

SWIMMING POOL SAFETY

INFORMATION SHEET FOR RESIDENTIAL DWELLINGS



Pool safety laws help protect young children from entering pool areas unsupervised. Pool owners are responsible for ensuring their pool barrier is compliant, maintained and repaired immediately if damaged or non-compliant. Active supervision remains the most effective way to keep children safe.

What is a swimming pool? A swimming pool is any structure used for swimming, wading, paddling, bathing or similar aquatic activities that can be filled with water to a depth of 300 mm or more. This includes in-ground pools, above-ground pools, spas and some inflatable or portable pools.

All swimming pools and spas in Queensland must be registered on the Queensland Building and Construction Commission (QBCC) pool register. Pools and spas that have been demolished or decommissioned must also be removed from the register.

Before installing a pool or spa, owners should confirm approval requirements and obtain building approval from Council or a licensed private building certifier before work starts. The pool location, barrier, gates, CPR signage, filtration equipment and surrounding structures should be considered early to support compliance with Queensland pool safety requirements.

Does my pool or spa need a pool fence? Yes. All pools and spas, whether fixed or portable, require a compliant pool barrier that meets the pool safety standard. **A lockable spa lid is not a compliant barrier.**

Residential pools and spas must comply with the **Queensland Development Code MP 3.4 - Swimming Pool Barriers** and **Australian Standard AS 1926.1**. Once approved, the certifier will inspect the pool barrier and issue the final certificate if compliant. Plumbing approval may also be required depending on how pool backwash is discharged.

Owner responsibilities

- Ensure the pool or spa is registered with the QBCC.
- Always maintain a compliant pool barrier at all times.
- Repair any damage or non-compliance immediately.
- Keep pool gates closed and the pool area clear of climbable objects.
- Display a current complying CPR sign in a visible location.
- Hold a current Pool Safety Certificate if selling or leasing the property.

Approvals, portable pools and compliance action

Pool owners must ensure the pool and barrier have the required approvals. If Council becomes aware of an unapproved pool or a non-compliant barrier, Council may inspect the pool and take compliance action, including issuing fines.

Portable and inflatable pools

An inflatable or portable pool does not require a pool fence only if it meets all of the following criteria:

- It cannot be filled with water to a depth of more than 300 mm.
- It has a maximum volume of 2,000 litres.
- It does not have a filtration system or pump.

Selling or leasing a property with a pool or spa

If selling a property with a pool or spa, a current Pool Safety Certificate (Form 23) should be in place before settlement. If not, the seller must give the purchaser a Notice of No Pool Safety Certificate (Form 36), and the new owner must arrange inspection and certification within 90 days of settlement. Rental properties must have a compliant pool barrier and a current Pool Safety Certificate before entering into a lease.

Pool Safety Certificates and non-compliance

Council or a licensed private Pool Safety Inspector can inspect a pool barrier. If it is not compliant, a Form 26 Non-Conformity Notice may be issued, allowing 90 days to fix the issue and arrange reinspection. Unresolved matters may be referred to Council for compliance action or fines.

For more information

Visit the Queensland Building and Construction Commission website: qbcc.qld.gov.au/home-owner-hub/swimming-pools

Or contact Council: **1300 268 624** wdrc.qld.gov.au