



City of Redlands

Building & Safety Division

35 Cajon St., Suite 20

Redlands, Ca 92373

Phone (909) 798-7536

www.cityofredlands.org

IN-GROUND SWIMMING POOL DEMOLITION

BEFORE YOU DRAIN YOUR POOL

▲ Only non-salt pool water that is dechlorinated to a concentration of 0.1 ppm or less, with a pH of 6.5 to 8.5, is clear in color, and volumetrically and velocity controlled to prevent hydrologic condition of concern in receiving waters, may be discharged in the storm-water system.

▲ Pool water that will be drained into the sewer line must meet the requirements of the waste water treatment plant. They may be contacted at (909) 798-7506

THERE ARE TWO OPTION TO DEMOLISH A POOL:

OPTION #1: The applicant may retain a civil or geotechnical engineer to supervise the filling and compaction of the fill material per the California Building Code. The engineer shall provide a report to the City prior to the final inspection including the observation of fill, compaction and site drainage conditions after final grading.

OPTION #2: The applicant may use fill that is uncontaminated, non-water soluble, and non-decomposable if the existing pool is not used to support existing or proposed structures and is not located on ground sloping greater than 10% (i.e., 1 foot of vertical drop for every 10 feet of horizontal distance).

For use of Option #2 a "Covenant for A Restricted Use Area Regarding Maintenance of Uncertified Pool/Spa Fill" form (Attachment A) as provided by B&S must be completed. Approval of the document must be obtained from B&S prior to filing with the County Recorder. After the covenant is recorded; a certified copy of the covenant must be provided to B&S by the applicant prior to the issuance of the pool demolition permit.

Demolition requirements applicable to both options:

1. Provide a site plan showing existing swimming pool/spa dimensions and setbacks from the property lines and all other structures.
2. Remove coping and the top 24-inches of pool wall all around.
3. To prevent the accumulation of water in the bottom of the abandoned pool and/or spa, there shall be a minimum of (15) 6" diameter or (3) 24" diameter break through holes that are evenly dispersed. If 24" diameter holes are utilized a minimum of (1) hole shall be located in the deepest portion of the pool and spa if applicable.
4. Permanently seal and/or remove gas and water supply lines to pool equipment.
5. Remove all electrical wires serving the pool and spa from the electrical panel and either remove or permanently cap the abandoned conduit.
6. Schedule the following inspections from Building and Safety Division by calling (909) 798-7536 ext. 1
 - a. Initial Inspection –after drilling breakthrough holes and prior to backfilling the pool and spa.
 - b. Final inspection - after backfilling of pool/spa and sealing or removal of gas, electrical, and water supply lines.

During all operations dust control measures are required at all times per Redlands Municipal Code § 15.04.070 J

RECORDING REQUESTED BY AND MAIL TO:

CITY OF REDLANDS
DEVELOPMENT SERVICES DEPARTMENT
BUILDING AND SAFETY DIVISION
35 CAJON ST REDLANDS, CA 92373

Space above this line is for Recorder's use

**COVENANT FOR A RESTRICTED USE AREA
REGARDING MAINTENANCE OF UNCERTIFIED POOL/SPA FILL**

This area shall remain clear of any future construction unless approved by the Building Official. The purpose of which is to identify uncertified pads and grading on the property.

The undersigned hereby certify that (I am) (we are) the owner(s) of real property located in the County of San Bernardino, State of California that is hereinafter legally described (as follows, on the attached exhibit(s))

LEGAL DESCRIPTION:

LOT _____ BLOCK _____ TRACT _____ ASSESSOR'S ID # _____
as recorded in BOOK _____ PAGE _____, Records of San Bernardino County

This property is located and known as the following **ADDRESS:** _____

This covenant and agreement is executed as a condition of approval from the City of Redlands, Development Services Department, Building and Safety Division.

I am (We are) fully aware that an existing pool or spa shell was left in-place and backfilled with uncertified fill on this site (SEE ATTACHED PLOT PLAN FOR LOCATION). Furthermore, I am (we are) fully aware that uncertified fills are not to be used to support buildings or structures. As a condition of the approval granted by the City of Redlands Building and Safety Division, I (we) agree to use this area only for open space and not for any Building or structural support.

This covenant and agreement shall run with all of the above described land and shall be binding upon ourselves, and future owners, encumbrances, their successors, heirs or assignees and shall continue in effect until released by the authority of the Building Official of the City of Redlands upon submittal of request, applicable fees and evidence that this covenant and agreement is no longer required by law

I (we), _____ hereby certify that I (we) am (are) the legal owner(s) of
(Legal Name of Property Owners)

Property indicated above, and as such owners for the mutual benefit of future purchasers, their heirs, successors, and assigns, do hereby fix the following protective conditions to which their property, or portions thereof, shall be held, sold, and/or conveyed.

Owner(s): By: _____ Date: _____
By: _____ Date: _____

STATE OF CALIFORNIA, COUNTY OF _____ on _____, 20____ before me,

_____ personally appeared _____, who proved to me the
(Name and Title of the Officer) (Name of Signer)

basis of satisfactory evidence to be the person(s) whose name(s) is/are subscribed to the within instrument and acknowledged to me that he/she/they executed the same in his/her/their authorized capacity(ies), and that by his/her/their signatures(s) on the instrument the person(s), or the entity upon behalf of which the person(s) acted, executed the instrument. I certify under **PENALTY OF PERJURY** under the laws of the State of California that the foregoing paragraph is true and correct.

WITNESS my hand and official seal.

Signature _____
(Signature of Notary Public)

FOR DEPARTMENT USE ONLY:

MUST BE APPROVED BY CITY OF REDLANDS BUILDING AND SAFETY DIVISION PRIOR TO RECORDING.

APPROVED BY _____ **Date** _____
(Print Name) (Signature)

