



City of Lakewood  
Department of Housing  
and Building

City of Lakewood, Ohio  
12650 Detroit Ave.  
Lakewood, OH 44107  
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# *Swimming Pool and Hot Tub Planning Guide*



**This brochure is designed to provide the basic information necessary for the safe and sanitary installation of residential swimming pools. Following the information contained herein will help expedite your plan approval. It is recommended that applicants delay the purchase of pools and equipment until full plan approval and permits have been obtained.**

# *Contents*

Code References.....	Page 2
Application for Plan Approval.....	Page 3
Example Site Plan.....	Page 4
Lakewood Codified Ordinances.....	Page 5

## *Code References*

### **City of Lakewood, Ohio Codified Ordinances:**

<http://www.conwaygreene.com/lakewood.htm>

Chapter 1722 – Family Swimming Pools

Zoning Ordinance(s) 1121.10(c), 1123.10 (c), 1125.10(b), and 1127.10(c)

### **NFPA 70 – National Electric Code Chapter 680:**

<http://www.nfpa.org/codes-and-standards>

### **Ohio Plumbing Code Section 608.13 – Backflow Protection**

<http://codes.iccsafe.org/Ohio.html#all>

# ***Application for the approval of Swimming Pool and Hot Tub***

Definition: "Family Swimming Pool" is a pool with any horizontal measurement of ten feet or more installed accessory to either a single-family or two-family dwelling and intended for non-commercial use only.

Note: Construction cannot begin until plans have been approved and a construction permit obtained from the Lakewood Building Department.

Applicant Name: \_\_\_\_\_

Applicant Address: \_\_\_\_\_

Applicant Phone: \_\_\_\_\_ email: \_\_\_\_\_

Installer Name: \_\_\_\_\_

Installer Address: \_\_\_\_\_

Installer Phone: \_\_\_\_\_ email: \_\_\_\_\_

Provide the following information:

1. Manufacturer's installation and maintenance instructions.
2. Provide site plan showing the location of the pool, filters & pumps, chlorinators, fences, gates, electrical receptacles and lights, and building locations (see diagram).
3. Capacity of pool: \_\_\_\_\_ gallons.
4. Capacity of the circulation system \_\_\_\_\_ gallons per hour.
5. Type of filtration system:  
 Sand       Diatomaceous Earth    Cartridge       Other \_\_\_\_\_
6. Type of Sanitizer to be used:  
 Bromine       Sodium Hypochlorite    Calcium Hypochlorite  
 Dichloro       Trichloro       Salt Water       Other: \_\_\_\_\_

*Note: The applicant is responsible for maintaining the swimming pool in a safe and sanitary condition.*

