



Pool & Spa Barrier Audits

Registration requirements

On 1 December 2019, new laws to improve swimming pool and spa safety came into effect in Victoria. It is now mandatory for owners of land where a swimming pool or spa is located to register their pool or spa with the relevant council.

The new laws apply to swimming pools and spas that are capable of holding more than 300mm (30cm) of water. This includes permanent pools, above ground pools, indoor pools, hot tubs, bathing or wading pools and some relocatable pools.

Relocatable pools that do not consist of multiple components and do not require any assembly are not subject to the barrier requirements. An example of such a product is a small inflatable pool that requires no assembly other than inflation.

Pool and spa owners are now also required to obtain and lodge compliance certificates for their safety barriers through a provider like Roscon.

Owners Corporations

When a pool or spa is on common property managed by an owners corporation, the owners corporation is responsible for arranging the registration, inspection and certification of the pool or spa barrier.

Registering your pool or spa

You must register your pool and or spa with the relevant municipal council. Contact the council or check their website for more information on how to register your pool or spa, including the fees payable. You will be required to complete a registration form and pay the registration fee (and in some cases, an information search fee will also be required). Each council in Victoria will maintain a register for pools and spas located within their municipality.

Deadlines for registration

You must register your pool and or spa within 30 days after the date of issue of the occupancy permit or certificate of final inspection for new pools and spas, or 1 June 2020 for all existing pools and spas.





How does the council determine the date of construction of a swimming pool or spa?

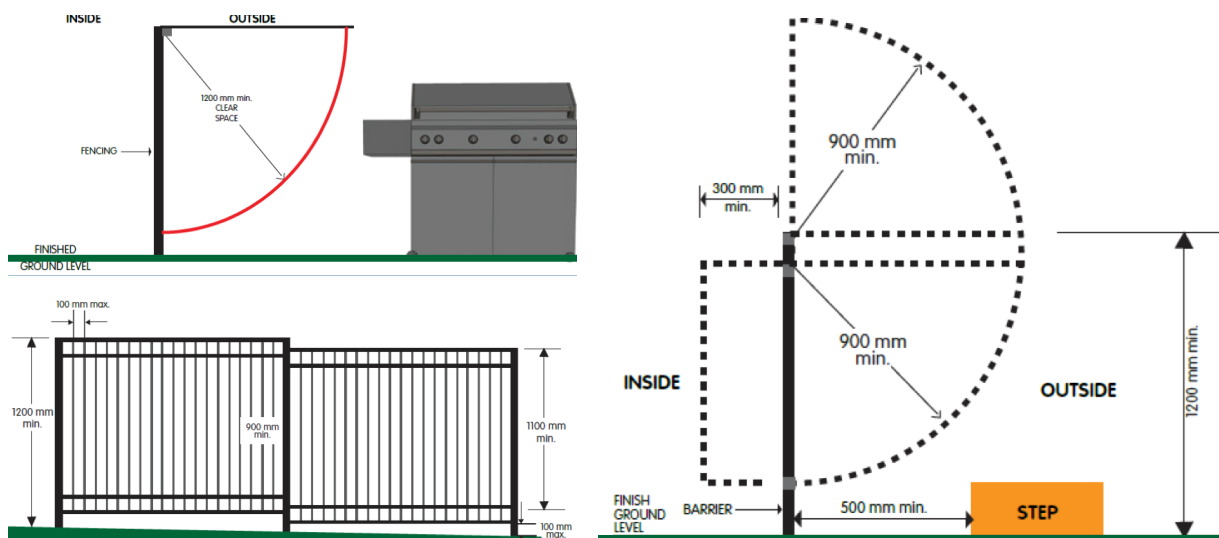
To determine the date of construction, the council may consider any relevant information, such as the date of any building permit issued in relation to the swimming pool or spa.

