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Pool / Spa Packet

A. Permits - Required Documents

1. Permit Application <https://www.celina-tx.gov/DocumentCenter/View/9892/Residential-Application-2022?bidId=>
2. HOA approval letter if in HOA Subdivision.
3. Collin or Denton County stamp on every plan (If septic system)
4. Electrical Company stamp on every plan (NO review without it)
5. Fence Details (Location, height, material, gate self-close/latch swing outward) (Wood: Horizontal members inside. "Pool side") (Iron: must have 45" between horizontal members)
6. Plans (electronically) 2021 IRC, 2021 IRC Chapter 11 Energy, 2023 NEC Commercial, 2021 IBC
7. Survey (No pool / decks in easements)
8. Show path for excavation equipment (letter from owner of any other property if needed)
9. All contractors are required to be registered, with the City of Celina, prior to submitting for permit.

B. Restrictions

1. All pools/spas and above ground pools over 24" deep require a permit.
2. Pools/Spas shall be located no closer than 5 feet from excavation point to foundation, retaining walls and all property lines. If pool depth is greater than 5 feet, there must be a one-to-one ratio from pool's excavation point to existing foundation or retaining walls.
3. Pools/Spas encroaching the 5-foot setback to existing foundations and/or retaining walls or exceeding the one-to-one ratio shall require an Engineered sealed plan, and an Engineer inspection report will be required after excavation stating the requirements of the design engineers plan were met and is approved.
4. Fence detail must be included to show either existing fence or proposed fence location and compliance with fence barrier requirements around pool.
5. Every swimming pool or excavation site designed or intended to ultimately become a swimming pool, shall be continuously protected by an enclosure surrounding the pool or excavated area that is reasonably inaccessible to small children or animals.
6. Pool or decking must not encroach in any easement on property, concrete or decks must maintain 3-foot setback from property lines.
7. All disturbed grass must have sod replaced.
8. The certification of the pool protection device installation form must be provided prior to FINAL INSPECTION.
9. P-Trap and backwash line inspection required on all areas, if cartridge filter is provided P-Trap is still required, although no backwash line, will be required.
10. Shall not be located in the front yard area
11. Shall comply with the minimum side yard and corner lot requirements for accessory structures.
12. Heated pools or spas shall comply with 2021 IRC Chapter 11- N1103.10 or 2021 IECC - R (Energy Code) on the following:
 - Heaters – N1103.10.1 or R403.10.1
 - Time switches – N1103.10.2 or R403.10.2
 - Covers – Vapor - retardant cover – N1103.10.3 or R403.10.3

Inspections Required

Pool Belly Steel and Bonding
Electrical Underground
Pool Deck Steel
Pool Gas
Pool P-Trap
Pool Final



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BUILDING INSPECTIONS
142 N. OHIO ST.
CELINA, TX 75009
PHONE: 972-382-2682 Ext. 1030
EMAIL: permits@celina-tx.gov

Pool Design Policy Statement

Date: May 13, 2021

Prepared By: Building Inspections
Approved By: 
Cruz Hernandez MCP, CBO.

RE: Requirements

I. Purpose

The purpose is to clarify the requirements for pool design and location on property to existing foundations due to foundation warranties being compromised.

II. Scope

All new residential pool installations.

III. Requirements

- Distance will be viewed on a one to one from pools edge per depth of pool, not water's edge.
- Minimum distance will be 5 feet from pool edge, not water edge.
- All placements of pool closer than the minimum will require an Engineer design approval letter and an Inspection report at excavation stating the engineers design has been followed and approved per the design requirements.
- Effective June 1, 2021, all new submittal will be required to meet these requirements.

IV. Responsibility

The responsibility for the installation of residential pools shall be on the pool contractor.



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Waiver Request

I, _____ certify that upon completion of the patio project at the below
(Homeowner Name)

noted address, I will not hold the City of Celina responsible or liable for installing a topping slab over the existing patio.
*Doweling into post tension slabs will void this agreement and will require an Engineer letter with seal and signature.

Project Address: _____ Permit Number: _____

Homeowner Signature: _____ Date: _____

Contractor Signature: _____ Date: _____

STATE OF _____

COUNTY OF _____

On this _____ day of _____, in the year _____, before me

_____, Notary Public personally appeared _____.

Personally known to me (or proved to me on the basis of satisfactory evidence) to be the person(s) whose name(s) is (are) subscribed to this instrument and acknowledged that he (she/they) executed it.

WITNESS my hand and official seal.