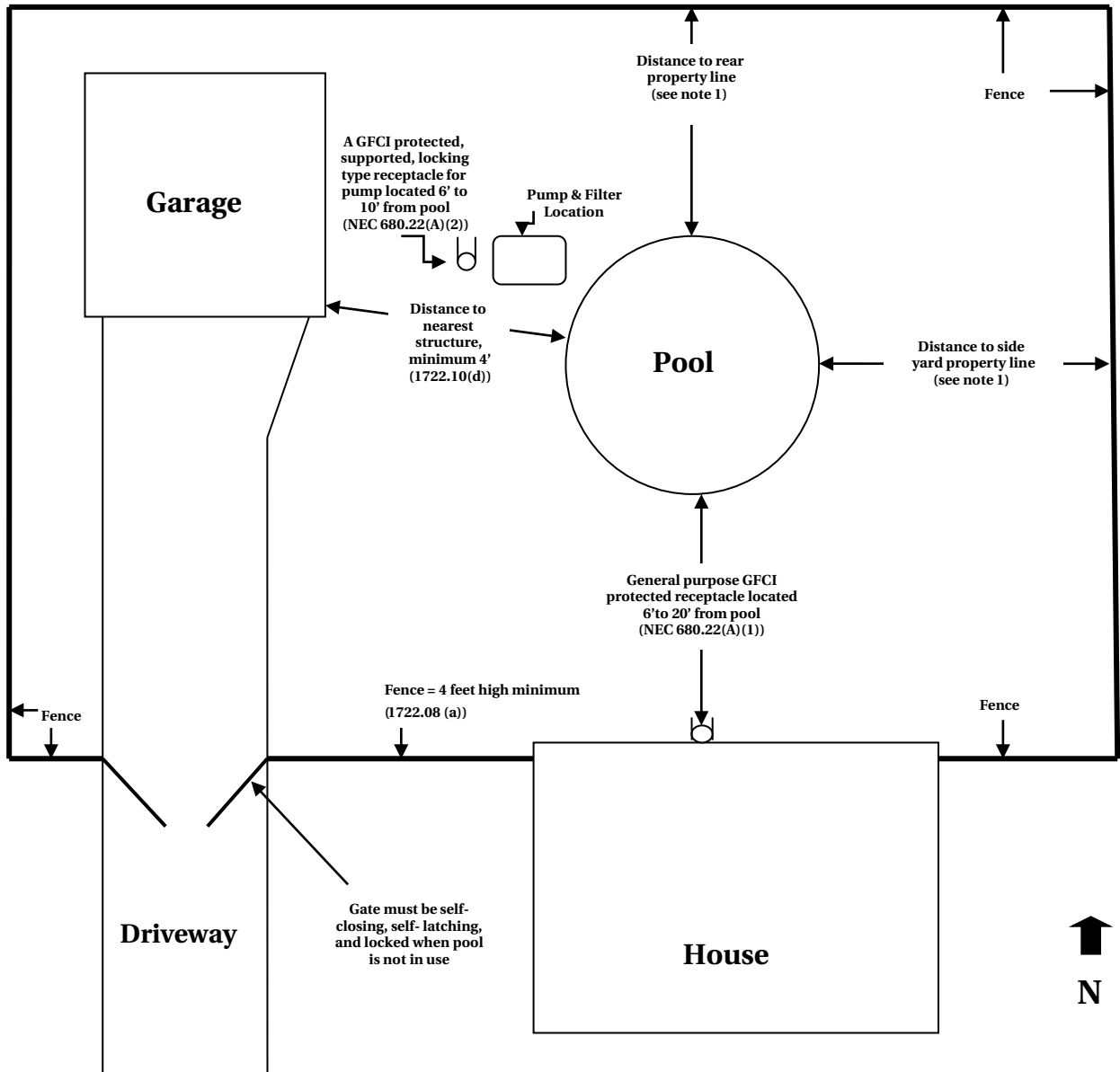
7. Backflow (Vacuum Breaker) Protection type to be used:  
 Hose connection       Double Check Valve    Dual Check Valve       Other \_\_\_\_\_
8. Total Square Footage: \_\_\_\_\_      Total Job Cost: \$ \_\_\_\_\_

I certify that I am the building  Owner or  Owner's authorized agent. All information contained in this application is true, accurate and complete to the best of my knowledge. All official correspondence in connection with this application should be sent to my attention at the address shown above.

