Community & Economic
Development Department
Building & Safety Division

3900 Main Street, 3rd Floor • Riverside, CA 92522
951.826.5697
RiversideCA.gov/Building

R-3 SWIMMING POOL BARRIER & DROWNING PREVENTION REQUIREMENTS

SWIMMING POOL OR POOL: Any structure intended for swimming or recreational bathing that contains water over 18 inches deep. Swimming pool includes in ground and above ground structures and includes, but is not limited to hot tubs, spas, portable spas and non-portable wading pools



A. BARRIER REQUIREMENT CHARACTERISTICS:
A pool shall be surrounded by a barrier which shall comply with the following:

1. The top of the barrier shall be at least 60 inches above grade measured on the side of the barrier which faces away from the swimming pool. The maximum vertical clearance between grade and the bottom of the barrier shall be 2 inches measured on the side of the barrier which faces away from the swimming pool. **RMC 16.19.020 & CBC 3109.4.1**
2. Openings in the barrier shall not allow passage of a four-inch diameter sphere. **RMC 16.19.020 & CBC 3109.4.1.1**
3. Any decorative design work on the side away from the swimming pool, such as protrusions, indentations or cutouts, which render the barrier easily climbable, is prohibited. **RMC 16.19.020 & CBC 3109.4.1.2**
4. Where the barrier is composed of horizontal and vertical members and the distance between the tops of the horizontal members is less than 45 inches, the horizontal members shall be located on the swimming pool side of the fence. **RMC 16.19.020 & CBC 3109.4.1.2**
5. Maximum mesh size for chain link fences shall be a 1 ¼ inch square unless the fence is provided with slats fastened at the top or the bottom which reduce the openings to no more than 1 ¾ inches. The wire shall not be less than eleven gauge. **RMC 16.19.020**
6. Where the barrier is composed of diagonal members such as a lattice fence, the maximum opening formed by the diagonal members shall be no more than one and three-fourths inches. **RMC 16.19.020 & CBC 3109.4.1.6**
7. Access gates shall comply with the requirements for enclosures and shall be equipped to accommodate a locking device. Pedestrian-access gates shall be self-closing, have a self-latching device, and open away from the swimming pool. Gates other than pedestrian access gates and gates more than five feet in width shall have a self-latching device and be equipped with lockable hardware, such as a padlock, and shall always remain locked when not in use. **RMC 16.19.020**

    - The gate release mechanism shall be located on the pool side of the gate at least 3 inches below the top of the gate; and

    - The barrier shall have no opening larger than ½ inch within 18 inches of the release mechanism.

B. DROWNING SAFETY PREVENTION FEATURES:

The requirements listed below are for permits issued after January 1st, 2018 for new swimming pools, pool repairs, or pool alterations located at a single-family dwelling.

Except as provided in Section 3109.4.4.3, when a building permit is issued for the construction of a new swimming pool or spa or the remodeling of an existing swimming pool or spa at a private single-family home, the respective swimming pool or spa shall be equipped with at least two of the following seven drowning prevention safety features:

1. An enclosure that meets the requirements of Section **CBC 3109.4.4.3** and isolates the swimming pool or spa from the private single-family home.

Enclosure Required Characteristics:

An enclosure shall have all of the following characteristics:

a. Any access gates through the enclosure open away from the swimming pool and are self-closing with a self-latching device placed no lower than 60 inches above the ground.
b. A minimum height of 60 inches.
c. A maximum vertical clearance from the ground to the bottom of the enclosure of 2 inches.
d. Gaps or voids, if any, do not allow passage of a sphere equal to or greater than 4 inches in diameter.
e. An outside surface free of protrusions, cavities or other physical characteristics that would serve as handholds or footholds that could enable a child below the age of five years to climb over. **CBC 3109.4.4.3**
2. Removable mesh fencing that meets American Society for Testing and Materials **(ASTM) Specifications F2286** standards in conjunction with a gate that is self-closing and self-latching and can accommodate a key lockable device.
3. An approved safety pool cover, as defined in Section **CBC 3109.4.4.1.**
4. Exit alarms on the private single-family home's doors that provide direct access to the swimming pool or spa. The exit alarm may cause either an alarm noise or a verbal warning, such as a repeating notification that "the door to the pool is open."
5. A self-closing, self-latching device with a release mechanism placed no lower than 54 inches above the floor on the private single-family home's doors providing direct access to the swimming pool or spa.
6. An alarm that, when placed in a swimming pool or spa, will sound upon detection of accidental or unauthorized entrance into the water. The alarm shall meet and be independently certified to the **ASTM Standard F2208 "Standard Safety Specification for Residential Pool Alarms,"** which includes surface motion, pressure, sonar, laser, and infrared type alarms. A swimming protection alarm feature designed for individual use, including an alarm attached to a child that sounds when the child exceeds a certain distance or becomes submerged in water, is not a qualifying drowning prevention safety feature.
7. Other means of protection, if the degree of protection afforded is equal to or greater than that afforded by any of the features set forth above and has been independently verified by an approved testing laboratory as meeting standards for those features established by the **ASTM** or the American Society of Mechanical Engineers **(ASME)**

