

INTRODUCTION TO THE CZECH SPATIAL PLANNING SYSTEM

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Contents

1. Introduction	4
2. Spatial Development Policy	7
3. Spatial development principles	8
4. Local (land use) planning	9
5. References.....	10

List of figures

Figure 1: Spatial development policy and planning documentation in the Czech Republic	4
Figure 2: Possibilities of anchoring flood protection measures.....	5
Figure 3: Spatial development policy of the Czech Republic (source: Ministry of Regional Development of the Czech Republic 2019).....	7
Figure 4: Spatial development principles of South Bohemia (source: The Region of South Bohemia, The section of Territorial Planning)	8
Figure 5: Local Territory Plan: Binding document, Approved by the Local Council, for the whole area of a community. Scale 1:5,000 or 1:10,000, 90 % of communities have a local plan (source: Revnicev local plan)	9
Figure 6: Local Regulatory Plan; binding document, for a selected area of a municipality or region, scale 1:1,000 or 1:2,000 / 1:500 (source: www.iprpraha.cz/platne-regulanci-planu)	9

List of tables

Table 1: Spatial Planning and Development in numbers	6
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1. Introduction

The aim of this paper is to introduce the system of spatial planning in the Czech Republic. Here you find basic information on binding and non-binding spatial planning instruments and a short insight how risk reducing measures can be integrated into different kind of these spatial planning documentations. It serves also as a first step to the practical website (see RAINMAN-Toolbox), where you can explore how it works in praxis. This online guide provides more specific information about the risk reduction measures implementation in our testing area, as well as links and downloadable material with more detailed, country specific information, recommendations and best practice examples.

The diagram below presents an overview of the spatial planning instruments in the Czech Republic and their mutual relations. An overview of the hierarchies given by the Building Act according to its binding, scale or the territory they address. The lower part of the diagram shows the possibilities of anchoring flood protection measures into individual groups of documents.

