

EN

The Municipality of Steinfort

Urbanism



Commune de
Steinfort

Our contact details



Commune de
Steinfort

**Municipal
Administration
Steinfort**
4, Square Général Patton
L-8443 Steinfort

Tel.: (+352) 39 93 13 1
Fax: (+352) 39 00 15
info@steinfort.lu
steinfort.lu



#mirsistengefort
Commune de Steinfort



Opening hours:
Monday/Tuesday/
Thursday/Friday:
09:00–11:30/
14:00–16:00
Wednesday:
09:00–11:30/
closed in the
afternoon

*You can also make an
appointment outside
of the regular opening
hours.*

Emergencies

Technical emergency
Tel.: (+352) 39 93 13 55 5
Monday–Friday:
15:00–7:00
Saturday/Sunday
and public holidays:
24/24 hours

**Emergency in case
of death**
Tel.: (+352) 39 93 13 55 4
Only on Saturday
mornings from
10:00 to 12:00

**Bank account
numbers of the
Municipality of
Steinfort**

- BCEELULL –
LU96 0019 2601
0125 4000
- BGLLULL –
LU56 0030 0902
0327 0000
- BILLULL –
LU74 0023 1320
0200 0000
- CCPLULL –
LU87 1111 0011
0942 0000
- CCRALULL –
LU26 0090 0000
0320 0631

Pay with Payconiq



**Sports Centre
Steinfort**
7A, rue de Hagen
L-8421 Steinfort
Tel.: (+352) 39 93 13 40 0
Fax: (+352) 39 93 13 94 0
piscine@steinfort.lu
centresportif.steinfort.lu



**Primary School
Steinfort**
rue de Kleinbettingen
L-8436 Steinfort
Tel.: (+352) 39 93 13 30 0
Fax: (+352) 39 93 13 93 0
primaire.steinfort@ecole.lu
schoul-stengefort.lu



Maison Relais Steinfort
7B, rue de Hagen
L-8421 Steinfort
Tel.: (+352) 39 93 13 37 0
Fax: (+352) 39 93 13 93 8
maisonrelais@steinfort.lu
maisonrelais.steinfort.lu



Urbanism

General development plan (PAG)

The general development plan (PAG) is a set of mutually complementary graphic and written regulations covering the entire municipal area and dividing it into different zones whose land use they define.

The aim of the general development plan is the reasonable distribution and location of human activities in the various areas it defines, thus ensuring the sustainable development of the municipality, based on the objectives set out in Article 2 of the amended Act of 19 July 2004 on Municipal Spatial Planning and Urban Development.

Each municipality is required to have a general development plan covering its entire territory. Two or more municipalities may join together to prepare a joint project that replacing a general development plan for each municipality.

Special development plan (PAP)

A special development plan (PAP) covers a part of the municipal territory, urbanised or intended to be urbanised, by implementing and specifying the PAG to which it refers, while respecting the type and degree of land use established therein. It contains a set of urban planning regulations in compliance with the objectives of Article 2 of the amended Act of 19 July 2004 on Municipal Spatial Planning and Urban Development (sustainability, harmonious development of neighbourhoods, quality of life of residents, ...).

There are two types of PAPs:

- The PAP NQ “New district” (nouveau quartier), which covers an area earmarked for urbanisation and proposes a concrete urbanisation project and defines the shape of the public space, the building plots, and the future constructions. It must include a written and a graphic part and be accompanied by a justification report.
- The PAP QE “Existing neighbourhood” (quartier existant), which covers a fully developed area and sets the rules for the integration of buildings according to the characteristics of the existing building fabric. It must be prepared on the initiative of the municipality and adopted in parallel with the PAG when it is first drawn up, as well as containing a written section.

The PAG as well as the various PAPs of the Municipality of Steinfort can be viewed on the website of the Municipality of Steinfort.

Ordinances and local taxes

All the various municipal ordinances and municipal taxes in this matter can be viewed on the website of the Municipality of Steinfort.

More information:
steinfort.lu



New construction(s), renovation(s), conversion(s)

Application for a building permit

Construction, renovation, and conversion work on buildings (see the complete list in Article 61 of the Ordinance on Buildings, Public Roads and Sites, p. 51) must be approved in advance by the mayor. It is forbidden to start work without having obtained this authorisation. Every project must comply with the municipality's general development plan and, if applicable, the special development plan, as well as with the various relevant municipal ordinances.