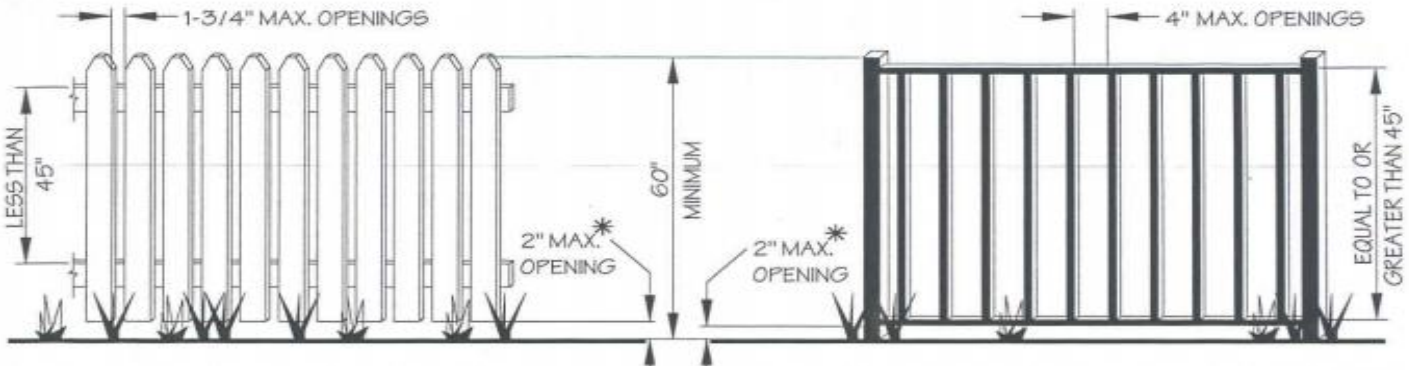
Before the final inspection approval is granted, the building inspector shall inspect the required drowning safety prevention features.

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VARIOUS POOL FENCE TYPES

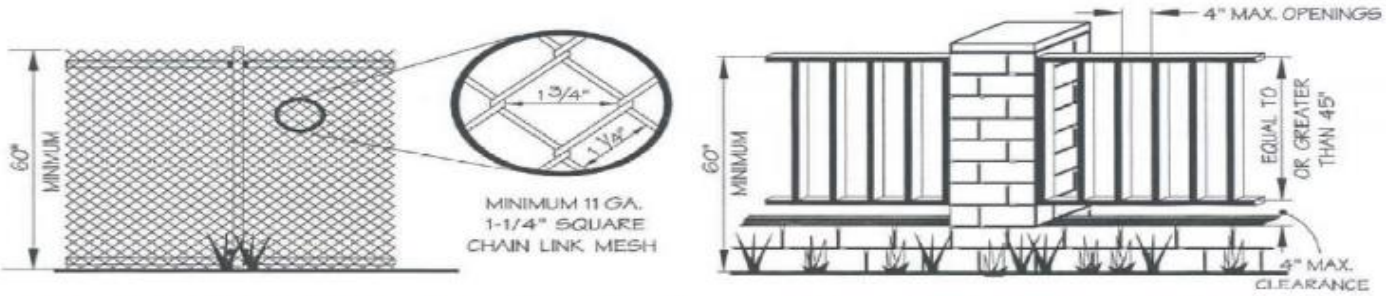
NOTE: **NOT ALL POSSIBLE FENCE DESIGNS ARE SHOWN. PLEASE CHECK WITH YOUR INSPECTOR FOR MORE INFORMATION**



If Horizontal members are less than 45" apart, vertical spacing shall not exceed 1-3/4" and horizontal members shall be on pool side.

