

Fact Sheet

Removal/Decommissioning a Swimming Pool, Spa or Portable Pool

What is removal/decommissioning of a pool?

Pool owners may decide they no longer require a swimming pool or spa. They may decide to remove or decommission their swimming pool. For a swimming pool, spa or portable pool to be decommissioned a Building Approval is to be issued by a Building Certifier prior to any works being carried out on site.

What is the process a pool owner must follow?

You must have Building Approval before commencing any work for the removal or decommissioning of a swimming pool or spa.

The following documents are required to be lodged to gain a Building Approval:

- Fill out a Queensland Government [DA Form 2 – Building work details](#)
- Provide a site plan to show the current location of the pool or spa along with all other building on site
- Further documentation may be required prior to the approval being issued
- [Payment of fees](#)

For more information follow the [Building Application Lodgement Checklist](#)

How can pool owners remove and decommission a swimming pool or spa?

Water must be emptied from the swimming pool or spa, by a suitably licenced liquid waste contractor. You are not to drain the water into the stormwater, sewer or offsite.

For an above ground swimming pool or spa, the shell is to be removed.

For an inground swimming pool or spa, the shell is to be removed and replaced with clean compacted fill.

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Once the pool has been decommissioned

The pool owner must notify the certifier who issued the Building Approval to book an inspection. The Building Certifier will attend the site and inspect the removed/decommissioned swimming pool or spa. If the swimming pool or spa has appropriately been removed/decommissioned, the Building Certifier will issue the pool owner a Final Inspection Certificate.

The pool owner then needs to notify Queensland Building and Construction Commission (QBCC), via email to poolsafety@qbcc.qld.gov.au, that the swimming pool or spa has been removed/decommissioned and provide QBCC with the Final Inspection Certificate.

Further information for home owners

It is advised that the removal/demolition work should be carried out by a suitably qualified licenced person and it is strongly recommended that you engage appropriately licenced and competent persons to assist you with achieving compliance.

QBCC has a number of online licence searches available to confirm if a person is appropriately licenced.

The owner of the property may also undertake this work as an owner builder.

- [QBCC Builder, Contractor](#)
- [Plumbing and Drainage Licensee Register](#)
- [Building Certifier Search](#)

A number of additional resources for home and building owners, including fact sheets, forms and publications, are available to download from the QBCC website. Notable topics include a homeowners guide to the building process, how to choose a contractor for domestic work and asbestos removal.

For further assistance and information, please contact council's Planning and Regulatory Services Department on (07) 3810 6120.