Signature \_\_\_\_\_

Date \_\_\_\_\_

# Example Site Plan



\*\*\*Not Drawn to Scale\*\*\*

## Note 1:

Zoning District s ML & MH = 15 feet

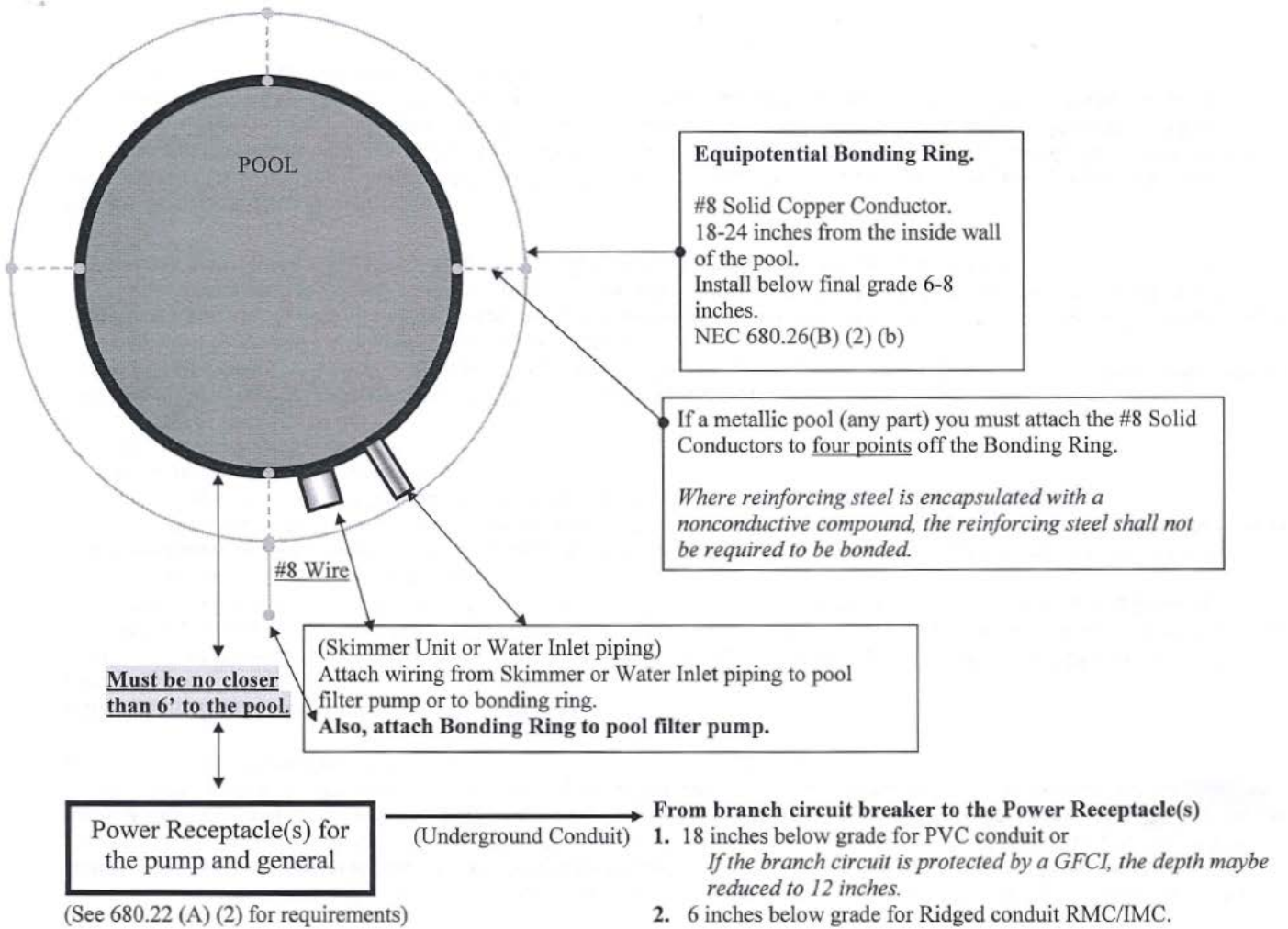
\*Zoning Districts R1 (H, L, M) & Lagoon = 10 feet

\*Zoning District R2 = 5 feet

\*Note: Can be reduced with written consent from all abutting property owners)

## Other Electrical Requirements:

- 1) No overhead wiring within 10' of pool walls.
- 2) All metal parts must be bonded with a solid #8 AWG or larger copper conductor and a #10 lug (e.g.: Underground steel pipe, ladders, pool walls, pool lighting, pump motor, etc.)
- 3) All underground conduit must have a #12 AWG ground wire installed.



## Requirements from Lakewood Codified Ordinances Chapter 1722, Family Swimming Pools:

### 1722.01 LOCATION OF FAMILY POOLS.

(a) Location of family swimming pools and family wading pools shall be governed by Section [1123.10\(c\)](#) and [1121.10\(c\)](#) of the Lakewood Zoning Code.

(b) Unless otherwise specifically provided the standards and regulations of this chapter shall not be applicable to family wading pools. (Ord. 32-16. Passed 9-6-2016.)

1121.10 - No family swimming pool or family wading pool, as those terms are defined in Section [1722.02](#), shall be located in any front yard or side yard, and no family swimming pool or family wading pool shall be located closer than ten (10) feet to the side or rear property line of the lot upon which it is situated. The Commissioner may grant a variance to the ten (10) foot side and/or rear line requirement for portable family swimming pools, as that term is defined in Section [1722.02](#), provided that written consent from each abutting property owner is filed with the application for variance.

(Ord. 32-16. Passed 9-6-2016.)

1123.10 - No family swimming pool or family wading pool, as those terms are defined in Section [1722.02](#), shall be located in any front yard or side yard, and no family swimming pool or family wading pool shall be located closer than five (5) feet to the side or rear property line of the lot upon which it is situated. The Commissioner may grant a variance to the five (5) foot side and/or rear line requirement for portable family swimming pools, as that term is defined in Section [1722.02](#), provided that written consent from each abutting property owner is filed with the application for variance.

