Rear Yard Pools

Pools in the Rear yard of a property are permitted provided the following criteria are met:

1. A 5 ft setback must be maintained along the sides are rear property lines. No decking, coping, pool equipment or other mechanical equipment may be located in the setback.
2. All pool and mechanical equipment must be located at least 10 ft from any neighboring residence
3. The rear yard must have a pervious (i.e. landscaped) area of no less than 20%
4. The total pervious area for the property must be no less than 35% of the area of the property.
5. Per Miami-Dade County code Sec. 33-12 the minimum height of a pool safety barrier (or fence) shall be 4 ft. This fence may not be "climbable", which means chain link fencing is not allowed.
6. All pool equipment must be located five feet from any side or rear lot line and ten feet from any other single family or two-family residence and is not visible from any street or waterway.
7. There should be a visible screen, which adequately hides the equipment from view from all angles and matches closely to its immediate surroundings in texture, color, and appearance. Additionally, the equipment shall be acoustically screened to reduce noise to no more than 55 dBA when measured from any property line of the subject lot.

The following documents must be provided to show the pool and associated equipment and deck meet the above requirements:

1. Property survey showing current conditions at the property.
2. Site plan with all dimensions of the existing conditions and proposed pool, deck and equipment. The site plan should demonstrate that all of the above criteria are met. A calculations table will be useful in presenting the pervious areas
3. Building permit application: https://www.townofsurfsidefl.gov/docs/default-source/default-document-library/building/building-permit-application-form.pdf?sfvrsn=87dd1494_2