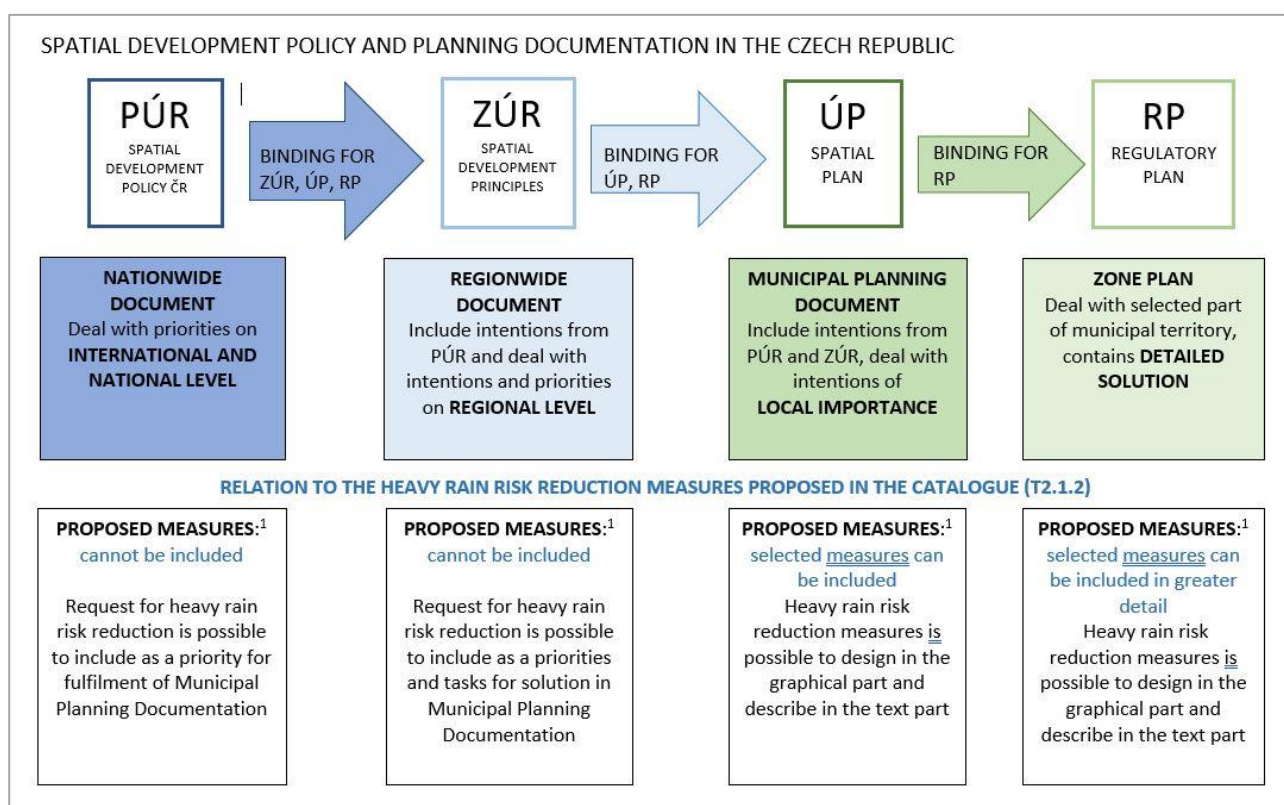


Figure 1: Spatial development policy and planning documentation in the Czech Republic

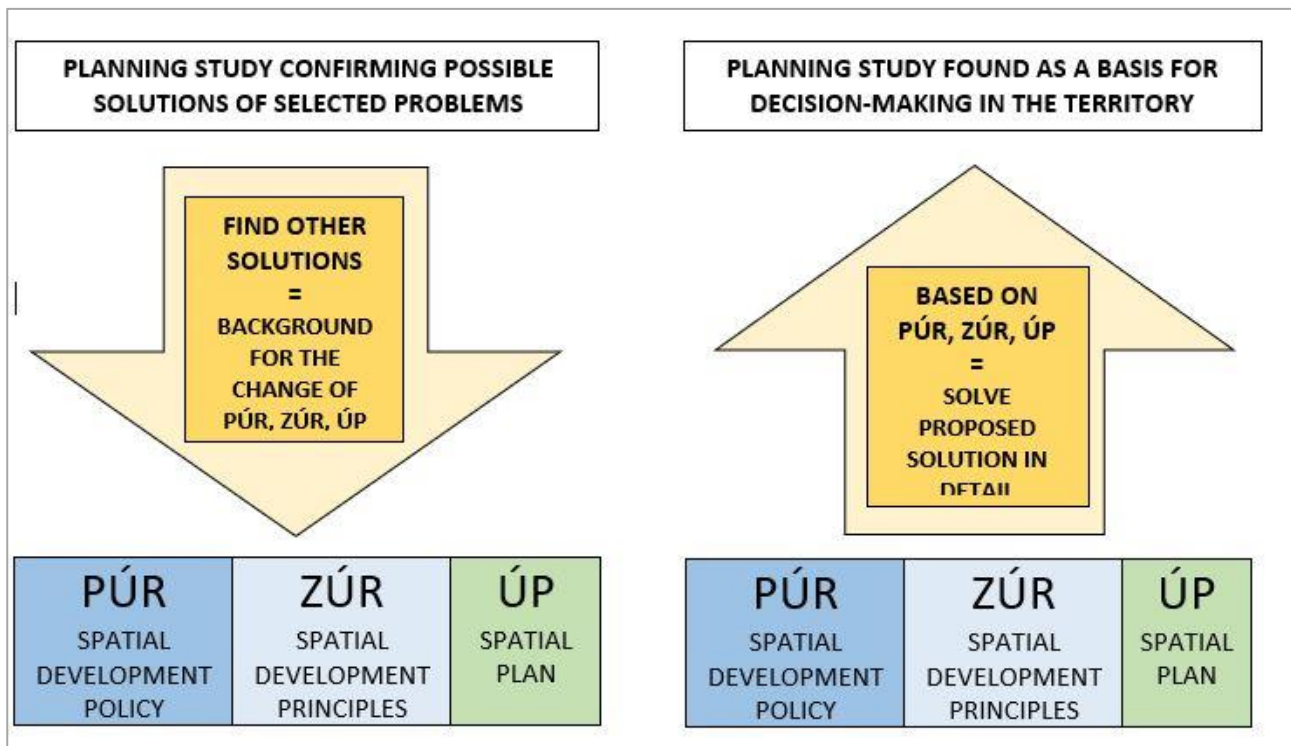
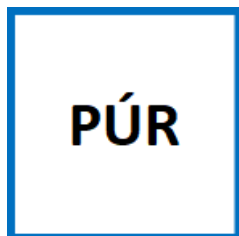
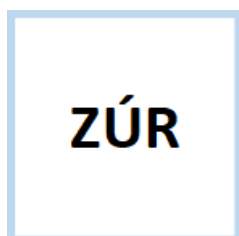