(Ord. 32-16. Passed 9-6-2016.)

### 1722.02 DEFINITIONS.

The following definitions, terms, phrases, words and their derivations shall apply to this chapter:

- (a) "Building Commissioner" means the Building Commissioner of the City of Lakewood or his/her authorized representative.
- (b) "Family swimming pool" means an artificial body of water accessory to either a single-family or two-family dwelling house with any horizontal measurement ten feet or more and used or intended to be used solely by the owner or lessees of such dwelling house or by his family or by friends invited to use it without payment of any fee.
- (c) "Portable family swimming pool" means a family swimming pool resting entirely above ground and designed to be easily dismantled, stored and moved from one place to another.
- (d) "Family wading pool" means an artificial body of water accessory to either a single-family or two-family house, with a controlled water supply, with any horizontal measurement being less than ten feet and used or intended to be used solely by the owner or lessee of such dwelling house or by his family or by friends invited to use it without payment of any fee.
- (e) "Portable wading pool" means a family wading pool which may be dismantled, stored or moved from one place to another.
- (f) "Permanent wading pool" means a family wading pool which is built either upon or below the level of the ground and which is not designed or intended to be readily dismantled, stored or moved from one place to another.

(Ord. 59-08. Passed 7-21-2008.)

### **1722.03 CONSTRUCTION PERMIT.**

Before work is commenced on the construction of a family swimming pool or any alteration, addition, remodeling or other improvement thereto, an application for a permit to construct and the plans and specifications and pertinent explanatory data hereinafter required shall be submitted to the Building Commissioner for approval. No part of the work shall be commenced until the Building Commissioner has evidenced his/her approval by a suitable endorsement upon such plans and specifications, and has granted a permit thereof. (Ord. 59-08. Passed 7-21-08.)

### **1722.04 FEES.**

The fee for the permit to construct a swimming pool shall be at the rate of four dollars (\$4.00) per 100 square feet, or fraction thereof, of the ground area occupied by the pool structure, with a minimum fee of twenty-five dollars (\$25.00). Such fee is in addition to permit fees applicable to other structures which may be incidental to the pool, or plumbing, sewerage or wiring connections therewith. (Ord. 59-08. Passed 7-21-08.)

### **1722.05 SAFETY PRECAUTIONS.**

All reasonable precautions shall be taken to protect the users of public and family swimming pools from injury or accident. Convenient means of ingress and egress shall be provided and the depth of water and any irregularities of the bottom shall be clearly indicated. Safety appliances such as lifebuoys, life-hooks, bamboo poles or ropes and equipment including first-aid kits shall be provided and be readily accessible.

(Ord. 59-08. Passed 7-21-08.)

### **1722.06 POLLUTION.**

No body of water, whether natural or artificial, which contains sewage, waste or other contaminating or polluting ingredients rendering the water hazardous to health, or which otherwise fails to meet the requirements of this chapter, shall be used for swimming or bathing purposes by any person.

(Ord. 59-08. Passed 7-21-08.)

### **1722.07 LIGHT ARRANGEMENT.**

Lights used to illuminate any pool shall be so arranged and shaded as to reflect light away from adjoining premises and public streets. Such lights shall be turned off at 10:00 p.m. and shall remain off until 8:30 a.m.

(Ord. 59-08. Passed 7-21-08.)

### **1722.08 FENCE.**

- (a) Every outdoor family swimming pool and permanent family wading pool shall be completely surrounded by an appropriate fence not less than four feet in height for family pools. A building or existing wall may be used as a part of such enclosure.
- (b) All gates or doors opening through such enclosure shall be of self-closing and self-latching construction and shall be designed to permit locking and shall be kept locked when the pool is not in actual use, or is left unattended.
- (c) These requirements shall apply to both new and existing outdoor family swimming pools except the owners of existing outdoor family swimming pools shall be given a reasonable period, not to exceed ninety days from the effective date of this section, in which to comply. No person in possession of land within the City, either as owner, purchaser, lessee, tenant or a licensee, upon which is situated a family swimming pool shall fail to provide and maintain such fence or wall as herein provided.
- (d) Upon the approval by the Building Commissioner, modification may be made in individual cases, upon showing of good cause, with respect to the height, nature or location of the fence, gates or latches, or the necessity therefor, provided the protection as sought hereunder is not reduced thereby. Upon the approval of the Building Commissioner, other protective devices or structures may be used so long as the degree of

protection afforded by the substitute devices or structures is not less than the protection afforded by the wall, fence, gate and latch described herein. (Ord. 59-08. Passed 7-21-08.)

