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Applying for deviations from building law requirements, from the provisions of a development plan or urban development statutes or from the provisions of the Land Use Ordinance

Heruntergeladen am 23.06.2025

<https://fimportal.de/xzufi-services/11102642/L100012>

Modul	Sachverhalt
Leistungsschlüssel	99012106007000, 99012106007000
Leistungsbezeichnung I	Applying for deviations from building law requirements, from the provisions of a development plan or urban development statutes or from the provisions of the Land Use Ordinance
Leistungsbezeichnung II	Applying for deviations from building law requirements, from the provisions of a development plan or urban development statutes or from the provisions of the Land Use Ordinance
Typisierung	4 - Land: Regelung
Quellredaktion	Schleswig-Holstein

Modul	Sachverhalt
Freigabestatus Katalog	unbestimmter Freigabestatus
Freigabestatus Bibliothek	unbestimmter Freigabestatus
Begriffe im Kontext	
Leistungstyp	Leistungsobjekt mit Verrichtung
Leistungsgruppierung	Baurecht (012)
Verrichtungskennung	Zulassung (007)
SDG-Informationsbereich	Kauf und Verkauf von Immobilien, einschließlich aller Bedingungen und Pflichten im Zusammenhang mit der Besteuerung, dem Eigentum oder der Nutzung von Immobilien (auch als Zweitwohnsitz)
Lagen Portalverbund	Erlaubnisse und Genehmigungen (2010400), Bauverfahren (2050500)
Einheitlicher Ansprechpartner	Nein
Fachlich freigegeben am	
Fachlich freigegeben durch	
Handlungsgrundlage	https://www.gesetze-rechtsprechung.sh.juris.de/bssh/document/jlr-BauOSH2022pP61 https://www.gesetze-rechtsprechung.sh.juris.de/bssh/document/jlr-BauOSH2022pP67 https://www.gesetze-im-internet.de/bbaug/_31.html https://www.gesetze-rechtsprechung.sh.juris.de/jportal/?quelle=jlink&query=BauGebV+SH+Anlage+1&psml=bsshoprod.psml&max=true https://www.gesetze-rechtsprechung.sh.juris.de/jportal/?quelle=jlink&query=BauAufs%C3%9CV+SH&psml=bsshoprod.psml&max=true&aiz=true https://www.gesetze-rechtsprechung.sh.juris.de/bssh/document/jlr-BauOSH2022pP61 https://www.gesetze-rechtsprechung.sh.juris.de/bssh/document/jlr-BauOSH2022pP67 https://www.gesetze-im-internet.de/bbaug/_31.html https://www.gesetze-rechtsprechung.sh.juris.de/jportal/?quelle=jlink&query=BauGebV+SH+Anlage+1&psml=bsshoprod.psml&max=true https://www.gesetze-rechtsprechung.sh.juris.de/jportal/

Modul	Sachverhalt
	/?quelle=jlink&query=BauAufs%C3%9CV+SH&psml=bsshoprod.psml&max=true&aiz=true
Teaser	Under certain conditions, certain building projects are exempt from procedures (building projects not requiring approval).
Volltext	Certain building projects are exempt from procedures (building projects not requiring approval) in accordance with Section 61 of the State Building Regulations for Schleswig-Holstein (LBO). Under certain conditions, these include facilities such as • Necessary garages and bicycle garages, • necessary covered parking spaces, • screen walls, • enclosures (fences), • greenhouses, • fountains, • swimming pools or • temporarily erected scaffolding or bicycle parking facilities. In the case of these construction projects, the building owners act on their own responsibility. This means that they must ensure on their own initiative that the facilities they erect or modify do not conflict with public law regulations, for example the provisions of a development plan, and are sufficiently stable. In the event of deviations from the provisions of building regulations law (Section 67 LBO) or necessary exceptions or exemptions from the provisions of building planning law (Section 31 of the German Building Code - BauGB), these must be applied for in writing to the lower building supervisory authority and justified before the start of construction.
Erforderliche Unterlagen	
Voraussetzungen	
Kosten	Fees are charged in accordance with the state ordinance on administrative fees in matters of building supervision. Detailed information can be obtained from the responsible office.

Modul	Sachverhalt
Verfahrensablauf	
Bearbeitungsdauer	
Frist	
weiterführende Informationen	
Hinweise	Before you start building, any application for a deviation or similar must have been approved. In addition, you should clarify in advance whether any approvals, consents, authorizations and permits required for your project under other public law regulations must be obtained before construction begins, such as approvals under the municipality's wastewater disposal or tree protection statutes, the Monument Protection Act or the State Nature Conservation Act. Information on this can be obtained from the relevant authorities.
Rechtsbehelf	
Kurztext	
Ansprechpunkt	• If applicable, to the districts or independent cities (= lower building supervisory authorities) or • to the independent municipalities (cities) listed in § 1 of the state ordinance on the transfer of tasks of the lower building supervisory authority to independent municipalities and offices (8th VO-LBO).
Zuständige Stelle	
Formulare	Applications can be submitted informally.
Ursprungsportal	Abweichungen von baurechtlichen Anforderungen, von Festsetzungen eines Bebauungsplans bzw. einer städtebaulichen Satzung oder von Regelungen der Baunutzungsverordnung beantragen, Applying for deviations from building law requirements, from the provisions of a development plan or urban development statutes or from the provisions of the Land Use Ordinance