Furthermore, a building permit can only be issued against receipt of the fees due according to the applicable fee schedules.

Contact:

Tel: (+352) 39 93 13 24 0
service.autorisations@steinfort.lu
steinfort.lu

When is a declaration of works sufficient?

Some works do not require a building permit. It is sufficient to submit a "declaration of works" (déclaration de travaux). These are:

- major maintenance work carried out on existing buildings, including the replacement of roofs,
- scaffolding located on private property,
- installations and conversions of natural gas-fired heating systems,
- any installation of solar panels.

The declaration of works must be submitted at least 10 days before the start of the work.

Connection to various networks and underground utilities

Drinking water

Without prejudice to any other applicable laws and regulations in force in this area, any building with rooms intended for prolonged occupancy must be connected to the main water supply network.

The supply of drinking water from wells is prohibited.

All pipes and connections must be laid underground, be at a frost-proof depth (minimum 0.80 m) and be installed in all parts in accordance with the applicable legal provisions and regulations that exist in this area.

A building permit will only be granted if this connection is possible.

The water comes from the Syndicat des Eaux du Sud network up to the supply point, which consists of the municipal water reservoirs. From the Reberg water tower (SES), the water consists on the one hand of spring water from the SES and on the other hand of treated surface water (water from the Esch-Sauer reservoir via a distribution network of the inter-municipal syndicate SEBES).

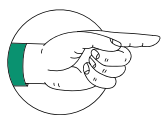
As soon as the construction work begins, a temporary water meter will be installed by the Technical Department - Control Service (service de régie).

The water used for the construction site is thus invoiced.

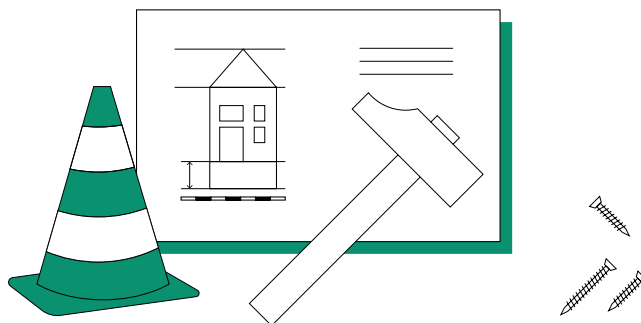
Contact:

Tel: (+352) 39 93 13 26 5
eau@steinfort.lu

The forms and more information can be found here:



steinfort.lu



Sewerage, wastewater

Without prejudice to any other applicable laws and regulations in force in this area, connection to the existing collective sewerage network is compulsory for:

- all buildings housing rooms for the prolonged stay of persons,
- all sanitary facilities,
- all sealed surfaces with a similar coating,
- all swimming pools with chemically treated water and all undeveloped land within the settlement area on which standing water or mire forms.

All pipes and connections must be laid underground, be at a frost-proof depth (at least 0.80 m) and be installed in each of their parts in accordance with the applicable laws and regulations existant in this area.

It is prohibited to install wells and septic pits.

Contact:

Tel: (+352) 39 93 13 24 0
service.technique@steinfort.lu

Electricity & gasconnections

For a connection to the electricity or natural gas grid, please contact Creos Luxembourg S.A.

Connection to the electricity supply:
**creos-net.lu/particuliers/
electricite/raccordement.html**



Connection to the natural gas grid:
**creos-net.lu/particuliers/gaz-
naturel/raccordement.html**



Telecommunication connections

For telecommunication connections, it is best to contact the various providers directly.

Final acceptance of your construction site

At the end of the work, it is necessary to carry out a final acceptance. For this purpose, the completion of the work must be reported to the Technical Department - Permits Service. This can be done using the form "Avis de fin des travaux" (notice of completion of works), which can be downloaded from the website.

Caution! Regarding new buildings: In order to be able to report your arrival in the Municipality of Steinfort, it is essential that you carry out the final acceptance of your building site.