Figure 2: Possibilities of anchoring flood protection measures



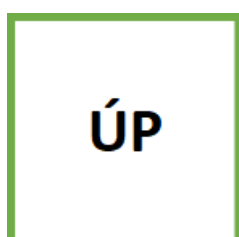
Spatial Development Policy of the Czech Republic is a conceptual document containing priorities of spatial planning of nationwide importance. In terms of flood protection, the task is to create conditions for preventive protection of the area against potential risks and natural disasters in the area (floods, erosion, landslides, drought) in order to minimize damage.

Download: <https://www.mmr.cz/en/ministerstvo/spatial-planning-and-building-rules>



The **Spatial Development Principles** set out the basic requirements for the organization of the region and its effective use, defining areas and corridors for projects of over-local importance, i.e. important for the entire region.

Download: <https://geoportal.kraj-jihocesky.gov.cz/gs/zasady-uzemniho-rozvoje/>



The **Spatial plan** addresses the whole territory of the municipality and defines the basic concept of its development. It divides the whole territory of the municipality into areas with different use and sets the conditions of use for them. The land use plan contains, among others, the concept of flood protection, it can propose concrete plans in the area of water management, erosion control. It may define selected projects as public works or public benefit measures.

RP

The Zone plan addresses only a part of the territory of a region or municipality in which it sets detailed conditions. It delimits the individual plots and sets detailed conditions for their use (unlike the spatial plan, which solves the areas and not the detail of the plots). The regulatory plan may propose the specific location of flood control measures and the fundamental design of buildings and conditions in the endangered area.

Ús

The Planning study solves only part of the territory of a region or municipality, where it lays down detailed conditions. The scale is similar to a zone plan, but rather a substantial factual solution is in the drawings. It is not a spatial planning documentation, but only the background that can be used for decision-making in the territory.

More detailed information for the Czech Republic can be found in the documentation “Heavy Rain Risk Reduction by Regional Planning Instruments”.

Table 1: Spatial Planning and Development in numbers

Spatial development policy	1 state document
Spatial development principles	14 regional documentations
Spatial plan (land use plan)	6 253 municipalities
Regulatory plan	parts of the municipality
Planning study	parts of the municipality or region

