

EAST MANCHESTER TOWNSHIP

RESIDENTIAL POOL PERMIT APPLICATION

255.47 SWIMMING POOLS.

- RESIDENTIAL POOLS SHALL BE PERMITTED AS:
 - AN ACCESSORY USE TO SINGLE-FAMILY DWELLINGS, DUPLEX, ROW OR ATTACHED, OR TOWNHOUSE DWELLINGS, LIMITED ONE PER LOT.
 - SAID RESIDENTIAL POOL SHALL BE LOCATED WITHIN THE REAR OF THE DWELLING, AND SHALL MEET THE SIDE YARD SET BACK FOR THE APPROPRIATE DISTRICT. THE SET BACK FROM THE REAR PROPERTY LINE SHALL BE A MINIMUM OF 10 FEET FOR ALL DISTRICTS. THE SETBACK SHALL INCLUDE THE DECK, PAD, OR APRON AROUND THE POOL.
- EVERY OUTDOOR SWIMMING POOL SHALL BE COMPLETELY SURROUNDED BY A FENCE OR WALL NOT LESS THAN 4 FEET IN HEIGHT. (POOL WALL COUNTS AS BARRIER IF TALLER THAN 4FT)
 - SHALL BE CONSTRUCTED TO NOT HAVE ANY OPENINGS, HOLES OR GAPS LARGER THAN 4 INCHES IN ANY DIMENSION BETWEEN PICKETS SHALL NOT EXCEED 4 INCHES.
 - THE HORIZONTAL OR VERTICAL DIMENSIONS BETWEEN PICKETS SHALL NOT EXCEED 4 INCHES.
 - A DWELLING HOUSE OR ACCESSORY BUILDING MAY NOT BE USED AS PART OF SUCH ENCLOSURE.
 - ALL GATES OR DOORS OPENING THROUGH SUCH ENCLOSURE SHALL BE EQUIPPED WITH A SELF-CLOSING, SELF-LATCHING AND LOCKABLE DEVICES FOR KEEPING THE GATE OR DOOR SECURELY CLOSED AT ALL TIMES WHEN NOT IN ACTUAL USE.
 - THE DOOR OF ANY DWELLING WHICH FORMS A PART OF THE ENCLOSURE MUST BE EQUIPPED WITH AN AUDIBLE ALARM AND A DOOR WHICH IS SELF-CLOSING, SELF LATCHING AND LOCKABLE.
- ALL ABOVE GROUND POOLS WITH WATER DEPTH OF 18 INCHES OR GREATER SHALL HAVE A REMOVABLE LADDER. IF A DECK OR STEPS ARE CONSTRUCTED, THEN THE FENCING REQUIREMENTS SET FORTH SHALL BE MET.
- ALL SWIMMING POOLS AND ATTACHED STRUCTURES SHALL MEET THE REQUIREMENTS OF THE INTERNATIONAL BUILDING CODE AND/OR INTERNATIONAL RESIDENTIAL CODE, AS APPLICABLE.
- ALL POOL APPLICATIONS SHALL REQUIRE UCC BUILDING CODE INSPECTIONS BY THE 3RD PARTY CONTRACTOR, COMMONWEALTH CODE INSPECTION SERVICE.
- FOR MORE REQUIREMENTS SEE ATTACHED DRAWING WITH INFORMATION ON THE BACK.

UCC BUILDING CODE REQUIRMENTS:

- CALL COMMONWEALTH CODE INSPECTION SERVICE @717-846-2004
- YOU MAY LOOK UP THE INTERNATIONAL RESIDENTIAL CODE 2009 FOR PENNSYLVANIA
- YOU MAY SEE THE ATTACHED DRAWINGS FOR ACCURATE BUILDING CODE REQUIREMENTS.

The following shall be required on all residential plans on the back or attached to the application prior to submitting the application.

- See Examples
- Show all property lines, easements and building setbacks.
- Show all existing structures with their distances.
- Setbacks from the rear and side property lines
- Setbacks from any walls, banks, or structures.
- You should attach the pool information packet and the electrical packet that comes with your pool and/or pump.