Contact:

steinfort.lu
Tel: (+352) 39 93 13 24 0
service.autorisations@steinfort.lu

Refund of the security deposit

Once the work has been completed, you can ask for a refund of the security deposit you paid to the municipal treasury as a guarantee claim for the restoration of any damage to the road infrastructure (road-parking lot-pavement).

This guarantee fee will be refunded after the execution of the external works, entrance, cladding of the garage slope, backfill - excavation, fence walls, etc., minus the damages detected by the Technical Department - Approval Service (service autorisations).

The forms and more information can be found here:
steinfort.lu



Tel: (+352) 39 93 13 24 0
service.autorisations@steinfort.lu

Relocation

To prepare your move as well as possible, it is advisable to consult our "Checklist".

Furthermore, private persons as well as companies wishing to reserve parking spaces, use pavements, place rubbish bins, erect scaffolding or simply keep driveways clear due to a move, must be in possession of a permit issued by the Municipality of Steinfort.

The application is without prejudice to any other permits that may be required for the execution of the work.

The form "Demande pour un règlement temporaire de circulation" (Application for a temporary traffic regulation), which can be downloaded from our website, must be duly completed and submitted to the Municipality of Steinfort at least 8 working days before the start of the works.

Contact:

steinfort.lu



Tel: (+352) 39 93 13 1
ordre.public@steinfort.lu



Useful information

Subsidies

The Municipality of Steinfort grants - upon application and submission of the required receipts - the following subsidies:

- application for construction and housing subsidies
- purchase of energy-saving household appliances and the repair of household appliances
- installation of circulating pumps for heating systems
- installation of technical equipment that uses renewable energy, in accordance with the applicable standards and criteria for receiving a state subsidy
- installation of a system for the collection and subsequent use of rainwater in accordance with the applicable standards and criteria for receiving a state subsidy
- purchase of regular bicycles or pedal assisted bicycles
- planting of tall and medium-stemmed trees

Download the forms here:
steinfort.lu



The government offers a range of support measures aimed at promoting the energy renovation and sustainable construction of homes, supporting heating systems that promote renewable energy, incentives for investment in photovoltaics, etc.

More information:
klima-agence.lu/fr/cleverprimes



Autonomous smoke detectors

Since 1 January 2020, the installation of autonomous smoke detectors has been mandatory in order to better maintain civil security and protect people and property from fire hazards.

The installation of the detector(s) is the responsibility of the owners. Maintenance of the device is the responsibility of the tenants.

More information:
rauchmelder.lu



Klima-Agence (previously myenergy)

Free and neutral basic energy advice

The Klima-Agence (Climate Agency) is a partner in the field of energy and climate. The structure is supported by the State of the Grand Duchy of Luxembourg, represented by the Ministry of Energy and Spatial Planning, the Ministry of Environment, Climate and Sustainable Development and the Ministry of Housing, and in collaboration with the Chambre des Métiers (CDM) and the Ordre des Architectes et Ingénieurs Conseils (OAI).

Together with the Municipalities of Garnich, Kehlen, Koerich and Steinfort, the Klima-Agence offers you a neutral and free fundamental energy consultation in order to take the necessary steps for a successful energy refurbishment, a sustainable building project, for renewable energy installations, for optimising your energy consumption or even for your electromobility.

For your energy renovation projects, your Klima-Agence advisor will carry out an energy diagnosis of your home and heating systems and give you an assessment of your home's thermal insulation to suggest how you can optimise your energy situation and implement the rational use of renewable energy.

More information:
klima-agence.lu



Municipal projects

As the Municipality of Steinfort is a dynamic and growing community, the realisation of a modern and comfortable infrastructure, which meets the new requirements, is a matter of great concern to the municipal authorities.

More information:

steinfort.lu

More information:



More brochures:

- The municipality introduces itself
- Administrative procedures
- Urbanism
- Children and adolescents
- Seniors
- Social work and health care
- Environment
- Mobility
- Culture/Leisure/Club life/
Sports/Tourism

To ensure that the information in this brochure is up to date, you will find links to various websites under some of the topics.

However, you can always contact the reception of the Steinfort Municipality at (+352) 39 93 13 1 (or the number given under the respective topic) for more information.

If necessary, we will print the information/documents you need.

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101

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Administration Steinfort**

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L-8443 Steinfort

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Fax: (+352) 39 00 15
info@steinfort.lu
steinfort.lu
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