2. Spatial Development Policy

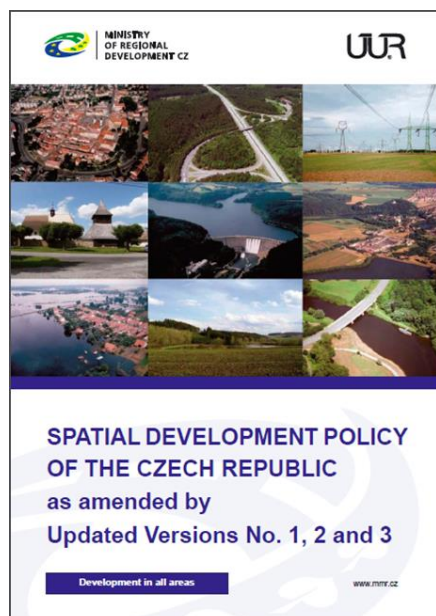


Figure 3: Spatial development policy of the Czech Republic (source: Ministry of Regional Development of the Czech Republic 2019)

Spatial development policy of the Czech Republic (CR) was procured by the Ministry of Regional Development regulating spatial planning and the Building Code.

Spatial development policy of the CR is a planning tool that sets up requirements and frameworks for detailed specification of planning tasks, defined generally within the Building Act, in the republic's, cross-border and international relations, particularly with the respect to the area sustainable development.

Spatial development policy of the CR specifies a strategy and fundamental conditions for fulfilling the planning tasks and thus it provides and frame for consensual, generally beneficial development of the CR area values ("spatial development"). The purpose is, taking into account the possibilities and conditions of the area and requirements of spatial development, to ensure coordinated planning activities of regions, municipalities, coordination of sectoral and inter-sectoral concepts, policies, and strategies and

other documents of ministries and other central administration offices. Spatial planning coordinates also intentions to make changes to the area for transport and technical infrastructure that impacts territories of several regions due to its significance, extension or foreseen usage.

Spatial development policy of the CR defines framework tasks for related planning activities and for specification of conditions for foreseen development intentions in order to increase their benefit and minimize their negative impacts.

Spatial development policy of the CR serves also for coordination of other public administration tools influencing spatial development, like e.g. program for development of administrative region and program for development of administrative municipality. In order to achieve the above mentioned coordination spatial planning uses i.e. documents intended to foster regional development as well as documents and resources procured by public administration, that have, in international and national context, impact on country-wide land use, e.g. policies, strategies, concepts, plans, programmes, development plans and the environment status report.

3. Spatial development principles

The Czech Republic is divided into 14 regions and for each of them is issued binding Spatial Development Principles. The Spatial Development Principles set out the basic requirements for the organization of the region and its effective use, defining areas and corridors for projects of over-local importance, i.e. important for the entire region.

With respect to Water management, regional planning authorities are addressed by the Ministry of Regional Development with the following tasks:

Long time area protection for increasing capacity of water resources in the CR that depend on precipitation in order to be able to compensate run off in cases of unexpected climatic change in long term horizon (in the next 50 - 100 years).

Criteria for decision making on changes to an area: Securing stand-by spaces in locations suitable for ground water accumulation from other activities that could substantially hinder or disable construction of water reservoir in accordance with the processed General plan for the protected areas for the storage of surface water and basic principles of the utilization of these territories.

