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Single Family Dwellings – Swimming Pools

No.: BUILDING-49
Date: 2021-07-29

This bulletin is to inform owners and contractors of the application requirements for in-ground or above-ground pools on residential single family lots.

Summary

- A Building Permit is required for the construction of a pool on residential single family lots.
- The involvement of professionals are required.
- An additional Building Permit may be required for pool equipment and/or accessory buildings.

Application Requirements

Required documents/drawings to be submitted to Building Approvals (buildingapplications@richmond.ca):

- [Building Permit Application Form – Single/Two Family Dwellings \(New/Additions\)](#)
- [Letter of Authorization](#)
- Signed and sealed pool drawings
- Site plan showing:
 - Location of the pool in relation to all other buildings and structures on the property (including other proposed accessory buildings)
 - Setbacks from property line and other buildings and structures
 - Live landscaping requirement has been fulfilled after pool installation (requirements vary by zone, please refer to the Zoning Bylaw)
- [Schedules B & E](#) in addition to proof of insurance from the professional(s) involved
- [Schedule F: Owner's Undertaking](#)

An application fee based on construction value will be applied to the permit.

If a pool equipment room/accessory building containing mechanical equipment is also proposed, a permit is required. This can be applied for separately or in the same application as the swimming pool and must be noted on the plans. The addition of an accessory building, the property's FAR (Floor Area Ratio) may be affected. A 10 m² accessory building exemption from the FAR may be utilized if not yet applied to other structures.

For construction requirements, please refer to the BC Building Code and Section 9 of the [Richmond Building Regulation Bylaw No. 7230](#).

Should you have any questions, comments, or suggestions concerning this bulletin, please reference the Bulletin number and email building@richmond.ca or call the Building Approvals General Inquiries line at 604-276-4118.