Notary's Signature

Notary's Name (Print)

My commission expires: _____



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Swimming Pool and Spa

**SECTION 101
GENERAL**

[A] 101.1 Title. These regulations shall be known as the Swimming Pool and Spa Code of The City of Celina, hereinafter referred to as "this code."

[A] 101.2 Scope. The provisions of this code shall apply to the construction, alteration, movement, renovation, replacement, repair and maintenance of aquatic recreation facilities, pools and spas. The pools and spas covered by this code are either permanent or temporary, and shall be only those that are designed and manufactured to be connected to a circulation system and that are intended for swimming, bathing or wading.

101.2.1 Flotation tanks. Flotation tank systems intended for sensory deprivation therapy shall not be considered to be included in the scope of this code.

[A] 101.3 Intent. The purpose of this code is to establish minimum standards to provide a reasonable level of safety and protection of health, property and public welfare by regulating and controlling the design, construction, installation, quality of materials, location and maintenance or use of pools and spas.

**SECTION 102
APPLICABILITY**

[A] 102.1 General. Where there is a conflict between a general requirement and a specific requirement, the specific requirement shall govern. Where, in any specific case, different sections of this code specify different materials, methods of construction or other requirements, the most restrictive shall govern.

**SECTION 106
INSPECTIONS**

[A] 106.1 General. Construction or work for which a permit is required shall be subject to inspection by the code official and such construction or work shall remain visible and able to be accessed for inspection purposes until *approved*. Approval as a result of an inspection shall not be construed to be an approval of a violation of the provisions of this code or of other ordinances of the jurisdiction. Inspections presuming to give authority to violate or cancel the provisions of this code or of other ordinances of the jurisdiction shall not be valid. It shall be the duty of the permit applicant to cause the work to remain accessible and exposed for inspection purposes. Neither the code official nor the jurisdiction shall be liable for expense entailed in the removal or replacement of any material required to allow inspection.

**SECTION 302
ELECTRICAL, PLUMBING, MECHANICAL AND FUEL GAS REQUIREMENTS**

302.4 Concealed piping inspection. Piping, including process piping, that is installed in trenches, shall be inspected prior to backfilling.

302.5 Backflow protection. Water supplies for pools and spas shall be protected against backflow in accordance with the *International Plumbing Code* or the *International Residential Code*, as applicable in accordance with Section 102.7.1.

302.6 Wastewater discharge. Where wastewater from pools or spas, such as backwash water from filters and water from deck drains discharge to a building drainage system, the connection shall be through an air gap in accordance with the *International Plumbing Code* or the *International Residential Code* as applicable in accordance with Section 102.7.1.

**SECTION 303
ENERGY**

303.1 Energy consumption of pools and permanent spas. The energy consumption of pools and permanent spas shall be controlled by the requirements in Sections 303.1.1 through 303.1.3.

303.1.3 Covers. Outdoor heated pools and outdoor permanent spas shall be provided with a vapor-retardant cover or other *approved* vapor-retardant means in accordance with Section 104.11.

Exception: Where more than 70 percent of the energy for heating, computed over an operating season, is from a heat pump or solar energy source, covers or other vapor-retardant means shall not be required.

303.2 Portable spas. The energy consumption of electric powered portable spas shall be controlled by the requirements of APSP 14.

303.3 Residential pools and permanent residential spas. The energy consumption of *residential* swimming pools and permanent *residential* spas shall be controlled in accordance with the requirements of APSP 15.

BARRIER REQUIREMENTS

305.1 General. The provisions of this section shall apply to the design of barriers for restricting entry into areas having pools and spas. Where spas or hot tubs are equipped with a lockable safety cover complying with ASTM F1346 and swimming pools are equipped with a powered safety cover that complies with ASTM F1346, the areas where those spas, hot tubs or pools are located shall not be required to comply with Sections 305.2 through 305.7.

305.2 Outdoor swimming pools and spas. Outdoor pools and spas and indoor swimming pools shall be surrounded by a barrier that complies with Sections 305.2.1 through 305.7.



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Swimming Pool and Spa

305.2.1 Barrier height and clearances. Barrier heights and clearances shall be in accordance with all of the following:

1. The top of the barrier shall be not less than 48 inches (1219 mm) above grade where measured on the side of the barrier that faces away from the pool or spa. Such height shall exist around the entire perimeter of the barrier and for a distance of 3 feet (914 mm) measured horizontally from the outside of the required barrier.
2. The vertical clearance between grade and the bottom of the barrier shall not exceed 2 inches (51 mm) for grade surfaces that are not solid, such as grass or gravel, where measured on the side of the barrier that faces away from the pool or spa.
3. The vertical clearance between a surface below the barrier to a solid surface, such as concrete, and the bottom of the required barrier shall not exceed 4 inches (102 mm) where measured on the side of the required barrier that faces away from the pool/spa.
4. Where the top of the pool or spa structure is above grade, the barrier shall be installed on grade or shall be mounted on top of the pool or spa structure. Where the barrier is mounted on the top of the pool or spa, the vertical clearance between the top of the pool or spa and the bottom of the barrier shall not exceed 4 inches (102 mm).

