

CITY OF MILPITAS

Office of Building Safety
455 E. Calaveras Blvd.
Milpitas, CA 95035
408-586-3240
www.milpitas.gov



POOL OR SPA DEMOLITION (RESIDENTIAL)

1. PERMIT INFORMATION:

- The removal/back-filling of an existing in-ground pool or spa, or the removal of an above ground pool or spa (not listed as exempt from permit requirements) requires a permit.
- A Building Permit may be issued only to the Building Owner or their Authorized Agent [CRC 105.1].
 - See also [Authorized Agent Sample Letter](#).
 - Where the Contractor is acting as the Owner's Authorized Agent, they must be a State of California Licensed Contractor with the proper license classification.
- If the work is performed by the Building Owner personally or by his/her workers and an inspection indicates the work cannot be completed satisfactorily, then a licensed contractor must perform the work.
- If the Building Owner hires workers, State Law requires the Building Owner to obtain Worker's Compensation Insurance. Proof of this insurance is required prior to inspection.

2. DEMOLITION REQUIREMENTS

- For specific requirements for backfilling of a swimming pool, refer to [Policy #BDP-BLG27](#).

3. ADDITIONAL REQUIREMENTS

- Smoke/Carbon Monoxide Alarms and Spark Arrestor Inspection.** In all one- and two-family residences, installation and inspection of required smoke alarms, carbon monoxide alarms, and spark arresters must be completed prior to the final inspection. Refer to the [Smoke Alarm, Carbon Monoxide Alarm and Spark Arrestor Certificate](#) handout for detailed information.
- Water Conserving Fixture Inspection.** All one- and two- family residences must have replaced all non-compliant plumbing fixtures with water-conserving plumbing fixtures and verification of this is required as a condition of final approval of any permit [CA Civ Code § 1101]. Refer to the [Water Conserving Certificate of Compliance](#) handout for details on when this is required.

4. INSPECTION PROCEDURES

- Typically, three inspections are required. Refer to [Policy #BDP-BLG27](#) for when inspections are required, as these vary based on the approach used..
 - For each inspection, the permit card and the approved job copy of the plans (if any) must be presented to the inspector.
 - For the final inspection, a copy of the engineer's report, if any, must be provided to the inspector.

5. QUESTIONS:

If you have any questions regarding your project, please contact the Office of Building Safety at (408) 586-3240.