



RESIDENTIAL SWIMMING POOLS SUGGESTED GUIDELINES:

In addition to the compliance with the Town of Clarenville Development Regulations, the following is a list of suggested guidelines for residential swimming pools:

1. It is recommended that the area of the portion of such swimming pool filled or capable of being filled with water does not exceed 10% of the area of the lot.
2. It is recommended that the swimming pool not be located near or under power lines.
3. It is recommended that no lights, diving board or diving platform or any other equipment appurtenant to such swimming pool, except fences be erected above the height of 1.0 m above the average swimming pool filled or capable of being filled with water.
4. It is recommended that **all swimming pools shall be completely enclosed** to prevent uncontrolled access from the street or adjacent properties.
5. It is recommended that any wall or **fence used to enclose such swimming pool shall be a maximum of 6' or 1.829 m high** and shall be constructed as to prevent easy access through or over it. Any gate through this enclosure must be lockable.
6. It is recommended that every fence shall have a gate or gates of chain link fencing or material of not less than equivalent strength which provides an equivalent degree of safety and every gate shall be of the same height as the fence, be supported by substantial hinges and be equipped with a self-closing, self-latching devices placed at the top and on the inside of the gate and also with a lock.
7. It is recommended that every gate shall be kept closed and locked at all times when an adult person is not present to supervise the pool.
8. **It is recommended that drainage approval be obtained from the Public Works Department. Swimming pools shall NOT be drained on to adjacent properties.**
9. It is recommended that walking surfaces around the pool border be of a non-slip material.
10. It is recommended that deep and shallow ends must be clearly indicated.
11. It is recommended that all ladders and steps must possess secure handrails.
12. The owner(s) are responsible for **ensuring children are NOT left unsupervised.**
13. The owner(s) are responsible for contacting insurance company concerning homeowner's insurance policy and any additional requirements/restrictions, etc.
14. **All construction, plumbing, and electrical installations** of swimming pools, hot tubs and any structure to which they are connected shall meet the latest edition of:
 - (a) the National Building Code of Canada;
 - (b) the National Plumbing Code of Canada; and
 - (c) the Canadian Electrical Code.



RESIDENTIAL SWIMMING POOLS REGULATIONS:

According to the Town's Development Regulations, in the case of a residential use, a swimming pool is defined as an accessory building and must comply with the following regulations:

Section 38 for Accessory Buildings, i.e. Swimming Pools:

(1) Accessory buildings shall be clearly incidental and complementary to the use of the main building(s) and shall be contained on the same lot.

(2) Accessory buildings shall complement and be compatible with the main building(s) in terms of size, design, and appearance.

(4) **No accessory building shall be erected upon an easement.**

(7) Except as set out in Paragraph (8), no accessory building or part thereof shall project closer to the front street line than the main building.

(9) Unless otherwise set out in Schedule C, the **minimum separation between an accessory building and a main building will be 2.0 metres.**

(10) The sideyard and rearyard setback requirements set out in the use zone tables in these Regulations shall apply to accessory buildings wherever they are located on the lot.

SCHEDULE C - RESIDENTIAL & MIXED USE ZONES

Accessory Buildings on Residential Lots

In addition to the requirements for accessory buildings set out in Regulation 38 of the General Development Standards, an accessory building on a residential lot will be subject to the following standards and conditions:

(b) On a residential lot, no accessory building will be permitted that is larger than the maximum floor area specified in the following table. In addition, no accessory building will be permitted, which results in a lot coverage larger than the maximum lot coverage specified in the table.

<i>Maximum Floor Area & Lot Coverage of Accessory Buildings</i>		
<i>Lot Size</i>	<i>Maximum Floor Area of One Accessory Building</i>	<i>Maximum Lot Coverage of All Accessory Buildings</i>
<i>Up to 750 m²</i>	<i>80 m²</i>	<i>35% of the area of the rear yard</i>
<i>751 m² to 1500 m²</i>	<i>100 m²</i>	<i>35% of the area of the rear yard</i>
<i>More than 1500 m²</i>	<i>120 m²</i>	<i>35% of the area of the rear yard</i>

(c) The maximum building height of an accessory building is 5.0 metres.

(d) An accessory building will be **erected behind the building line** unless otherwise authorized by Council in accordance with Regulation 38.

(e) Except as allowed in Paragraph (f), an accessory buildings **must be at least 1.0 metre from any side or rear lot line.**

(f) Notwithstanding Paragraph (e), an accessory building with a floor area less than 6 m² or a carport will be at least 0.5 metres from any side or rear lot line.