

99012011046000

Development plan explanation

Heruntergeladen am 18.06.2025

<https://fimportal.de/xzufi-services/S1000020010000011281/S100002>

Modul	Sachverhalt
Leistungsschlüssel	99012011046000
Leistungsbezeichnung I	Development plan explanation
Leistungsbezeichnung II	Development plan general
Typisierung	3 - Bundesaufsichtsverwaltung: Regelung
Quellredaktion	Hamburg
Freigabestatus Katalog	unbestimmter Freigabestatus
Freigabestatus Bibliothek	unbestimmter Freigabestatus
Begriffe im Kontext	<div lang="en-x-mtfrom-de">Draw up a B-plan</div> , <div lang="en-x-mtfrom-de">Planning procedure</div> , <div lang="en-x-mtfrom-de">Public display of the development plan</div> , <div lang="en-x-mtfrom-de">Fa. Zoning plan procedure</div> , <div lang="en-x-mtfrom-de">Development plan - fundamental legal issues</div> , <div lang="en-x-mtfrom-de">Development plan, sale</div> , <div lang="en-x-mtfrom-de">Draw up the development plan</div> , <div lang="en-x-mtfrom-de">Zoning plan draft</div> , <div lang="en-x-mtfrom-de">Public plan discussion</div> , <div lang="en-x-mtfrom-de">Public display</div> , <div lang="en-x-mtfrom-de">Citizen participation</div> , <div> </div>

Modul	Sachverhalt
	<code>lang="en-x-mtfrom-de">Landscaping fixings</div>, <div lang="en-x-mtfrom-de">Landscape planning regulations</div>, <div lang="en-x-mtfrom-de">urban planning</div>, <div lang="en-x-mtfrom-de">District urban development</div>, <div lang="en-x-mtfrom-de">Construction stage plan</div>, <div lang="en-x-mtfrom-de">Development plan procedure, customary announcement</div>, <div lang="en-x-mtfrom-de">Zoning plan, customary announcement</div>, <div lang="en-x-mtfrom-de">Local announcement of the development plan</div>, <div lang="en-x-mtfrom-de">Zoning plans for sale</div>, <div lang="en-x-mtfrom-de">Land-use planning</div>, <div lang="en-x-mtfrom-de">Construction matters</div></code>
Leistungstyp	
Leistungsgruppierung	
Verrichtungskennung	
SDG-Informationsbereich	
Lagen Portalverbund	
Einheitlicher Ansprechpartner	Nein
Fachlich freigegeben am	10.05.2024
Fachlich freigegen durch	
Handlungsgrundlage	Building Code (BauGB)
Teaser	<p>The purpose of development plans is to prepare and direct the construction and other use of the land. Development plans regulate, among other things, the construction and non-construction use of the land.</p>
Volltext	<ul style="list-style-type: none"> • the type of use (residential area, commercial area), • the designation of traffic areas, green spaces and agricultural areas • the building density • the number of storeys of buildings. <p>Development plans are drawn up using special</p>

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	procedures that are regulated in the Building Code. Various actors are involved in the planning process.
Erforderliche Unterlagen	<ul style="list-style-type: none"> • Planning documents (maps, plans and sketches) • Detailed reason • Documentation of public participation and the public bodies involved • Resolutions and minutes • Legal opinions or audits, if necessary <p>Various documents may be necessary or created as part of a development plan procedure. These usually include:</p>
Voraussetzungen	<ul style="list-style-type: none"> • There is an urban development need, for example due to development needs, the need for new residential areas or the need for land use planning. • There is a public interest in the planning and development of the area concerned. • The public and affected stakeholders are appropriately involved in the planning process.
Kosten	The costs of a development plan procedure can vary greatly depending on the scope, complexity and local conditions. The costs are usually at least several tens of thousands of euros and are usually borne in whole or in part by the beneficiaries of the planning procedure.
Verfahrensablauf	<ul style="list-style-type: none"> • The competent authority takes a resolution which determines the necessity and objective of the development plan. • A planning concept is drawn up that defines the basic objectives and contents of the development plan. • The draft plan will be made available to the public to give citizens and affected interest groups the opportunity to inspect it and comment. • The draft plan will be sent to the public authorities and the authorities involved for comment. • The draft plan will be coordinated and, if necessary, adjusted based on the feedback received. • The revised draft plan is approved by the responsible municipal council or authority and again made available for public inspection. • After the consultation period has expired and the comments received have been examined, the development plan is approved by the responsible authority or municipal council.

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	<ul style="list-style-type: none"> The approved development plan is made public and comes into force. From this point on, it is binding and forms the basis for construction projects and other measures in the area concerned.
Bearbeitungsdauer	A development plan procedure can take several years.
Frist	No.
weiterführende Informationen	https://www.hamburg.de/bauleitplanung/ https://www.hamburg.de/bauleitplanung/ https://www.hamburg.de/bebauungsplaene-online https://www.hamburg.de/bebauungsplaene-online https://www.luewu.de/gvbl/ https://www.luewu.de/gvbl/ https://www.luewu.de/anzeiger/ https://www.luewu.de/anzeiger/ https://bauleitplanung.hamburg.de/ https://bauleitplanung.hamburg.de/
Hinweise	The development plan does not provide any information about whether a plot of land can be built on or not. If you need information about whether you are allowed to build on a particular plot of land, please use the link to building advice.
Rechtsbehelf	Not specified
Kurztext	<ul style="list-style-type: none"> Development plan information Development plans regulate the use of land and the design of areas, including type of use, traffic areas, green spaces, building density and number of building floors. They also specify details such as building layout, housing units and design guidelines and form the basis for construction projects. Development plans are binding for all construction projects in order to ensure orderly and sustainable urban development.
Ansprechpunkt	If you want to find out exactly who is responsible for your request, please follow the link to
Zuständige Stelle	District Office Bergedorf
Formulare	

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Ursprungsportal	Hamburg Service, Hamburg Service (Currently this link is only available in german)