#### **1722.09 PLANS AND SPECIFICATIONS.**

Plans, specifications and pertinent explanatory data required to be submitted in connection with an application for a permit to construct a family swimming pool or any alteration, addition, remodeling or other improvements thereto shall comply with the following requirements, and shall include the following plans and information, as well as such other data as may reasonably be requested by the Building Commissioner:

- (a) Plans shall be drawn to a scale of not less than one-eighth inch per foot, indicating all materials and method of construction and indicating all dimensions, including the length, width and depth of the pool and the width of the pool deck;
- (b) A profile plan showing the same information;
- (c) A plot plan showing the position of the pool in relation to buildings and lot lines;
- (d) A cross section of scum gutters, skimmers or overflow troughs, where used;
- (e) Pipe diagrams showing size of all pipes, inlets, outlets, make-up water lines, vacuum lines, waste and discharge lines, circulation, backflow protection and other piping;
- (f) The pool equipment layout, showing filters, pumps, chlorinators, hair and lint interceptors, and their location and other pertinent information;
- (g) The liquid capacity of the pool;
- (h) The liquid capacity of an accessory wading pool, if any;
- (i) The kind, number and size of filters, including the square footage of the filter area in each unit;
- (j) Top capacity in gallons per minute for the recirculating system;
- (k) The method of chlorination to be used;
- (l) The type and range of testing equipment;
- (m) The type, design and location of the enclosing fence;
- (n) A description and plan of lighting facilities.

(Ord. 59-08. Passed 7-21-08.)

#### **1722.10 DESIGN AND CONSTRUCTION REQUIREMENTS.**

The Building Commissioner shall not issue a permit to construct any family swimming pool or any alteration, addition, remodeling or other improvement thereto, unless the following design and construction requirements are observed. Within one year of the effective date of this section every existing family swimming pool shall be in conformance to the provisions of this chapter. Family swimming pools shall be constructed and maintained in conformity with the following requirements:

- (a) Material. The water-containing surface of artificial pools shall be light in color, impervious and provide a tight tank with smooth and easily cleaned surfaces. Sand or dirt bottoms are prohibited.
- (b) Depth Markings. Conspicuous markings shall be provided at regular intervals showing the depth of the pool. Special markings for large and odd shaped pools shall be as prescribed by the Building Commissioner.
- (c) Water Supply and Outlets. Each pool shall be equipped with water inlets and outlets of sufficient size and proper location to provide a uniform circulation of water in all parts of the pool. All water inlets shall be located not less than one foot above the floor rim of the pool or shall be provided with a vacuum brake sufficient in size to prevent backflow in the event of lowered pressure in the public water lines. All drainage of the pool shall be into a storm outlet only.
- (d) Walkways. The pool shall be completely surrounded by a walkway at least four feet in width which shall be drained away from the pool, except that a walkway may be reduced to a minimum of three feet on any side of the pool that has a fence immediately adjacent thereto.
- (e) Water in Pool. The water in the pool shall be from the City water supply.
- (f) Recirculation. For new pools provision shall be made for complete circulation of water through all parts of the pool. The system shall be equipped with a water recirculating system of sufficient capacity to provide a complete turnover of water at least once in eight hours. The installation of new pools of the "fill and draw" type shall not be permitted. A satisfactory recirculating system for the pool shall be installed consisting of

filters, circulating pumps, float valve control on water supply, hair and lint catcher, piping connections to inlets and outlets, backflow protection and all other necessary fixtures and connections. All equipment must be readily accessible and every pool shall be provided with necessary equipment for the measurement of acidity or alkalinity and for residual determinations.

(g) Indicating, Recording, Totalizing Instruments, Etc. When necessary, in the opinion of the Building Commissioner indicating, recording and totalizing instruments, flow-meters or indicators and pressure gauges shall be installed at such points as may be designated by the Building Commissioner

(h) Hose. Hose connections and hoses must be of ample size and pressure to clean all of the pool area.

(i) Towers and Steps. Steps and ladders must be made of an impervious, corrosion resistant material, with a uniform rise not to exceed twelve inches. The decks of diving towers which are over one meter high shall be protected with suitable railings to prevent falling, except into the water.