305.2.2 Openings. Openings in the barrier shall not allow passage of a 4-inch-diameter (102 mm) sphere.

305.2.3 Solid barrier surfaces. Solid barriers that do not have openings shall not contain indentations or protrusions that form handholds and footholds, except for normal construction tolerances and tooled masonry joints.

305.2.4 Mesh fence as a barrier. Mesh fences, other than chain link fences in accordance with Section 305.2.7, shall be installed in accordance with the manufacturer's instructions and shall comply with the following:

1. The bottom of the mesh fence shall be not more than 1 inch (25 mm) above the deck or installed surface or grade.
2. The maximum vertical clearance from the bottom of the mesh fence and the solid surface shall not permit the fence to be lifted more than 4 inches (102 mm) from grade or decking.
3. The fence shall be designed and constructed so that it does not allow passage of a 4-inch (102 mm) sphere under any mesh panel. The maximum vertical clearance from the bottom of the mesh fence and the solid surface shall be not greater than 4 inches (102 mm) from grade or decking.
4. An attachment device shall attach each barrier section at a height not lower than 45 inches (1143 mm) above grade. Common attachment devices include, but are not limited to, devices that provide the security equal to or greater than that of a hook-and-eye-type latch incorporating a spring-actuated retaining lever such as a safety gate hook.
5. Where a hinged gate is used with a mesh fence, the gate shall comply with Section 305.3.
6. Patio deck sleeves such as vertical post receptacles that are placed inside the patio surface shall be of a non-conductive material.
7. Mesh fences shall not be installed on top of on-ground residential pools.

305.2.5 Closely spaced horizontal members. 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 pool or spa 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.

305.2.6 Widely spaced horizontal members. 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, the interior width of the cutouts shall not exceed 13/4 inches (44 mm).

305.2.8 Diagonal members. Where the barrier is composed of diagonal members, the maximum opening formed by the diagonal members shall be not greater than 13/4 inches (44 mm). The angle of diagonal members shall be not greater than 45 degrees (0.79 rad) from vertical.

305.2.9 Clear zone. There shall be a clear zone of not less than 36 inches (914 mm) between the exterior of the barrier and any permanent structures or equipment such as pumps, filters and heaters that can be used to climb the barrier.

305.2.10 Poolside barrier setbacks. The pool or spa side of the required barrier shall be not less than 20 inches (508 mm) from the water's edge.

305.3 Gates. Access gates shall comply with the requirements of Sections 305.3.1 through 305.3.3 and shall be equipped to accommodate a locking device. Pedestrian access gates shall open outward away from the pool or spa, shall be self-closing and shall have a self-latching device.

305.3.1 Utility or service gates. Gates not intended for pedestrian use, such as utility or service gates, shall remain locked when not in use.

305.3.2 Double or multiple gates. Double gates or multiple gates shall have not fewer than one leaf secured in place and the adjacent leaf shall be secured with a self-latching device. The gate and barrier shall not have openings larger than 1/2 inch (12.7 mm) within 18 inches (457 mm) of the latch release mechanism. The self-latching device shall comply with the requirements of Section 305.3.3.



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305.3.3 Latches. Where the release mechanism of the self-latching device is located less than 54 inches (1372 mm) from grade, the release mechanism shall be located on the pool or spa side of the gate not less than 3 inches (76 mm) below the top of the gate, and the gate and barrier shall not have openings greater than 1/2 inch (12.7 mm) within 18 inches (457 mm) of the release mechanism.

305.4 Structure wall as a barrier. Where a wall of a dwelling or structure serves as part of the barrier and where doors or windows provide direct access to the pool or spa through that wall, one of the following shall be required:

1. Operable windows having a sill height of less than 48 inches (1219 mm) above the indoor finished floor and doors shall have an alarm that produces an audible warning when the window, door or their screens are opened. The alarm shall be listed and labeled as a water hazard entrance alarm in accordance with UL 2017. In dwellings or structures not required to be Accessible units, Type A units or Type B units, the operable parts of the alarm deactivation switches shall be located 54 inches (1372 mm) or more above the finished floor. In dwellings or structures required to be Accessible units, Type A units or Type B units, the operable parts of the alarm deactivation switches shall be located not greater than 54 inches (1372 mm) and not less than 48 inches (1219 mm) above the finished floor.
2. A safety cover that is listed and labeled in accordance with ASTM F1346 is installed for the pools and spas.
3. An approved means of protection, such as self-closing doors with self-latching devices, is provided. Such means of protection shall provide a degree of protection that is not less than the protection afforded by Item 1 or 2.

