

99012097276000

Building - Application for exemption from a change ban to safeguard urban land-use planning

Heruntergeladen am 25.07.2025

<https://fimportal.de/xzufi-services/214859004/L100038>

Modul	Sachverhalt
Leistungsschlüssel	99012097276000
Leistungsbezeichnung I	Building - Application for exemption from a change ban to safeguard urban land-use planning
Leistungsbezeichnung II	Applying for an exemption from a change ban to safeguard urban land-use planning
Typisierung	3 - Bundesaufsichtsverwaltung: Regelung
Quellredaktion	Thüringen
Freigabestatus Katalog	unbestimmter Freigabestatus
Freigabestatus Bibliothek	unbestimmter Freigabestatus
Begriffe im Kontext	
Leistungstyp	Leistungsobjekt mit Verrichtung
Leistungsgruppierung	Baurecht (012)
Verrichtungskennung	Ausnahmegenehmigung (276)
SDG-Informationsbereich	Kauf und Verkauf von Immobilien, einschließlich aller

Modul	Sachverhalt
	Bedingungen und Pflichten im Zusammenhang mit der Besteuerung, dem Eigentum oder der Nutzung von Immobilien (auch als Zweitwohnsitz)
Lagen Portalverbund	Hausbau und Immobilienerwerb (1050100), Bauplanung (2050400)
Einheitlicher Ansprechpartner	Nein
Fachlich freigegeben am	19.08.2024
Fachlich freigegeben durch	Thuringian Ministry for Infrastructure and Agriculture
Handlungsgrundlage	https://www.gesetze-im-internet.de/bbaug/_14.html https://www.gesetze-im-internet.de/bbaug/_14.html
Teaser	You can apply for an exemption from a change ban to secure the urban land-use planning if there are no overriding public interests to the contrary.
Volltext	<p>An exception to the change ban to safeguard urban land-use planning may be permitted if there are no overriding public interests to the contrary. The decision on exceptions is made by the lower building supervisory authority together with the municipality.</p> <p>The following can be affected by a change ban</p> <p>Construction, alteration and change of use of buildings,</p> <p>large-scale backfilling and excavation,</p> <p>Excavations, deposits including storage sites,</p> <p>removal of structures,</p> <p>significant or substantially value-enhancing changes to land and structures, the changes to which are not subject to approval, consent or notification.</p> <p>In the case of projects in the formally defined redevelopment area or in the urban development area, the provisions of a change ban to safeguard urban land-use planning do not apply. Here, approval must be obtained from the municipality.</p>

Modul

Sachverhalt

The following are not affected by the change ban to safeguard urban land-use planning

Projects that were approved under building law before the change ban came into force,

Projects of which the municipality is aware and the execution of which could have begun before the change ban came into force,

maintenance work and the continuation of a previously practiced use.

Erforderliche Unterlagen

- Application for exceptional approval for a change ban to safeguard urban land-use planning

Voraussetzungen

Exceptions to the change ban may be permitted if there are no overriding public interests to the contrary.

Kosten

Fees will be charged.

Please contact the lower building supervisory authority.

Verfahrensablauf

You submit the completed application for exemption from a change ban to secure the urban land-use planning to the responsible building permit authority.

In Thuringia, these are the lower building supervisory authorities.

If documents are missing or there are other ambiguities, you will be asked to rectify these obstacles to assessment.

In this case, submit the missing or amended documents and/or the clarification.

The building permit authority will review your application.

If all requirements for the granting of an exemption permit are met, the building permit authority will make a final decision together with the municipality.

Modul	Sachverhalt
	If this decision is positive, you will receive a notice of exemption.
Bearbeitungsdauer	
Frist	• none
weiterführende Informationen	
Hinweise	
Rechtsbehelf	• Contradiction
Kurztext	<p>An exception to the change ban to safeguard urban land-use planning may be permitted if there are no overriding public interests to the contrary.</p> <p>The decision on exceptions is made on application by the lower building supervisory authority in agreement with the municipality.</p> <p>Examples are</p> <p>Construction, modification and change of use of buildings</p> <p>Large-scale embankments and excavations</p> <p>Excavations, deposits including storage facilities or the removal of structures</p> <p>value-enhancing changes to land and structures whose changes do not require approval, consent or notification.</p> <p>The following are not affected by the change ban to safeguard urban land-use planning</p> <p>Projects that were approved under building law before the change ban came into force</p> <p>Projects of which the municipality has gained knowledge in accordance with building regulations and the execution of which could have begun before the change ban came into force</p>

Modul	Sachverhalt
	Maintenance work and the continuation of a previously practiced use.
Ansprechpunkt	Contact the lower building supervisory authorities of the districts and independent cities.
Zuständige Stelle	Building approval authority In Thuringia, these are the lower building supervisory authorities.
Formulare	Contact the lower building supervisory authority. Some authorities provide application forms on their websites or use an online service.
Ursprungsportal	Building - Application for exemption from a change ban to safeguard urban land-use planning, Bauen - Antrag auf Ausnahmegenehmigung bei einer Veränderungssperre zur Sicherung der Bauleitplanung