

99012087023002

Construction information transcript

Heruntergeladen am 08.06.2025

<https://fimportal.de/xzufi-services/S1000020010000011768/S100002>

Modul	Sachverhalt
Leistungsschlüssel	99012087023002
Leistungsbezeichnung I	Construction information transcript
Leistungsbezeichnung II	Request information on the building encumbrance register
Typisierung	4a - Land: Regelung und Vollzug
Quellredaktion	Hamburg
Freigabestatus Katalog	unbestimmter Freigabestatus
Freigabestatus Bibliothek	unbestimmter Freigabestatus
Begriffe im Kontext	<div lang="en-x-mtfrom-de">Information on building encumbrances</div> , <div lang="en-x-mtfrom-de">Real estate file</div>, <div lang="en-x-mtfrom-de">Debit document</div>, <div lang="en-x-mtfrom-de">Ownership Restrictions</div>, <div lang="en-x-mtfrom-de">Court communities</div>, <div lang="en-x-mtfrom-de">charges</div>, <div lang="en-x-mtfrom-de">Spacing surfaces</div>, <div lang="en-x-mtfrom-de">Construction loads</div>, <div lang="en-x-mtfrom-de">List of building loads</div>, <div lang="en-x-mtfrom-de">clearance area construction load</div>, <div lang="en-x-mtfrom-de">Inspection of the register of building encumbrances</div>, <div

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	lang="en-x-mtfrom-de">List of building encumbrances</div>, <div lang="en-x-mtfrom-de">access area construction load</div>
Leistungstyp	
Leistungsgruppierung	
Verrichtungskennung	
SDG-Informationsbereich	
Lagen Portalverbund	
Einheitlicher Ansprechpartner	Nein
Fachlich freigegeben am	13.03.2025
Fachlich freigegeben durch	
Handlungsgrundlage	§ 79 Hamburg Building Code (HBauO) – Building Encumbrances, Building Encumbrance List state law of Hamburg <https://www.landesrecht-hamburg.de/bsha/document/jlr-BauOHA2005V3P79> § 19 Hamburg Roads Act (HWG) – Special Uses state law of Hamburg <https://www.landesrecht-hamburg.de/bsha/document/jlr-WegeGHAV5P19>
Teaser	The building encumbrance information or the copy of the building encumbrance register informs you whether a property is benefited or encumbered by public law obligations.
Volltext	If a building burden is registered for your property, you have an obligation to do, tolerate or refrain from doing certain things that affect the property. Building encumbrances affect the value of a property. For real estate financing, your bank requires current information from the building encumbrance register. The building encumbrance information or copy of the building encumbrance register provides information

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	about which public law obligations (building encumbrances) are entered in the building encumbrance register. These may be building burdens that impair the structural usability of the property (for example, taking over a setback area or a parking space) or improve it (for example, unification building burden). You can obtain extracts from the building encumbrance register from the State Office for Geoinformation and Surveying. To establish or delete building encumbrances, please contact the responsible building inspection office of your district office.
Erforderliche Unterlagen	For extracts from the building load register containing personal data, the following evidence is required for data protection reasons: • proof of eligibility or • a power of attorney from the landowner or the person with the building lease (see link power of attorney)
Voraussetzungen	You are a landowner yourself. You are a notary. You have a building lease or a power of attorney. You have a legitimate interest.
Kosten	The amount of the fees depends on the number of parcels of land for which information is requested. The more building burdens there are on a parcel of land, the higher the fees. The basis is the fee schedule for official surveying and the appraisal committee for property values in Hamburg (GebOVerM) in the currently valid version.
Verfahrensablauf	There are 2 online services available to you in the online service: **Online portal property cadastre** You can use this online service as a private individual and as a business customer. • You select the button "Online portal property cadastre".

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- The red button "Start here" takes you to the online portal "Property Cadastre Information".
- Here you can select and order the documents you want from your own PC at any time.
- You pay the applicable fees by credit card or direct debit.
- After completing the payment process, you will receive an email with an invoice/fee notice.
- In another email you will receive a delivery note with a download link via which you can download the documents.

****Online order form for property cadastre****

This online service is used by authorities and corporate customers who do not have the option to pay by direct debit or credit card.