If Horizontal members are equal to or more than 45" apart, vertical spacing shall not exceed 4".

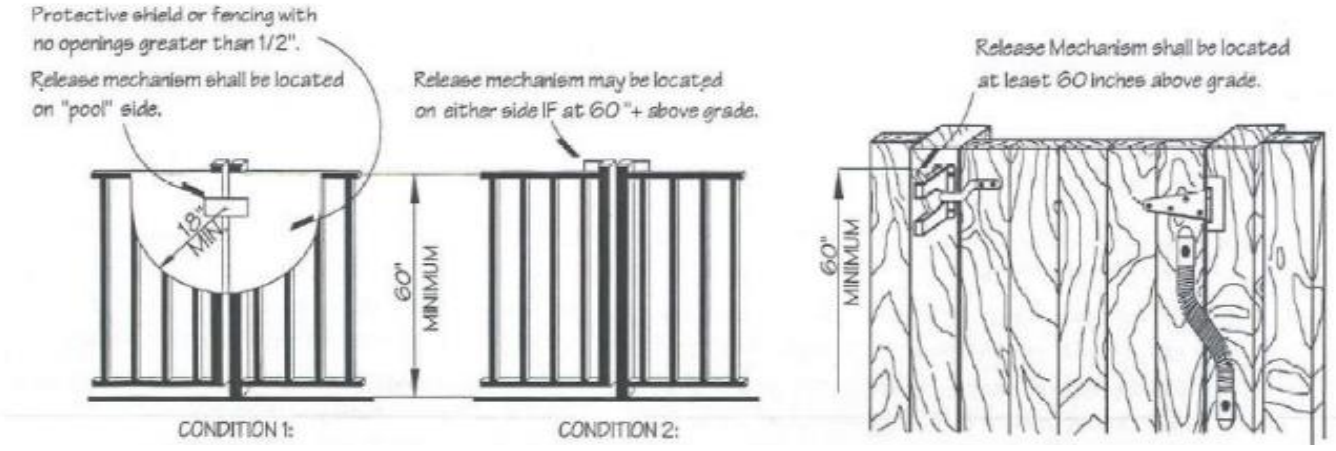
** NOTE: Spacing from grade level to bottom of fence, may be four inches if grade below fence has a solid impenetrable surface such as concrete.*



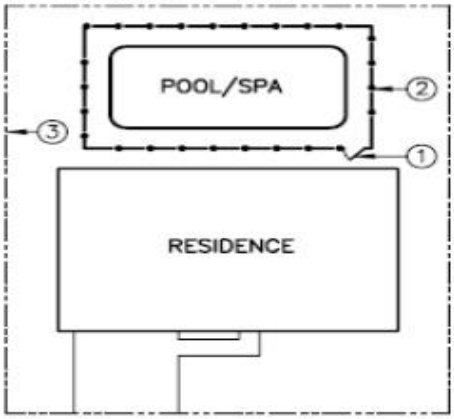
NOTE: If chain link dimensions are larger than shown above, then slats may be woven into the chain link mesh and fastened at the top and bottom.

GATE LATCHING REQUIREMETS

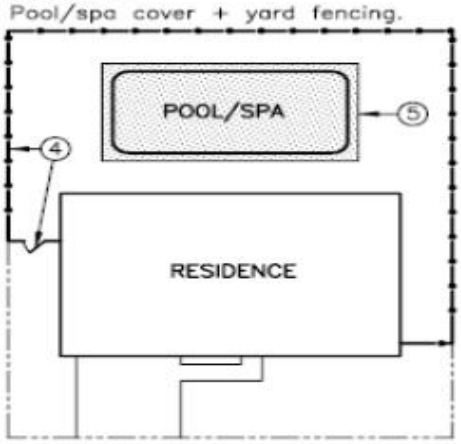
NOTE: **ALL GATES MUST SWING AWAY FROM THE POOL, BE SELF-CLOSING & SELF-LATCHING**



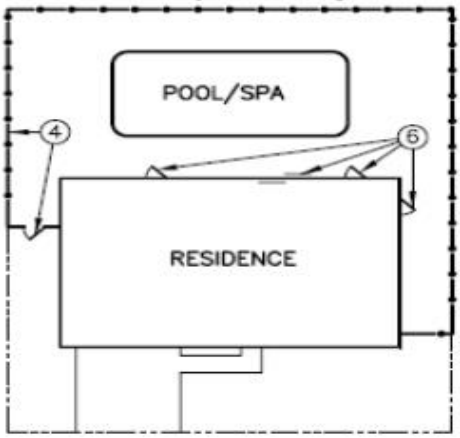
OPTION 1.
Fencing pool/spa only.



