

Swimming pool demolition requirements

Building Requirements

Demolition of a swimming pool/spa requires a permit. Please follow details below.

- Break off a minimum of 18 inches around the top of the pool and break out a minimum of six 12 inch diameter Or equivalent holes in the pool/spa bottom for drainage.
- Place a 12 inch thick layer of 1 inch or smaller clean stone over the entire bottom of the pool/spa
- Continue to backfill the pool/spa with easily compacted sand within 30 inches of the final surface. Broken concrete from the pool/spa cannot be used.
- Final grading of the area shall be done to avoid ponding
- All plastic and vinyl material must be removed
- Any pool/spa constructed with other than concrete must be removed completely

Electrical/Gas requirements

- Wiring system to pumps/lighting shall be disconnected and all wiring associated with pool/spas shall be removed from conduits/ raceways
- Gas Line shall be disconnected and capped off at meter and equipment

Concord Wetlands Bylaw (Article 43 of 2009 Town Meeting, as amended) and The Wetlands Protection Act

- Division of Natural Resources if pool or associated structures are located:
 - In the 100-year floodplain, (Zoning Board of Appeal permit may be required- site survey may be required)
 - In a riverfront area (within 200 feet of a perennial stream)
 - Within 100 feet of a bank (of a stream or a pond) or a bordering vegetated wetland
 - within 100 feet of a certified vernal pool

REQUIRED INSPECTIONS

Natural Resources If Applicable

Electrical

Gas

Drain Holes

Finish Grading

Swimming Pool Demolition Guidelines

Per DEP solid waste regulations

When the following conditions are observed, the ABC rubble may be crushed without obtaining any permit or other approval under Solid Waste Regulations.

- The only materials crushed are asphalt pavement, brick or concrete (ABC) rubble that are not contaminated, or painted, coated or impregnated with any substance.
- Good management practices are used and no public nuisance is created.
- All rubble is from the site where the rubble is being crushed. (i.e., rubble cannot be brought in from other locations and crushed).
- The rubble is processed so the maximum length of the largest dimension of any piece of rubble is less than six inches.
- If the rubble contains rebar (metal reinforcing), all rebar is removed and is recycled or disposed in an approved solid waste management facility;
- The rubble should be crushed and reused or transported off-site within a reasonable time.

ABC rubble that has been crushed in accordance with the above conditions is not a solid waste. Such crushed rubble may be used as a substitute for conventional materials. For example, the crushed rubble could be used for the base of a driveway or for fill.

While the crushed rubble is not a solid waste, its use is subject to restrictions imposed by other regulations such as the wetlands regulations.