

99012068006000, 99012068006000

# Apply for a preliminary decision

Heruntergeladen am 07.06.2025

<https://fimportal.de/xzufi-services/7291038/L100008>

| Modul                         | Sachverhalt                                                                                                                         |
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| Leistungsschlüssel            | 99012068006000, 99012068006000                                                                                                      |
| Leistungsbezeichnung I        | Apply for a preliminary decision                                                                                                    |
| Leistungsbezeichnung II       |                                                                                                                                     |
| Typisierung                   | 4 - Land: Regelung                                                                                                                  |
| Quellredaktion                | Sachsen-Anhalt                                                                                                                      |
| Freigabestatus Katalog        | unbestimmter Freigabestatus                                                                                                         |
| Freigabestatus Bibliothek     | unbestimmter Freigabestatus                                                                                                         |
| Begriffe im Kontext           |                                                                                                                                     |
| Leistungstyp                  | Leistungsobjekt mit Verrichtung                                                                                                     |
| Leistungsgruppierung          | Baurecht (012)                                                                                                                      |
| Verrichtungskennung           | Genehmigung (006)                                                                                                                   |
| SDG-Informationsbereich       |                                                                                                                                     |
| Lagen Portalverbund           | Hausbau und Immobilienerwerb (1050100),<br>Erlaubnisse und Genehmigungen (2010400),<br>Bauverfahren (2050500), Bauplanung (2050400) |
| Einheitlicher Ansprechpartner | Nein                                                                                                                                |

| Modul                      | Sachverhalt                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                      |
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| Fachlich freigegeben am    | 22.07.2020                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
| Fachlich freigegeben durch | Ministry of Infrastructure and Digital Affairs of the State of Saxony-Anhalt                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                     |
| Handlungsgrundlage         | <a href="https://www.gesetze-im-internet.de/bbaug/">https://www.gesetze-im-internet.de/bbaug/</a><br><a href="https://www.gesetze-im-internet.de/baunvo/">https://www.gesetze-im-internet.de/baunvo/</a><br><a href="https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauOST2013rahmen">https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauOST2013rahmen</a><br><a href="https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauVorIVST2006rahmen">https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauVorIVST2006rahmen</a><br><a href="https://mid.sachsen-anhalt.de/fileadmin/Bibliothek/Politik_und_Verwaltung/MLV/MID/Infrastruktur/Bauen_und_Wohnen/Oeffentliches-Baurecht/VV-Technische-Baubestimmungen-2022.pdf">https://mid.sachsen-anhalt.de/fileadmin/Bibliothek/Politik_und_Verwaltung/MLV/MID/Infrastruktur/Bauen_und_Wohnen/Oeffentliches-Baurecht/VV-Technische-Baubestimmungen-2022.pdf</a><br><a href="https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauGebVST2006rahmen">https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauGebVST2006rahmen</a><br><a href="https://www.gesetze-im-internet.de/bbaug/">https://www.gesetze-im-internet.de/bbaug/</a><br><a href="https://www.gesetze-im-internet.de/baunvo/">https://www.gesetze-im-internet.de/baunvo/</a><br><a href="https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauOST2013rahmen">https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauOST2013rahmen</a><br><a href="https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauVorIVST2006rahmen">https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauVorIVST2006rahmen</a><br><a href="https://mid.sachsen-anhalt.de/fileadmin/Bibliothek/Politik_und_Verwaltung/MLV/MID/Infrastruktur/Bauen_und_Wohnen/Oeffentliches-Baurecht/VV-Technische-Baubestimmungen-2022.pdf">https://mid.sachsen-anhalt.de/fileadmin/Bibliothek/Politik_und_Verwaltung/MLV/MID/Infrastruktur/Bauen_und_Wohnen/Oeffentliches-Baurecht/VV-Technische-Baubestimmungen-2022.pdf</a><br><a href="https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauGebVST2006rahmen">https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauGebVST2006rahmen</a> |
| Teaser                     | Would you like to know whether your project is permitted and have not yet submitted a building application? Then you can submit a preliminary building application.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Volltext                   | <p>If you have individual legal questions about the permissibility of your building project and have not yet submitted a building application, you can submit a preliminary building inquiry.</p> <p>This is useful, for example, if it is unclear whether you are allowed to realize your building project on the planned plot.</p> <p>In the preliminary building application, you formulate</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |

| Modul                    | Sachverhalt                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                       |
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|                          | <p>your question so clearly that a clear answer is possible.</p> <p>You will then receive a preliminary building permit for your question.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| Erforderliche Unterlagen | <p>Application for preliminary decision (digital or written)</p> <p>If also required for assessment:</p> <ul style="list-style-type: none"> <li>• Extract from the official real estate map (not significantly older than 3 months)</li> <li>• site plan</li> <li>• construction drawings</li> <li>• Building description</li> <li>• Proof of stability</li> <li>• Fire protection concept</li> <li>• Information on the secured development</li> </ul> <p>Please contact your local building supervisory authority to find out which documents you need to submit for a decision on your specific questions.</p> |
| Voraussetzungen          | <p>The application for a preliminary decision must be submitted in writing or digitally using the officially prescribed form.</p>                                                                                                                                                                                                                                                                                                                                                                                                                                                                                 |
| Kosten                   | <p>Abgabe: 50€ - 1.875€</p> <p>The amount of the fee depends on the scope of the inspection work. Up to half of the fee for the preliminary decision is to be offset against the building permit fee, provided that the minimum fee for the building permit is not undercut.</p> <p><a href="https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauGebVST2006V6Anlage1">https://www.landesrecht.sachsen-anhalt.de/bsst/document/jlr-BauGebVST2006V6Anlage1</a></p> <p>between EUR 75.00 and 2,500</p>                                                                                                    |
| Verfahrensablauf         | <p>Submit your application for a preliminary decision (digitally or in writing) to your local building supervisory authority.</p> <p>The lower building supervisory authority will review your application and involve the municipality and necessary authorities.</p> <p>You will then receive the preliminary decision and a</p>                                                                                                                                                                                                                                                                                |

| Modul                        | Sachverhalt                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
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|                              | notification of fees. Pay the fees                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                             |
| Bearbeitungsdauer            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Frist                        | Once you have received the preliminary decision, you can start building with a valid building permit within 3 years. You can apply for an extension of the preliminary decision by up to 1 year.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                               |
| weiterführende Informationen | <a href="https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/baugenehmigung">https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/baugenehmigung</a><br><a href="https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/oeffentliches-baurecht">https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/oeffentliches-baurecht</a><br><a href="https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/bauaufsichtsbehoerden">https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/bauaufsichtsbehoerden</a><br><a href="https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/baugenehmigung">https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/baugenehmigung</a><br><a href="https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/oeffentliches-baurecht">https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/oeffentliches-baurecht</a><br><a href="https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/bauaufsichtsbehoerden">https://mid.sachsen-anhalt.de/infrastruktur/bauen-und-wohnen/bauaufsichtsbehoerden</a> |
| Hinweise                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Rechtsbehelf                 | You can lodge an objection.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                    |
| Kurztext                     |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Ansprechpunkt                | The lower building supervisory authorities of the state of Saxony-Anhalt are responsible. These are the districts, independent towns and the towns belonging to the districts of Stendal, Köthen, Naumburg, Zeitz and Weißenfels.                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                              |
| Zuständige Stelle            |                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                |
| Formulare                    | <ul style="list-style-type: none"> <li>• Informal application possible: No</li> <li>• Personal appearance necessary: No</li> <li>• Online services available: Yes</li> </ul> <a href="https://mid.sachsen-anhalt.de/fileadmin/Bibliothek/Politik_und_Verwaltung/MLV/MID/Infrastruktur/Bauen_und_Wohnen/Baugenehmigung/240013.pdf">https://mid.sachsen-anhalt.de/fileadmin/Bibliothek/Politik_und_Verwaltung/MLV/MID/Infrastruktur/Bauen_und_Wohnen/Baugenehmigung/240013.pdf</a><br><a href="https://mid.sachsen-anhalt.de/fileadmin/Bibliothek/Politik_und_Verwaltung/MLV/MID/Infrastruktur/Bauen_und_Wohnen/Baugenehmigung/240013.pdf">https://mid.sachsen-anhalt.de/fileadmin/Bibliothek/Politik_und_Verwaltung/MLV/MID/Infrastruktur/Bauen_und_Wohnen/Baugenehmigung/240013.pdf</a>                                                                                                                                                                                                                                                                                                                        |
| Ursprungsportal              | Apply for a preliminary decision, Vorbescheid                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                                  |

**Modul**

**Sachverhalt**

beantragen