Next Steps:

- Turn in the application and drawings using the requirements above.
- Your plans will go through the Zoning Officer first to check if the setback requirements and other Zoning Codes are being meant.
- If the Zoning requirements are meant, then the plans will go to the contracted 3rd party, Commonwealth Code Inspections (CCIS).
- If approved by CCIS then the Zoning Officer will call you with the permit fees to be paid to the township and the separate fees to be paid to the 3rd party contactor before you obtain the permit.
- When you come to pick it up, you will get a receipt and a permit card to hang in a window, which you should be able to see from the street while you are doing the work until after your final inspection.
- You are required to mark off where your pool will go and mark off where your property markers are. (You may use spray paint, stakes, etc...)
- Call the Zoning Officer to schedule the setback inspection to check where you have it marked off.
- After the Zoning Officer completes the setback inspection, they will call you and tell you to go ahead with calling CCIS for their inspections listed in the packet you will receive by them when you pick the permit up.
- After you followed all instructions from CCIS's packet and they completed all their inspections, they will send a Certificate of Compliance to the Zoning Officer.
- When your work is complete, you call the Zoning Officer to do their final inspection.
- The Zoning officer will check and call you to tell you to take the permit card out of your window and to come pick up your Certificate of Use and Occupancy for your pool.

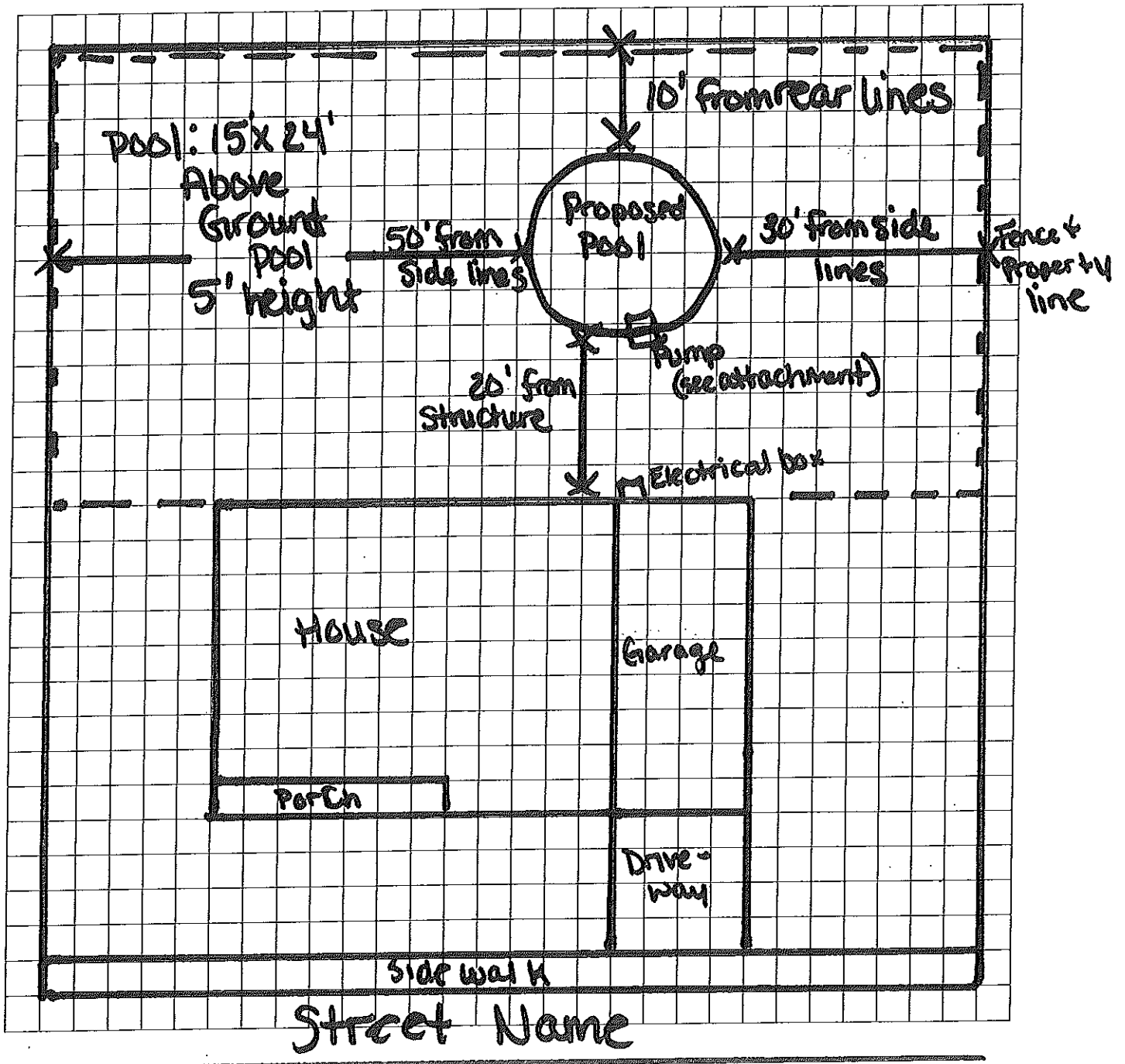
Example *must have a drawing like this

2/14/13 rev.

