

Construction of buildings and their alterations

Abstract

This thesis deals with one of the parts of public building law, namely the regulation of permitting processes of construction and its alterations. These processes are explained and analyzed. It also deals with the infringement of public building law and its repercussions. At the same time, it compares the current legislation with the planned recodification of building law, which might bring about fundamental system changes and is currently being discussed not only by the professional public.

The thesis does not deal with the permit of buildings from the territorial point of view and also omits the legislation dealing with the use of buildings.

The thesis is divided into eight chapters. The first chapter deals with the sources of building law. The second chapter explains the basic terms of construction law such as construction, builder and others. The third chapter deals with the organization of building offices. The fourth chapter talks about the various ways of obtaining a license to carry out construction. Apart from the so-called free regime, it analyzes the notification, building permit and joint processes regime. The fifth chapter contains two alternative procedures for obtaining public authority permit to perform construction, which are a public law contract and notification of a building project with an authorized inspector certificate. The sixth chapter is devoted to repeated building process. The seventh is devoted to building changes before completion of building. The eighth chapter is about the break of the building law, its detection and consequences. In particular, the so-called “black constructions”, inspection inspections of the building, enactment the removal of the constructions, additional permit, misdemeanors, urgent removal of the building, the necessary security work and enactment the necessary modifications. The conclusion contains a summary of the whole thesis and especially the criticism of the planned recodification of public building law, pointing out other problems in connection with the legislative procedure.

Klíčová slova: construction of building, building, building permit