage any "unwanted" guests from visiting your structure and getting hurt.**

- Barriers (fences, etc.) surrounding the pool, spa, or hot tub must be at least 48" tall, measured on the outside of the barrier, away from the pool, spa, or hot tub. The barrier cannot have a gap between it and the ground that is any bigger than 2" anywhere. Note: This rule could affect existing stockade type fences.
- The pool, spa, or hot tub itself can act as its own barrier if it is at least 48" above the ground.
- If the pool, spa, or hot tub itself is not at least 48" above the ground, barriers may be installed on top of the pool, spa, or hot tub to raise the height to at least 48". If barriers (walls, etc.) are installed on top of the pool, spa, or hot tub, any gaps between the pool, spa, or hot tub and the bottom of the barrier cannot be any bigger than 4". (No openings in any barrier can be big enough to allow the passage of a 4" ball or other type of sphere).
- Concrete block walls, brick walls, stone walls, etc., can be used as barrier walls as long as there aren't any projections other than normal mortar joints that could be used for climbing.
- If you have a wooden fence that has top and bottom rails that are less than 45" apart from one another, then those rails must be on the poolside of the fence. Spacing between spindles or vertical slats in that barrier cannot be any more than 1-3/4". Any holes or other cut-outs in the fence cannot be any bigger than 1-3/4" in any direction, regardless of the shape of the cutout.
- If you have a wooden fence that has top and bottom rails that are spaced farther apart than 45" from one another, then the distance between spindles or vertical slats can be 4". Any hole or other cutouts cannot be any bigger than 1-3/4" as mentioned above.
- The maximum mesh size for a chain link fence used as a barrier around a pool, spa, or hot tub is 2-1/4". Note: This could be a problem with existing chain link fences if you are trying to use them as the barrier.
- If you use lattice as part of the barrier, the openings in the lattice cannot be any bigger than 1-3/4".
- Gates leading to the pool, spa, or hot tub area have to comply with all the rules stated above as far as height, spacing of members, hole size, etc., and must be built to hold a locking device. Pedestrian gates must open outward, away from the pool, spa, or hot tub, and must have self-closing and self-latching devices. In other words, when you leave the area of the pool, spa, or hot tub, the gate you walk through has to swing out and then close and latch by itself when you let go of it.

**BONDING REQUIREMENTS FOR POOLS OR HOT TUBS
(G) TO BE GROUNDED**