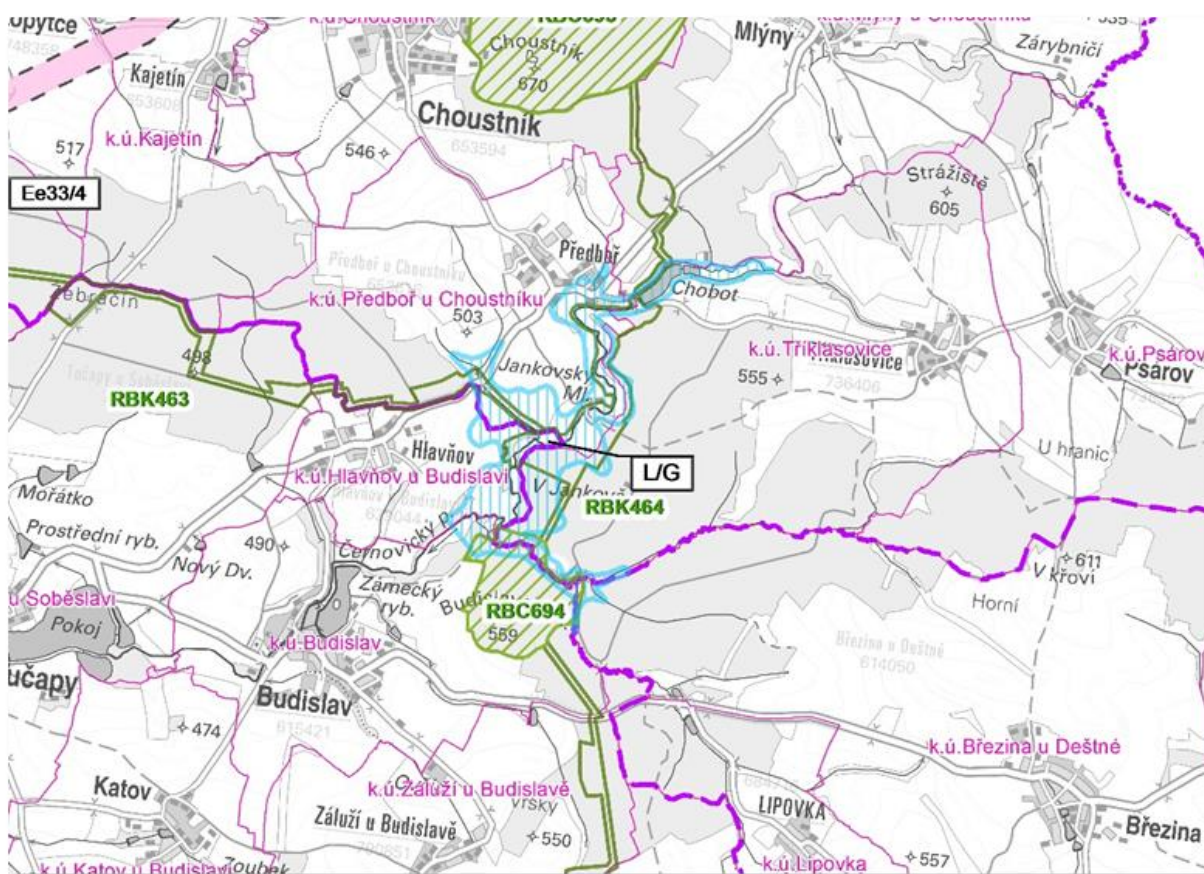


Figure 4: Spatial development principles of South Bohemia (source: The Region of South Bohemia, The section of Territorial Planning)

Spatial Planning Tasks: Within the principles of spatial development, the Regions will delimit the spatial reserves (if not otherwise stated by the Spatial Development Policy of the Czech Republic) areas for water dams specified in the General plan for the protected areas for storage of surface water and basic principles of utilization of these territories and state the basic principles of use of these areas.

4. Local (land use) planning

At the municipal level, three types of plans exist, of which two of them provide legally binding regulations for landowners.

The *Spatial (Local Territorial) Plan* is a land-use plan covering the entire territory of a municipality. About 90 % of the 6.253 municipalities in the CR have such a plan, which must be in order to be in accordance with higher planning documents. Consequently these plans usually are reviewed every four years, but only updated or replaced when a need arises.

Regulatory Plans are only prepared for specific areas, such as redevelopment zones, so that only some parts of the municipal area are covered by them. They offer a formal instrument potentially also for risk management zones including those for pluvial floods and heavy rain retention.

The third element is *informal planning studies*, which are non-binding documents for local developments.

