

99012071006000

Apply for a building permit for the change of use of a facility

Heruntergeladen am 28.07.2025

<https://fimportal.de/xzufi-services/123136979/L100027>

Modul	Sachverhalt
Leistungsschlüssel	99012071006000
Leistungsbezeichnung I	Apply for a building permit for the change of use of a facility
Leistungsbezeichnung II	Apply for a building permit for the change of use of a facility
Typisierung	4b - Land: Regelung und Ausführungsvorschriften, Kommune: Vollzug
Quellredaktion	Mecklenburg-Vorpommern
Freigabestatus Katalog	unbestimmter Freigabestatus
Freigabestatus Bibliothek	unbestimmter Freigabestatus
Begriffe im Kontext	
Leistungstyp	Leistungsobjekt mit Verrichtung
Leistungsgruppierung	Baurecht (012)
Verrichtungskennung	Genehmigung (006)
SDG-Informationsbereich	Kauf und Verkauf von Immobilien, einschließlich aller Bedingungen und Pflichten im Zusammenhang mit der

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	Besteuerung, dem Eigentum oder der Nutzung von Immobilien (auch als Zweitwohnsitz)
Lagen Portalverbund	
Einheitlicher Ansprechpartner	Nein
Fachlich freigegeben am	31.08.2022
Fachlich freigegeben durch	Ministry of the Interior, Building and Digitalization Mecklenburg-Western Pomerania
Handlungsgrundlage	https://www.landesrecht-mv.de/bsmv/document/jlr-Ba uOMV2015pP59 https://www.landesrecht-mv.de/bsmv/document/jlr-Ba uVorlVMV1IVZ https://www.landesrecht-mv.de/bsmv/document/jlr-Ba uGebVMVrahmen https://www.regierung-mv.de/Landesregierung/im/Bau /Planen-und-Bauen/Technische-Baubestimmungen/ https://www.landesrecht-mv.de/bsmv/document/jlr-Ba uOMV2015pP59 https://www.landesrecht-mv.de/bsmv/document/jlr-Ba uVorlVMV1IVZ https://www.landesrecht-mv.de/bsmv/document/jlr-Ba uGebVMVrahmen https://www.regierung-mv.de/Landesregierung/im/Bau /Planen-und-Bauen/Technische-Baubestimmungen/
Teaser	Before you can change the use of a facility requiring a building permit, you need a change of use permit (building permit). To do this, you submit an application for a change of use (building application) to the responsible lower building supervisory authority.
Volltext	<p>Before you can change the use of a facility requiring a building permit, you need a change of use permit (building permit). To do this, you submit an application for a change of use (building application) to the responsible lower building supervisory authority.</p> <p>For the application for change of use (building application), you must use the officially prescribed forms or an online service. The application for change of use (building application) includes a number of</p>

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building documents that are required for the assessment of the project and the processing of the application for change of use (building application). These are, for example, the extract from the official real estate map, site plan, building description and building drawings.

The approval of the change of use (building permit) is subject to a fee.

Erforderliche Unterlagen

- Application for change of use (building application) (by online service or by officially prescribed form).

As far as they are to be submitted, in addition:

- Extract from the official real estate map
- Site plan
- Construction drawings
- Building description
- Proof of stability
- Fire protection concept
- Information about the secured development

Please contact your local building supervisory authority to find out which documents you need to submit for your specific building project.

Voraussetzungen

You will receive a building permit if the application for change of use (building application) is complete and the described building project complies with the public-law regulations to be checked in the building inspection procedure.

If your building project does not comply with the building regulations under public law, you can apply for and justify deviations separately with the application for change of use (building application). In this case, the lower building supervisory authority will check whether the deviations are approvable.

Kosten

- at least EUR 60.00
- The cost calculation takes into account the expected costs of construction and the time and effort required to review the application for change of use (building application).

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Verfahrensablauf

Apply for a change of use permit (building permit) for the change of use of a facility using the online process or in text form using the published form. Attach the required construction documents.

Submit the application documents to the responsible lower building supervisory authority. If documents are missing or if there are other ambiguities, you will be asked to correct these obstacles to approval. In this case, submit the missing or adjusted documents and/or clarification.

The lower building supervisory authority will review your application and involve the municipality and those bodies whose participation or hearing is required for the decision on the building application or without whose opinion the approvability of the building application cannot be assessed. You will then receive the decision on your application.

The permit for change of use (building permit) is subject to a fee. You will receive a fee notice. If necessary, the lower building supervisory authority will ask you to make an advance fee payment after you have submitted your application.

Bearbeitungsdauer

Frist

- In the regular building permit procedure, there is no application period and no approval period.
- The change of use permit (building permit) expires if the execution of the change project has not been started within three years after it was granted or if the execution has been interrupted for more than one year. Within the period of validity, the application may be extended for up to 1 year at a time.
- In the case of granted permission for a change of use (building permit), the lower building supervisory authority must be notified at least one week in advance of the start of execution of the change project (start of construction).

weiterführende Informationen

<https://www.regierung-mv.de/Landesregierung/im/Bau/Planen-und-Bauen/>
<https://www.regierung-mv.de/Landesregierung/im/Bau/Planen-und-Bauen/>

Modul	Sachverhalt
Hinweise	
Rechtsbehelf	• Opposition
Kurztext	<ul style="list-style-type: none"> • Applying for a building permit for the change of use of a facility • Required for change of use of all building facilities requiring building permits and those not exempt from building permits • Application via online service or officially prescribed form necessary • Depending on the project, a design consultant authorized to submit building documents may be required • Depending on the project, also includes permits according to other legal areas (concentration effect) • Responsible: lower building supervisory authority of the administrative districts or the cities belonging to the administrative districts or large cities belonging to the administrative districts • Subject to fees
Ansprechpunkt	
Zuständige Stelle	Lower building supervisory authorities
Formulare	<ul style="list-style-type: none"> • Forms available: yes • Online service available: yes • Written form required: no • Informal application possible: no • Personal appearance required: no https://www.regierung-mv.de/Landesregierung/im/Bau/Planen-und-Bauen/Bauformulare/ https://www.regierung-mv.de/Landesregierung/im/Bau/Planen-und-Bauen/Bauformulare/
Ursprungsportal	Baugenehmigung für die Nutzungsänderung einer Anlage beantragen, Apply for a building permit for the change of use of a facility