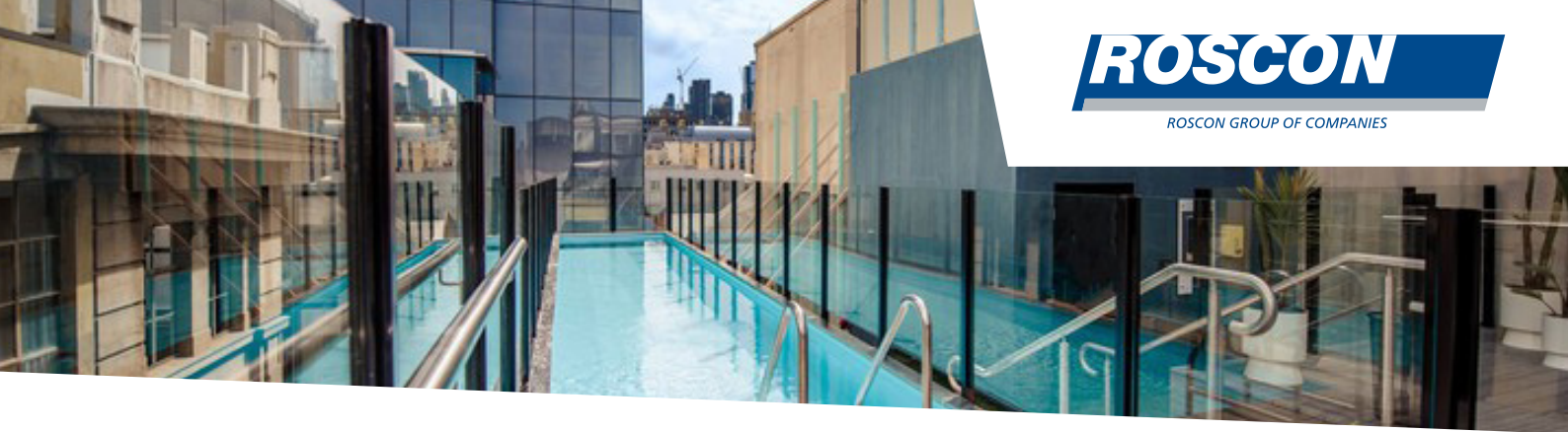
This may include information provided in the registration application, the council's records (such as building permit data) or other relevant information obtained by the council, including real estate listings and aerial photography.

Barrier inspections

Once your swimming pool or spa has been registered, you need to arrange an inspection of the safety barrier to determine if the barrier is compliant with the applicable barrier standard.

An inspection of your pool or spa barrier can only be carried out by a registered building surveyor or a registered building inspector with the Victorian Building Authority, Roscon have registered and experienced staff ready to assist with your requirements.





Certificate of barrier compliance

If Roscon determines that your safety barrier complies with the applicable barrier standard, then we will issue a certificate of barrier compliance.

As the owner of the land with the pool or spa, you then need to lodge the certificate with your council.

You must do this within 30 days of receiving the certificate.

When the council receives the certificate, they will send you a written notice, which confirms:

- the date the certificate was lodged
- the date by which the next certificate is required to be lodged, which is 4 years after the previous certificate.
- You will need to pay a fee to the council when you lodge the certificate

Non-compliant barriers

If Roscon determines that your safety barrier is not compliant, we can either:

- immediately issue a certificate of barrier non-compliance; or
- issue you a written notice specifying:
 - the matters which must be addressed to bring the pool barrier into compliance;
 - the period in which the barrier must be made compliant (within a maximum of 60 days); and
 - the date and time they intend to reinspect the barrier.
- After re-inspection, if the inspector determines that the pool barrier is compliant, they will issue a certificate of barrier compliance, which you must then lodge with council.

If the barrier remains non-compliant, but Roscon is satisfied that progress has been made towards bringing the barrier into compliance, we may allow you an additional 7 days to rectify the barrier. Otherwise we will issue a certificate of barrier non-compliance.

If Roscon issues a certificate of barrier non-compliance, they will lodge it with the relevant council and provide you with a copy. The council will notify you and you will have to pay a fee by the due date specified in the notice.

Engage the experts

Pool and spa owners are now also required to obtain and lodge compliance certificates for their safety barriers through a provider like Roscon by 1 June 2020.

Roscon have registered and experienced staff ready to assist with your requirements and can be contacted on 1800 767 266 or info@roscon.com

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