

Harris County Community Development
PO Box 689
125 Barnes Mill Road
Hamilton, Georgia 31811
Telephone: (706) 628-4700

Private Residential Swimming Pool

Requirements:

- A Copy of a recorded plat of property with the Clerk of Court's raised seal:
 - These documents are available in the Clerk of Superior Court Office
 - **NOTE:** If the property was subdivided, created, or conveyed prior to December 21, 1982, then a copy of the recorded deed and a tax map of the property will serve as a substitute for the recorded plat.
- Site Plan:
 - Site Plan should show the house location and pool location and any other structures on the property.
 - Distance from pool and all property lines, house, and any other structures on the property. Must be 10 ft minimum.
- Health Department Approval
 - You receive this from the Harris Co. Health Department. It is located at 210 Forest Hill Drive Hamilton Georgia or call 833-337-1749
- Copy of signed pool contract.
- Size and valuation of pool.
- Signed pool letters
- Current copy of Pool Contractors Business License.

Private Swimming Pool Inspections

1. Gunite/ Shotcrete pools will require a pool shell rebar cage inspection.
2. Electrical Grounding/Bonding Inspection (Electrical Permit for pool is required before inspection.)
3. Pool Final - The final inspection of the pool will need to be completed, alarms (squealers) on required doors and windows and required fence installed.

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REQUIREMENTS FOR PRIVATE RESIDENTIAL POOLS

2024 INTERNATIONAL SWIMMING POOL AND SPA CODE WITH 2024 GEORGIA AMENDMENTS

All swimming pool installations must be **FINALED**. The pool contractor is responsible for installing the permanent barrier/fence and required door and window alarms. It is illegal to fill the pool with water prior to installation of the permanent barrier. Fence materials and gates shall meet the requirements of the swimming pool code. All swimming pools shall be completely enclosed by a fence at least four (4) feet (1.2m) in height. Openings in the fence or gate shall not permit the passage of a sphere four (4) inches (102 mm) in diameter. The fence shall be equipped with self-closing and self-latching gate(s). A three (3) foot clear zone is required around the outside of the barrier, i.e. no equipment, planters, benches, or anything that creates a climbing opportunity. Doors and windows with direct access to the pool shall be equipped with an alarm (squealers) which produces an audible alarm (with a minimum of 85 Decibels) when the door or window is opened, and the alarm shall be listed in accordance with UL 2017.

HARRIS COUNTY ZONING ORDINANCE

1. Private swimming pools may be established in agricultural and residential zoning districts provided they are to be used by the occupants of the property on which it is (they are) located and their guests. No part of the swimming pool may extend into any required front yard in (an) agricultural zone or into any required front or side yard in (a) residential zone.
2. Swimming pools may be established in any zoning district. They may be located anywhere within the backyard of a residential zone based on topography. All noncommercial pools within a residential zone shall be enclosed by a fence or wall adjacent to the pool decking not less than four (4) feet in height. All commercial pools shall be enclosed by a fence or wall adjacent to the pool decking and not less than six (6) feet in height to prevent uncontrolled access.

*NOTE: All metallic parts (sides, railing, diving board, steps, lights, pumps, etc., and re-enforcing wire or other metallic parts) shall be bonded and grounded per 2023 Edition National Electrical Code, by a qualified state licensed contractor.

Home Owner Name

Witness Name

Address

Address

City, State Zip

City, State Zip

Phone Number

Phone Number

Signature

Signature

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Swimming Pool / On-Site Septic System Release & Advisory

Date _____

Street Address _____

I/We, the undersigned, as Homeowner(s) of the above listed property, understand and acknowledge that an on-site septic system is located at the above address.

I/we also acknowledge that if a swimming pool permit is approved for the above address and any construction associated with said pool damages the on-site septic system, I/we accept full responsibility and hold harmless any and all employees of Harris County, Georgia, and Harris County Health Department from any and all liability associated with such construction/damage.

Further, I/we also understand and acknowledge that by virtue of this document Harris County has advised that should I/we desire to have a swimming pool installed at the above address, I/we should consult with the Harris County Health Department for assistance in locating the on-site septic system and its future repair areas.

Printed Name(s) of Owner(s)

Signature(s) of Owner(s)

Signature of Witness

Company Installing Pool

Printed Name of Witness

Address of Pool Company

Printed Name of Pool Company Agent,
Representative or Owner

Signature of Witness

Signature of Pool Company Agent,
Representative or Owner

Printed Name of Witness

Distribution: Original to Harris County Community Development
 Copy to Homeowner
 Copy to Pool Installer