(j) Lighting. Where a family pool is used during the hours of darkness, illumination of the pool surface, and for a distance of ten feet from the edge of the pool, shall be maintained between the limits of two and five foot-candles of light (approximately one-half watt per square foot of the area required to be illuminated, where lights are placed not over ten feet above and within the limits of the area). All lighting and wiring shall be in accordance with the National Electrical Code and all fixtures and equipment shall be "UL" or equivalently approved.

(Ord. 59-08. Passed 7-21-08.)

#### **1722.11 FAMILY WADING POOLS.**

##### **1. Portable Wading Pools.**

a. Material. The water-containing surface of a portable wading pool shall be impervious and provide a tight tank, smooth and easily cleaned.

b. Water supply. Water for the pool shall be from the City water supply.

c. Cleanliness of pool and environs. All family wading pools shall be drained after each day of use and at all times when not in use. Before refilling the pool, it shall be thoroughly cleansed and all sediment and other foreign matter removed.

##### **2. Permanent Wading Pools.**

a. Materials. The water-containing surface of a permanent wading pool shall be light in color, impervious and provide a tight tank, smooth and easily cleaned. Sand or dirt bottoms are prohibited.

b. Water supply and outlets. Each permanent wading pool shall be provided with a trapped outlet to the storm drain. Water for the pool shall be from the City water supply.

c. Walks. Each pool shall be provided with a hard-surfaced walk at least four feet in width completely surrounding the pool and drained away from the pool, except where a fence or wall is placed close to the pool than four feet, the width of the walk may be proportionately reduced.

d. Cleanliness of pool and environs. All family wading pools shall be clean and sanitary at all times.

(Ord. 59-08. Passed 7-21-08.)

#### **1722.12 ENFORCEMENT.**

No person, firm or corporation owning or having the possession, charge or management of any family swimming pool, family wading pool, or other artificial body of water shall permit the same to be constructed, used or maintained unless all the provisions of this chapter and all other laws and ordinances relative to any family swimming pools, family wading pools, or other artificial bodies of water are complied with.

(Ord. 59-08. Passed 7-21-08.)

#### **1722.13 ACCESS EQUIPMENT.**

All access ladders and steps not permanently affixed shall be removed from family swimming pools at the close of the swimming season.

(Ord. 59-08. Passed 7-21-08.)





City of Lakewood  
Department of Housing  
and Building

Case #:

Building Permit Application

12650 DETROIT AVENUE • LAKEWOOD, OH 44107 • (216) 529-6270 • Fax: (216) 529-5930

[building.permits@lakewoodoh.gov](mailto:building.permits@lakewoodoh.gov)

**PROJECT ADDRESS:**

Suite/Unit #

or **PERMANENT PARCEL NUMBER:**

**PROPERTY CLASSIFICATION:**

1, 2 or 3 Family

OR

Commercial (includes multifamily and condominiums)

**Who is performing the work?**

Homeowner

OR

Contractor

**PERMIT TYPE:**

Building

\*Plumbing

\*Mechanical

\*Electrical

\*(complete reverse side)



**SCOPE OF PERMIT** (Check all that apply):

New Primary Structure	Addition	Alteration	Repair	Equip. Replacement	Commercial Sign
Tent or Temporary	Rear Deck	Shed	Pool/Hot Tub	Water Controlling	Waterproofing
Commercial Hood	Fire Suppression		Fire Alarm	Storm Sewer	Refrigeration
Demolition	Paving	Drain	No Drain	Fence __ New or __ Existing	

Other (Please specify): \_\_\_\_\_

Generator

Manufacturer \_\_\_\_\_

Model \_\_\_\_\_

No. of BTU's \_\_\_\_\_

**\*VALUATION: (cost of the work) \$**

**\*PROJECT SIZE: (in square feet)**

**BRIEF DESCRIPTION OF WORK:** (Include scope, dimension, location)

**DRAIN IN WORKSPACE** ( NEW  REPLACEMENT  EXISTING)

**PROPERTY OWNER NAME:**

\*Phone:

Business Name (if applicable)

\*Email:

Mailing Address:

City:

State:

Zip:

**CONTRACTOR CO. NAME:**

\*Phone:

**CONTRACTOR NAME:**

\*Email:

Mailing Address:

City:

State:

Zip:

**ARCHITECT/ENGINEER:**

Phone:

