

**OFFICE OF BUILDING & ZONING**

**328 North Maple Street**

**Eaton, OH 45320-0027**

Phone: 937-456-7155

Fax: 937-472-5681

Email: [ebd@cityofeaton.org](mailto:ebd@cityofeaton.org)

\*\*\*\*\*

**POOL LOCATION AND REQUIREMENTS**

**All applicable permits (zoning, building, fence, electric) must be obtained prior to starting the installation of a regulated pool by this office.** All applicable permits (zoning, building, fence, electric) must be obtained prior to starting the installation of a regulated pool by this office. **All permanent pools with a water depth greater than 18" are required to have zoning approval and an electric permit.** Zoning approval can be obtained by submitting a zoning compliance application and a site plan showing all setbacks, utilities overhead and/or underground, existing structures, accessory structures and the proposed pool (footprint only). A building permit is required if you are constructing a pool deck or accessory structure over 200 square feet.

All permitted pools must be located in the rear yard, five (5) feet from side and rear lot lines and no more than 35% of the entire lot can be covered by all structures.

All pools with a water depth greater than 18" must have a 48" barrier such as a fence or in the case of an above-ground pool the sidewall may meet this requirement. If the sidewall of the pool meets this requirement a removable or lockable ladder must be provided. A lockable cover must be on a hot tub when not in use. Please identify the type of barrier.

All permanent pools will require an electrical permit. Storable pools may also require an electrical permit. While a homeowner may install their own electric we advise that you contact this office for further code requirements such as bonding. Electrical contractors must be registered with the City of Eaton Building Department.

If you are not sure of lot line locations, contact a surveyor.

Pools and accessory structures shall not be located over any utilities or easements. Call OUPS (Ohio Utility Protection Service) at 1-800-362-2764 for utility locations.

Contact the City of Eaton Engineer Office for storm sewer locations at 937-456-4125.

Contact the City of Eaton Water Department for a sanitary and water locate at 937-456-7157.

If you are on a septic system, contact the Preble County Health Department at 937-472-0087.

Every proposal is unique and not all unforeseen possibilities can be explained by this posting/handout.

If you need to talk to the Building, Zoning or Electric Official, contact this office at 937-456-7155.