



Borough of Highlands
Department of Buildings & Housing
151 Navesink Avenue
Highlands, New Jersey 07732

Common Swimming Pool Barrier Requirements

The New Jersey [Uniform Construction Code](#) requires that all pools be surrounded by a “*barrier*” compliant with the [International Swimming Pool & Spa Code](#) (ISPSC). Because many pools within the Borough of Highlands are adjacent to yards that already have fences installed that may meet these requirements, the Borough permits the use of a property fence to serve as a common barrier for a pool, providing the fence meets the requirements of the ISPSC. This will eliminate the need for a homeowner to install a fence when one already exists.

For a fence to serve as a common pool barrier, the homeowner owner of the pool making such a request must complete the following steps:

1. Complete the **CERTIFICATION FOR COMMON POOL BARRIER** (see reverse side)
2. Complete an [Application for Variation](#) (UCC Form F160) and pay the appropriate fee

CERTIFICATION FOR COMMON POOL BARRIER

This CERTIFICATION is to be used for a property owner requesting to use a fence that is not owned by him/her, and is common to two or more properties, where such fence is serving as a code required “**barrier**” surrounding a swimming pool. It is further understood that a fence serving as a “**barrier**” to a swimming pool must meet specific code requirements and is NOT a typical fence.

ADDRESS OF SWIMMING POOL: _____

OWNER OF SWIMMING POOL (referred to below as the “**OWNER**”)

NAME: (print) _____

ADDRESS: _____

NEIGHBOR OF SWIMMING POOL OWNER (owner of the BARRIER fence)
(referred to below as the “**NEIGHBOR**”)

NAME: (print) _____

ADDRESS: _____

This CERTIFICATION is being filed by the **OWNER** of the property that has the swimming pool served by a common “**BARRIER**”, which serves the addresses noted above, and is being filed in conjunction with an [Application for Variation](#) (UCC Form F160). Further, this CERTIFICATION must be signed by the **NEIGHBOR**.

The undersigned individuals hereby agree to the to the following:

The **OWNER** will complete an [Application for Variation](#) (UCC Form F160) and pay the appropriate fee.

The **OWNER** acknowledges responsibility to install a code-compliant swimming pool barrier should the **NEIGHBOR** remove the fence for any reason and that the barrier will not be climbable, as per code, from the side away from the swimming pool; and if there is a swimming pool on both sides of the barrier, the barrier is not climbable from either side.

The **OWNER** will, in the event the common **BARRIER** is removed by the neighbor, file for a construction permit and zoning permit for a **BARRIER** fence, and obtain all necessary approvals.

The **OWNER** will, after obtaining all approvals, install a code compliant **BARRIER** fence.

The **NEIGHBOR** acknowledges use of his fence as a swimming-pool barrier.

The **OWNER** and **NEIGHBOR** acknowledges that a copy of this CERTIFICATION will be provided to any potential buyers in the event of a sale of the property.

Signature of **OWNER**

____/____/_____
Date

Signature of **NEIGHBOR**

____/____/_____
Date