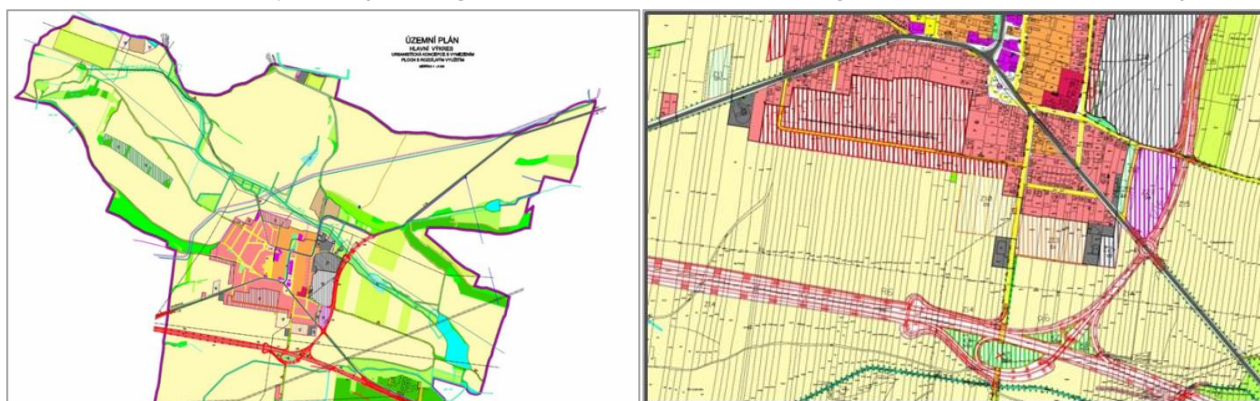


Figure 5: Local Territory Plan: Binding document, Approved by the Local Council, for the whole area of a community. Scale 1:5,000 or 1:10,000, 90 % of communities have a local plan (source: [Revnicev local plan](#))

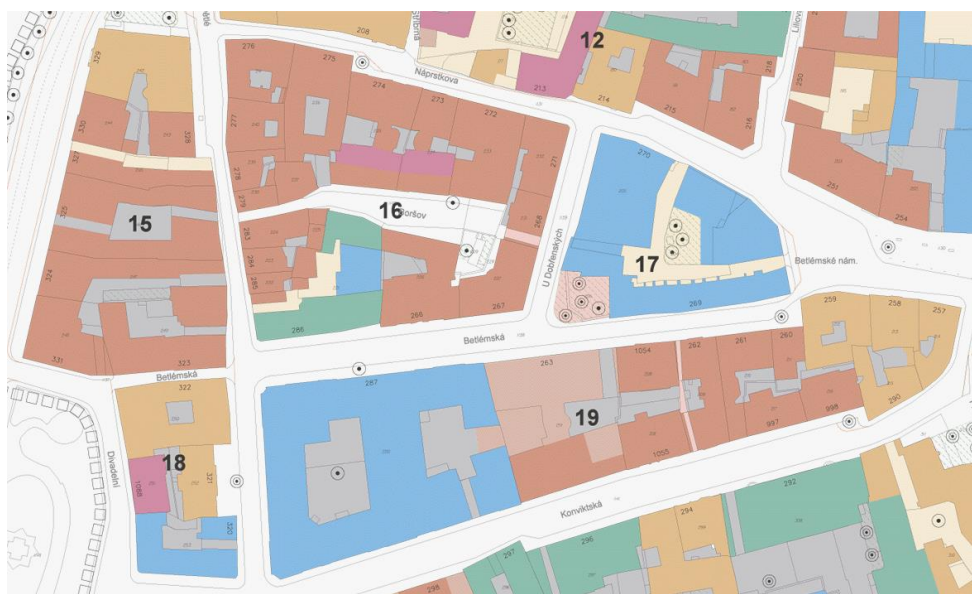


Figure 6: Local Regulatory Plan; binding document, for a selected area of a municipality or region, scale 1:1,000 or 1:2,000 / 1:500 (source: www.iprpraha.cz/platne-regulanci-planu)

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RAINMAN Key Facts

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RAINMAN website &
newsletter registration: www.interreg-central.eu/rainman



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