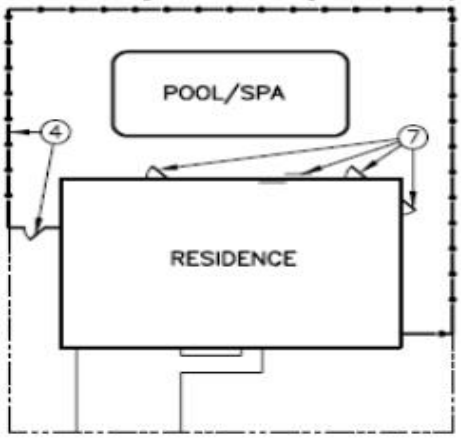
OPTION 2.
Pool/spa cover + yard fencing.



OPTION 3.
Exit alarms + yard fencing.



OPTION 4.
Self-closing and latching doors + yard fencing.



NOTES:

1. All access gates through the enclosure shall open away from the swimming pool/spa and shall be self-closing, self-latching with a latching device at a minimum 54 inches above grade.
2. "Safety Fence" (which includes block walls, wood, wrought iron, or chain link fences) shall be a minimum of 60 inches high. The maximum vertical clearance from ground to bottom of a fence enclosure shall not be greater than two inches. Gaps or voids for wrought iron fencing shall not exceed four inches. Gaps or voids for a chain link fence shall not exceed 1 ¼ inch grid design, unless provided with slats, no greater than 1 ¾ inch.
3. No yard fencing required.
4. Yard fencing and access gates must meet City regulations.
5. An approved safety cover.
6. All doors shall be equipped with exit alarms. This includes sliding glass and swinging doors and doors from the garage if it allows access to the pool/spa.
7. Self-closing and latching doors (including sliding glass doors) with a release mechanism shall not be placed lower than 54 inched above the floor.

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❖ DOOR PROTECTIVE VERIFICATION FORM ❖

(Pool and Spa Barriers)

The ***California Swimming Pool Safety Act*** (Health and Safety Code Section 115920) mandates that all doors providing direct access from the residence or garage to a new swimming pool and/or spa be provided with door exit alarms and/or self-closing and self-latching devices, unless the pool and/or spa is provided with an approved safety cover or the pool and/or spa is isolated from direct access to the home or garage by an approved pool fence and gate enclosure.

IF THE DOOR EXIT ALARM OPTION IS UTILIZED (*This option may not be used on the garage man-door, it is only allowed to be used on the residence doors):*

a) The alarm must be listed by Underwriters Laboratories (UL) as an exit alarm.
b) The alarm must sound an audible, continuous warning when the door is opened or left ajar.
c) The alarm deactivation mechanism must be mounted at least 54 inches above the floor.
d) The alarm may be battery operated or may be connected to the building's electrical wiring.

IF THE SELF-CLOSING AND SELF-LATCHING OPTION IS UTILIZED *(This option is allowed to be used on either the residence or garage man-doors):*

a) The release mechanism for the self-latching device shall be placed no lower than 54 inches above the floor.
b) The self-closing device must cause the door to close and latch automatically, without any other assistance.

I, _____, own and live in the dwelling located at:
(Print Property Owner's Name)

_____, and do hereby verify that
(Address)
the door alarm(s) and/or self-closing and self-latching devices on all doors providing direct access to the pool and/or spa area from the home and/or garage have been installed in compliance with the conditions listed above and with the manufacturer's installation instructions and further that they have been tested and do function properly.

I have read and understand the above requirements and affirm by my signature that all required items mentioned above have been properly installed and tested.

_____ _____
Signature of Property Owner ***Date***

ATTENTION OWNER-OCCUPANT

This is a voluntary verification procedure which recognizes that it may not be convenient or possible for you to have an adult present in the home when the inspection is needed, and therefore allows you to perform those limited inspections identified above. If you prefer a City Building Inspector to perform the exit alarm or self-closing and self-latching device inspection for the door(s) providing direct access from the home or garage to the pool area, you must arrange to have an adult present during the inspection to allow entry into the home. A fence and gate inspection is also required to be conducted by the City Building Inspector prior to filling the pool or spa with water.