305.5 On-ground residential pool structure as a barrier. An on ground residential pool wall structure or a barrier mounted on top of an on-ground residential pool wall structure shall serve as a barrier where all of the following conditions are present:

1. Where only the pool wall serves as the barrier, the bottom of the wall is on grade, the top of the wall is not less than 48 inches (1219 mm) above grade for the entire perimeter of the pool, the wall complies with the requirements of Section 305.2 and the pool manufacturer allows the wall to serve as a barrier.
2. Where a barrier is mounted on top of the pool wall, the top of the barrier is not less than 48 inches (1219 mm) above grade for the entire perimeter of the pool, and the wall and the barrier on top of the wall comply with the requirements of Section 305.2.
3. Ladders or steps used as means of access to the pool are capable of being secured, locked, or removed to prevent access except where the ladder or steps are surrounded by a barrier that meets the requirements of Section 305.
4. Openings created by the securing, locking or removal of ladders and steps do not allow the passage of a 4-inch (102 mm) diameter sphere.
5. Barriers that are mounted on top of on ground residential pool walls are installed in accordance with the pool manufacturer's instructions.

PERMANENT RESIDENTIAL SPAS AND PERMANENT RESIDENTIAL EXERCISE SPAS

SECTION 901 GENERAL

901.1 Scope. This chapter shall govern the design, installation, construction, and repair of permanently installed residential spas and exercise spas intended for residential use.

901.2 General. Permanent residential spas and permanent residential exercise spas shall comply with Chapter 5 except that Sections 504.1, 504.1.1, 508.1 and 509 shall not apply. Such spas shall comply with the requirements of Chapter 3.

SECTION 902 SAFETY FEATURES

902.1 Instructions and safety signage. Instructions and safety signage shall comply with the manufacturer's recommendations and the requirements of the local jurisdiction.



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CITY OF CELINA CERTIFICATION OF RESIDENTIAL POOL PROTECTION DEVICE INSTALLATION

This document provides for the homeowner to certify that one (1) of the following protection devices have been installed at a particular address that is hereunder listed:

ADDRESS: _____

Per Appendix G of the 2021 International Residential Code, Barrier Requirements, "Where a wall of a dwelling serves as part of the barrier one of the following conditions shall be met:"

I certify that one (1) of the following protection devices are installed between all doors leading from the house and garage into the pool area. (Check one)

____ The pool shall be equipped with a power safety cover in compliance with ASTM F 1346; or

____ All doors with direct access to the pool through the wall shall be equipped with an alarm which produces an audible warning when the door and its screen, if present, are opened. The alarm should sound continuously for a minimum of 30 seconds immediately after the door is opened and be capable of being heard throughout the house during normal household activities. The alarm shall automatically reset under all conditions. The alarm should be equipped with a manual means, such as a touch-pad or switch, to temporarily deactivate the alarm for a single opening. Such deactivation shall last not more than 15 seconds. The deactivation switch(s) shall be located at least 54 inches above the threshold of the door; or

____ 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 1 or 2 described above.

I certify that a Building Inspector has not inspected, and may/may not be inspecting the above noted pool protection device.

I/we hereby release, waive, discharge, hold harmless and indemnify and agree to not sue the City of Celina, Texas, its officials, officers, agents, representatives and employees, in either their public or private capabilities (hereinafter collectively referred to as the "Releases") for any and all right and claims, including, but not limited to claims arising from the Releases own negligence, which I/we and/or my/our minor children may have/has or which may hereafter accrue to me/us and/or my/our minor children and from any and all damages which may be sustained by me/us and/or my/our child(ren) directly or indirectly in connection with or arising out of my/our minor children use, whether intended or unintended, of the pool located at the above-referenced residence.

Printed Name(s): _____
(Homeowners) (Husband/Wife)

Signature (s): _____
(Homeowners) (Husband/Wife)

State of _____ County of _____

On This _____ day of _____, in the year _____

Before Me _____.

Notary Public, personally appeared _____ personally known to me (or proved to me on the basis of satisfactory evidence) to be the person (s) whose name (s) is/are subscribed to this instrument, And acknowledged that he/she/they executed it.

Witness my hand and official seal:

Notary's Signature

Notary's Name (print) with commission Expiration