Please note that the client and the invoice recipient must always be the same when ordering using this method.

- You select the button "Online order form for property cadastre".
- The red button "Start here" opens the order form.
- Click Start to fill out the form step by step online.
- You can then submit your request online.
- You will receive a completed document with your order details as a PDF document.
- The ordered documents will be sent to you as PDF documents by email with the corresponding fee notice.

Bearbeitungsdauer

****online portal real estate cadastre**** Customer: About 15 minutes to select the product if the Internet setting allows pop-up windows. LGV: Products with verification of legitimate interest: up to 3 working days Products without legitimate interest: within one day ****Online Order Form Property Cadastre**** Customer: About 5 minutes LGV: As of February 5, 2025: approx. 2-3 weeks

Frist

An objection to the information must be made within one month.

weiterführende Informationen

<https://www.hamburg.de/resource/blob/243860/be424042bcee790e5ae965eba8c524fc/d-grund-und-boden-fl-ger-data.pdf>

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<https://www.hamburg.de/bsw/grundstueckswerte/6727756/grund-boden-flurstuecksweise/>
http://imperia.verbandsnetz.nabu.de/imperia/md/content/hamburg/geschaeftsstelle/liste_baupruefungsabteilungen_hamburger_bezirksaemter.pdf
<https://www.hamburg.de/service/info/11254042/>
<https://www.hamburg.de/resource/blob/243572/1ed2314c90c362f53d7f9358d178d350/d-gebuehrenordnung-data.pdf>
<https://www.hamburg.de/contentblob/6759966/d54568c41c936759ee235cd290347619/data/d-gebuehrenordnung.pdf>
<https://www.hamburg.de/resource/blob/243578/48ac4e45165bdc79420f8d7b2cb3fcab/d-nutzungsbedingungen-data.pdf>
<https://www.hamburg.de/contentblob/6759970/0d2017e3a82656bdf87a3aa389ed2a78/data/d-nutzungsbedingungen.pdf>
<https://www.hamburg.de/bsw/grundstuecksinformation-und-vertrieb/>
<https://www.hamburg.de/bsw/grundstuecksinformation-und-vertrieb/>
<https://www.landesrecht-hamburg.de/bsha/document/jlr-BauOHA2005V3P79>
https://www.lexsoft.de/cgi-bin/lexsoft/justizportal_nrw.cgi?xid=1540888,88
<https://www.landesrecht-hamburg.de/bsha/document/jlr-WegeGHAV5P19>
https://www.lexsoft.de/cgi-bin/lexsoft/justizportal_nrw.cgi?t=164518592364342586&sessionID=16794357452146179604&source=link&highlighting=off&templateID=document&chosenIndex=Dummy_nv_68&xid=170462,21
<https://www.hamburg.de/resource/blob/994164/ba6895f07af7c498864f18fcb915c457/d-bestellanleitunt-online-portal-data.pdf>
https://geoshop2.geoportal-hamburg.de/ASWeb/ASA_AAAWeb/Legend/Alkis/Bestellanleitung_kurz.pdf

Hinweise

- Ordering by email, post, fax or telephone is not possible.
 - Support for the online portals is available via the email address lgvalkis-hilfe@gv.hamburg.de
 - You can reach the property information and sales team on 040 42826 5720. We are generally responsible

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	for all questions on the following topics • Extracts from the property cadastre • Extracts from the building encumbrance register • general information on the information procedure • Processing times • the different distribution channels • and the various products • Extracts from the property cadastre are also available from the service centers for economic development, construction and the environment of the district offices (see link sales channels). • Information on land valuation is provided by the tax office for traffic taxes and real estate. • During the nightly data update, operations may be suspended from approximately 0:00 to 3:00 a.m. In addition, maintenance may be carried out on the first Sunday of each month from approximately 8:00 p.m. to midnight.
Rechtsbehelf	contradiction
Kurztext	Information from the building encumbrance register • are available for the area of the Free and Hanseatic City of Hamburg • provide information about all public law obligations that are imposed on a property
Ansprechpunkt	
Zuständige Stelle	State Office for Geoinformation and Surveying (LGV)
Formulare	
Ursprungsportal	Hamburg Service, Hamburg Service (Currently this link is only available in german)