If Subdivision was approved after August 10, 1999 - I, the applicant, further certify that all intersecting points on the lot which is the subject of this permit have been marked with monuments pursuant to the Code of the Township of East Manchester, Subdivision and Land Development (Chapter 208-61), and that such monuments are accurately placed, and accurately reflect the property corners of the lot. In the event that I am not the owner of the lot, I certify that I am acting as the agent for the owner for purposes of this permit and this certification.

Permit Limitations

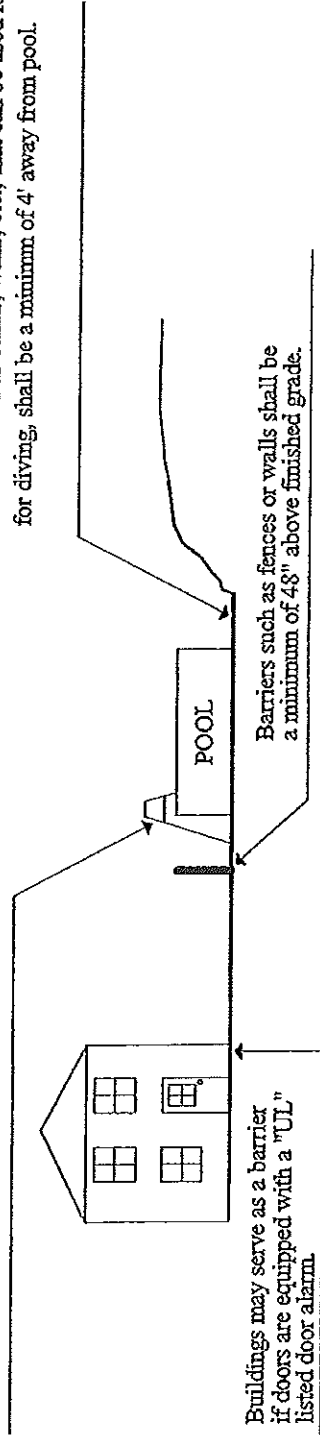
1. No permit shall be issued for the building or alteration of any building or structure within the right-of-way limits of any street or highway, with the exception of drainage structures, curbing or pavement.
2. No permit shall be issued unless all building setback lines as specified in the Subdivision and Land Development provisions or any Zoning Ordinances enacted by the Township are met.
3. No permit shall be issued unless all surface drainage of the land, as required, is provided for.
4. No permit shall be issued for any building or alteration of any building or structure upon land in a subdivision unless and until a Final Plan of such subdivision has been approved and properly recorded.
5. No permit shall be issued unless or until any required sewerage permits have been issued.
6. No permit shall be issued for a public occupancy building until plans approved by the Township's UCC agent are submitted to the Township.



POOL BARRIER REQUIREMENTS

Removeable pool ladder may serve as a barrier if the pool sides are a minimum of 48" above finished grade.

Features such as banks, walls, etc., that can be used for diving, shall be a minimum of 4' away from pool.