Mailing Address:

City:

State:

Zip:

I hereby certify all information contained in this application is true, accurate and complete to the best of my knowledge. Furthermore, I am the property owner of record; or an authorized representative of the contractor registered with the city of Lakewood listed above and authorized by the property owner to perform the work described. I am primarily responsible for the work described and agree to abide by the applicable provisions of law and building codes adopted by the state of Ohio and the City of Lakewood. All subcontractors working under my direction shall be registered with the City of Lakewood. Perpetuation of fraud or misrepresentation including contractors or property owners obtaining permits on behalf of an unregistered contractor is a violation of LCO §1306.69 and punishable by fines, jail time and revocation of contractor registration.

Anticipated Completion Date: \_\_\_\_\_

**SIGNATURE OF CONTRACTOR / OWNER**

**DATE**

ELECTRICAL PERMIT			
Items	Qty	Cost per	Extended cost
<b>Base Fee</b>		<b>\$30.00</b>	<b>\$30.00</b>
Each 120-volt receptacle		3.00	
Each fixture outlet		3.00	
Each outlet or receptacle in excess of 120 volts		12.00	
Motors (each unit): 1/4 HP or less		10.00	
1/3 hp to and including 3/4 HP		15.00	
7/8 HP to and including 5 HP		20.00	
Over 5 HP		25.00	
X-ray machines or equipment		50.00	
Corrections or Alterations		20.00	
Panel, services, related equipment, and disconnects		50.00	
Low voltage smoke and/or fire alarm systems		50.00	
<b>Residential State Fee add 1% - Commercial State Fee add 3%</b>	<b>1%</b>	<b>3%</b>	
		<b>Total</b>	\$

PLUMBING PERMIT			
Items	Qty	Cost per	Extended cost
<b>Base Fee</b>		<b>\$30.00</b>	<b>\$30.00</b>
Lavatories, sinks, laundry trays, bathtubs, showers, standpipes, combination fixtures, urinals, water closets, floor drains, area drains, yard drains, refrigerator drains, dishwashers, sterilizers, dental chairs, water filters, ejector, sump pumps, garbage grinders, grease interceptor, and each three feet or fraction thereof of gang shower length, per each unit		3.00	
Gas Piping: For each outlet		5.00	
Each indoor sprinkler head		5.00	
Each outdoor sprinkler head		2.00	
Each inside leader		3.00	
Each air admittance valve		10.00	
Hot water storage tanks: Up to and including 150-gallon capacity		5.00	
151 gallon and up to and including 300-gallon capacity		8.00	
301 gallon and more		10.00	
Each drain or sewer per 100 feet of aggregate length or part thereof according to diameter:			
Up to and including 6 inches in diameter		10.00	
8-inch diameter		15.00	
10-inch diameter		20.00	
12-inch diameter		25.00	
Potable water piping per 100 feet of aggregate length or part thereof <small>(excluding service line governed by Water Dept.)</small>		10.00	
<b>Residential State Fee add 1% - Commercial State Fee add 3%</b>	<b>1%</b>	<b>3%</b>	
		<b>Total</b>	\$

HVAC PERMIT							
Unit	Qty	Make	Model	BTU's/Tons of Cooling	Type of Fuel	New or Replacement	
Warm Air Furnace						<input type="checkbox"/> New <input type="checkbox"/> Replacement	
Boiler						<input type="checkbox"/> New <input type="checkbox"/> Replacement	
Unit Heater						<input type="checkbox"/> New <input type="checkbox"/> Replacement	
Heat Pump						<input type="checkbox"/> New <input type="checkbox"/> Replacement	
Air Conditioner						<input type="checkbox"/> New <input type="checkbox"/> Replacement	
<b>*Will the A/C be placed in the side yard?</b> YES or NO <b>*If YES</b> , please attach A/C side yard placement worksheet.							
<b>If new whole house A/C, cost is: \$</b> _____ <b>Increase in heating BTU's:</b> _____							
New Rough In/Re-Work Ductwork: <input type="checkbox"/> Residential <input type="checkbox"/> Commercial							
Commercial Kitchen Hood Type 1, with Grease Duct (Do NOT include Suppression) <input type="checkbox"/>							
Commercial Kitchen Hood Type 2, with Duct <input type="checkbox"/>							
MUA (Make-Up Air Unit) <input type="checkbox"/>							
						<b>Total</b>	\$