



# OKLAHOMA

## Uniform Building Code Commission Technical Code Review Committee

### Official Copy - Code Change Proposal Form – **CSPSTC-12**

**NOTE:** This form and any attachments hereto are subject to the Oklahoma Open Records Act and may be disbursed, upon request, without further notice to the submitter.

#### **INSTRUCTIONS:**

1. Please type or print clearly.
2. Form must be signed. Any forms that are not signed or filled out completely, may not be considered.
3. Each requested change must be on a separate form.
4. If the space to show the proposed change or supporting information is not big enough to show the entire change, write the words "See Attached" in the space provided and submit the change on a separate page or document.

#### **Contact Information:**

Name Kyle Melson

Address 420 W Main St, 8<sup>th</sup> floor

City, State and Zip Oklahoma City, OK 73102

Email Address kyle.melson@okc.gov

Phone Number 405-297-2753

#### **Financial Impacts:**

***Please provide the following information:***

Who will be impacted by this change, (i.e. contractors, business or homeowners, specific trades, etc.)?

Short-term pool rental platform operators, residential pool owners offering pools for commercial rental, local health departments, and AHJs responsible for pool inspections.

What is the financial impact of this change?

Increase cost  X  Decrease costs \_\_\_\_\_ Keep Costs the Same \_\_\_\_\_

What is the expected amount of the increase or decrease?  \$1,500

If this change increases the cost of construction, will it exceed \$1,000,000 over the course of five years?

Yes \_\_\_\_\_ No  X

Explain the method used to determine the economic impact. Please provide the sources used to determine the impact, in the explanation.

Based on PHTA (Pool & Hot Tub Alliance) estimated costs to bring an existing residential pool into Class B commercial pool compliance under the proposed ISPSC adoption, including equipment upgrades, safety equipment, signage, and permitting. As of April 30, 2026, a leading pool sharing platform currently lists 11 residential pools available for rent in Oklahoma, with a combined total of 382 recorded rentals, demonstrating that this use type is already active and unregulated within the state. Cost estimates are derived from industry standard pool equipment and permitting cost data. Total statewide impact is expected to remain well below \$1,000,000 over five years given the limited number of active pool sharing facilities currently operating in Oklahoma.

**Code Change Information:**

Which code needs to be revised?  2024 International Swimming Pool and Spa Code (ISPSC)

Which part of the code needs to be revised?

Section  202  Table \_\_\_\_\_ Figure \_\_\_\_\_ Page  17

**Proposed Change:**

Show the proposed new, revised, or deleted text in Legislative format. Line through text to be deleted and underline text to be added or revised.

**POOL SHARING FACILITY.** A residential swimming pool or aquatic amenity made available to  transient users in exchange for monetary compensation or commercial consideration pursuant to a posted fee schedule, on an hourly or short-term basis, where no overnight lodging is provided.

**Supporting Information:**

Please provide justification for the proposed change and clarify if it impacts life safety.

Pool sharing platforms facilitate hourly rental of residential pools to transient users. This use pattern creates elevated public health risk due to high bather turnover, absence of required sanitation facilities, lack of required water quality testing, and lack of water chemistry management between rental groups. A residential pool is not designed or equipped to handle the contamination load associated with multiple transient bather groups cycling through in a single day.

Without a specific definition, AHJs lack a clear regulatory hook to classify and inspect these facilities. Jurisdictions that have attempted to regulate pool sharing without defined classifications have faced legal challenges from platform operators exploiting definitional gaps in existing code. Wisconsin's Department of Agriculture, Trade and Consumer Protection was forced to back down from enforcement after a leading pool sharing platform threatened litigation, specifically because the existing code lacked an intermediate classification between residential and full public pool standards. Similar regulatory challenges have occurred in North Carolina, Maryland, and New Jersey.

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This definition establishes clear, compensation-triggered and platform-agnostic language that gives AHJs an enforceable and documentable standard. The "posted fee schedule" trigger is observable, future-proof, and distinguishes commercial rental arrangements from casual social use. This change directly impacts life safety by ensuring that pools operating under a commercial use pattern are subject to appropriate oversight, water quality standards, and inspection requirements commensurate with their actual risk profile.

Signature: Kyle Melson

Date: 04/30/2026

*Official copy: Original with signature in office file.*

**Send completed form to:**

Oklahoma Uniform Building Code Commission  
2401 N.W. 23 St, Ste 82, Oklahoma City, OK 73107  
Or email to [permitreporting@oubcc.ok.gov](mailto:permitreporting@oubcc.ok.gov)