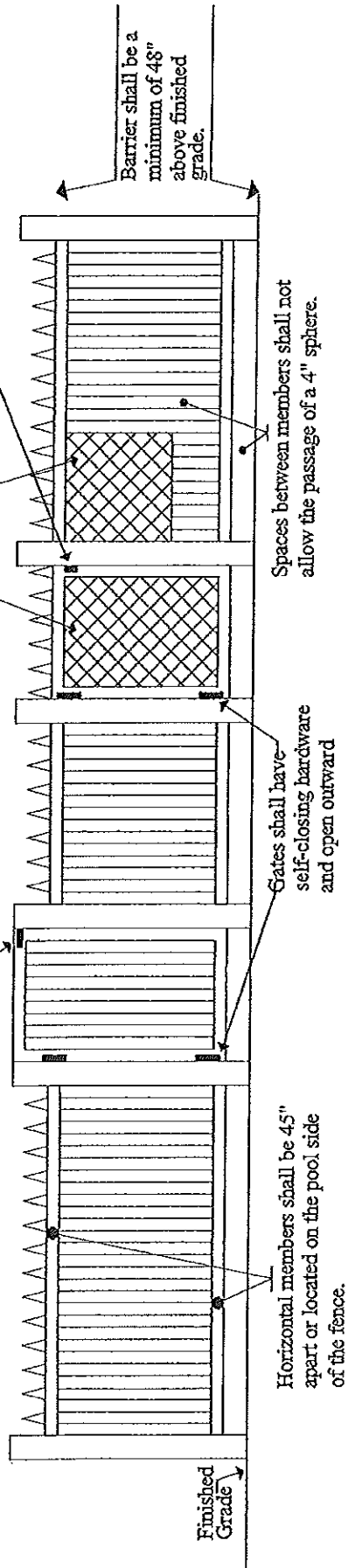


Buildings may serve as a barrier if doors are equipped with a "UL" listed door alarm.

Barriers such as fences or walls shall be a minimum of 48" above finished grade.

If latch is less than 54" above finished grade, latch shall be located on the inside, 3" below top, and no opening greater than 1/2" shall be located within 18" of latch.

Latch may be located on the inside or outside of the gate if is 54" minimum above finished grade.



Barrier shall be a minimum of 48" above finished grade.

Finished Grade

Horizontal members shall be 45" apart or located on the pool side of the fence.

Gates shall have self-closing hardware and open outward

Spaces between members shall not allow the passage of a 4" sphere.

If the deck serves as a barrier to a swimming pool, the following code section applies:

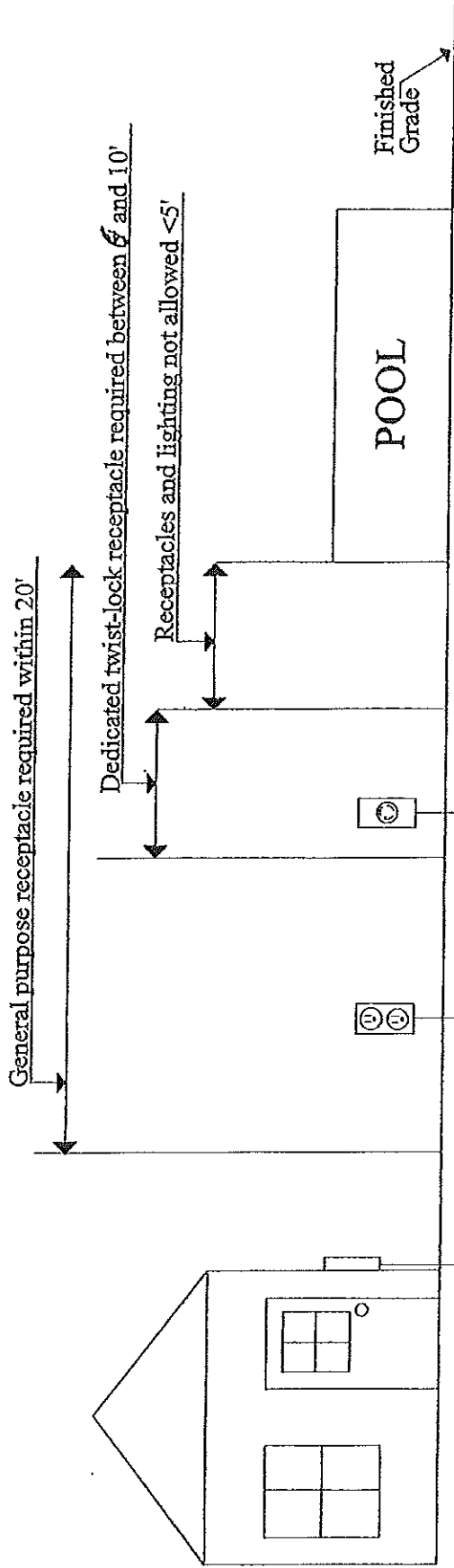
SECTION AG105

BARRIER REQUIREMENTS

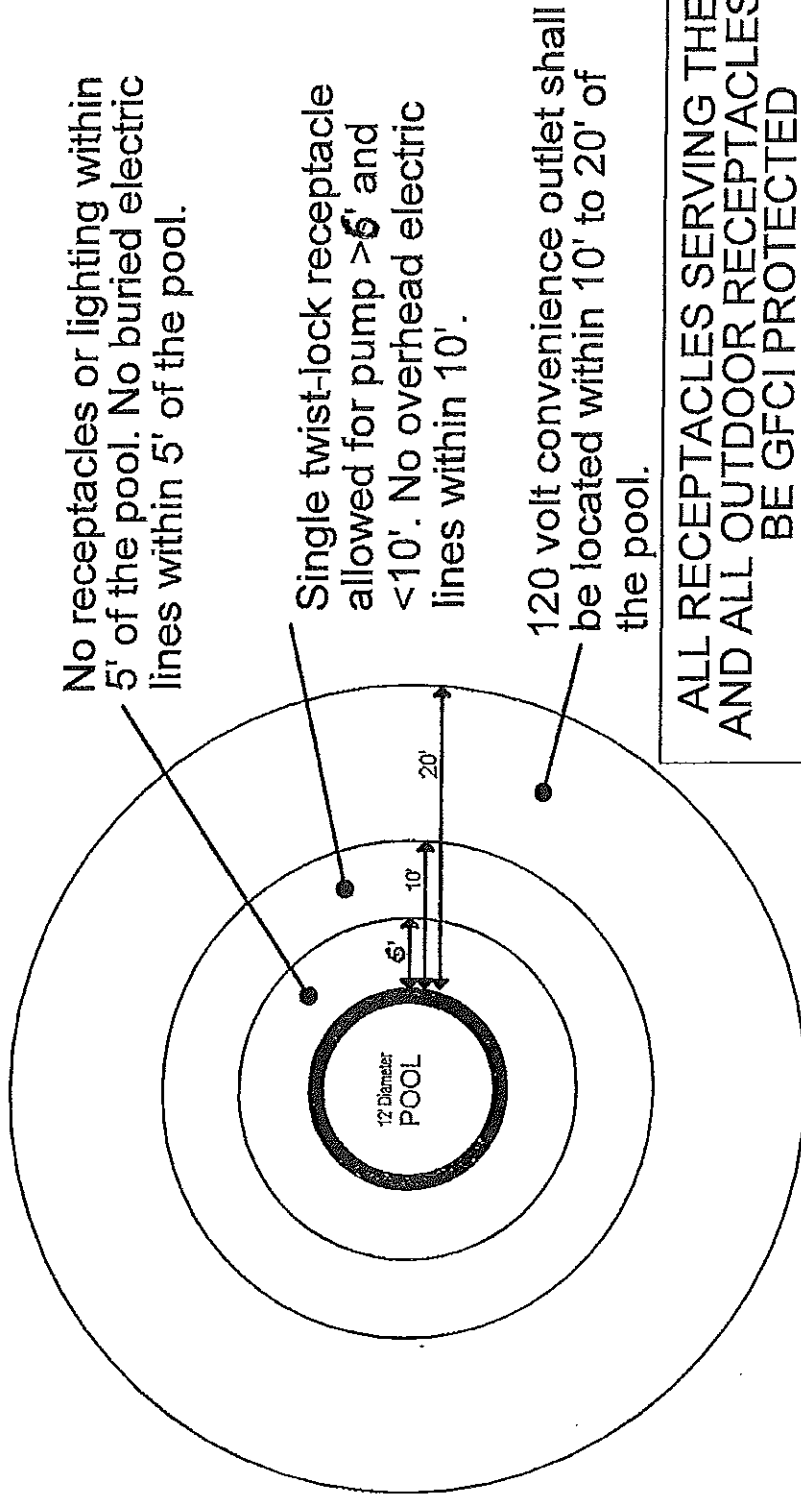
AG105.2 Outdoor swimming pool. An outdoor swimming pool, including an in-ground, above-ground or on-ground pool, hot tub or spa shall be surrounded by a barrier which shall comply with the following:

1. The top of the barrier shall be at least 48 inches (1219 mm) above grade measured on the side of the barrier which faces away from the swimming pool. The maximum vertical clearance between grade and the bottom of the barrier shall be 2 inches (51 mm) measured on the side of the barrier which faces away from the swimming pool. Where the top of the pool structure is above grade, such as an above-ground pool, the barrier may be at ground level, such as the pool structure, or mounted on top of the pool structure. Where the barrier is mounted on top of the pool structure, the maximum vertical clearance between the top of the pool structure and the bottom of the barrier shall be 4 inches (102 mm).
 2. Openings in the barrier shall not allow passage of a 4-inch-diameter (102 mm) sphere.
 3. Solid barriers which do not have openings, such as a masonry or stone wall, shall not contain indentations or protrusions except for normal construction tolerances and tooled masonry joints.
 4. Where the barrier is composed of horizontal and vertical members and the distance between the tops of the horizontal members is less than 45 inches (1143 mm), the horizontal members shall be located on the swimming pool side of the fence. Spacing between vertical members shall not exceed 13/4 inches (44 mm) in width. Where there are decorative cutouts within vertical members, spacing within the cutouts shall not exceed 13/4 inches (44 mm) in width.
 5. Where the barrier is composed of horizontal and vertical members and the distance between the tops of the horizontal members is 45 inches (1143 mm) or more, spacing between vertical members shall not exceed 4 inches (102 mm). Where there are decorative cutouts within vertical members, spacing within the cutouts shall not exceed 13/4 inches (44 mm) in width.
 6. Maximum mesh size for chain link fences shall be a 2 1/4-inch (57 mm) square unless the fence has slats fastened at the top or the bottom which reduce the openings to not more than 13/4 inches (44 mm).
 7. Where the barrier is composed of diagonal members, such as a lattice fence, the maximum opening formed by the diagonal members shall not be more than 13/4 inches (44 mm).
 8. Access gates shall comply with the requirements of Section AG105.2, Items 1 through 7, and shall be equipped to accommodate a locking device. Pedestrian access gates shall open outward away from the pool and shall be self-closing and have a self-latching device. Gates other than pedestrian access gates shall have a self-latching device. Where the release mechanism of the self-latching device is located less than 54 inches (1372 mm) from the bottom of the gate, the release mechanism and openings shall comply with the following:
 - 8.1. The release mechanism shall be located on the pool side of the gate at least 3 inches (76 mm) below the top of the gate; and
 - 8.2. The gate and barrier shall have no opening larger than 1/2 inch (13 mm) within 18 inches (457 mm) of the release mechanism.
 9. Where a wall of a dwelling serves as part of the barrier, one of the following conditions shall be met:
 - 9.1. The pool shall be equipped with a powered safety cover in compliance with ASTM F 1346; or
 - 9.2. Doors with direct access to the pool through that wall shall be equipped with an alarm which produces an audible warning when the door and/or its screen, if present, are opened. The alarm shall be listed in accordance with UL 2017. The audible alarm shall activate within 7 seconds and sound continuously for a minimum of 30 seconds after the door and/or its screen, if present, are opened and be capable of being heard throughout the house during normal household activities. The alarm shall automatically reset under all conditions. The alarm system shall be equipped with a manual means, such as touch pad or switch, to temporarily deactivate the alarm for a single opening. Deactivation shall last for not more than 15 seconds. The deactivation switch(es) shall be located at least 54 inches (1372 mm) above the threshold of the door; or
 - 9.3. Other means of protection, such as self-closing doors with self-latching devices, which are approved by the governing body, shall be acceptable so long as the degree of protection afforded is not less than the protection afforded by Item 9.1 or 9.2 described above.
 10. Where an above-ground pool structure is used as a barrier or where the barrier is mounted on top of the pool structure, and the means of access is a ladder or steps:
 - 10.1. The ladder or steps shall be capable of being secured, locked or removed to prevent access; or
 - 10.2. The ladder or steps shall be surrounded by a barrier which meets the requirements of Section AG105.2, Items 1 through 9. When the ladder or steps are secured, locked or removed, any opening created shall not allow the passage of a 4-inch-diameter (102 mm) sphere.
- AG105.3 Indoor swimming pool.** Walls surrounding an indoor swimming pool shall comply with Section AG105.2, Item 9.
- AG105.4 Prohibited locations.** Barriers shall be located to prohibit permanent structures, equipment or similar objects from being used to climb them.
- AG105.5 Barrier exceptions.** Spas or hot tubs with a safety cover which complies with ASTM F 1346, as listed in Section AG107, shall be exempt from the provisions of this appendix.

ELECTRICAL TIPS FOR SWIMMING POOL INSTALLATIONS



Branch circuit for permanent pools (those capable of being filled with over 42" of water) shall be pulled in electrical non-metallic tubing (pvc). Burial depth shall be a minimum of 18". Receptacles shall be GFCI protected.



ALL RECEPTACLES SERVING THE POOL AND ALL OUTDOOR RECEPTACLES SHALL BE GFCI PROTECTED