

CONSTRUCTION PROCEEDINGS – LONG(-TERM) AND STILL THE SAME OLD WAY

Analytical commentary, March 2022

Summary

- In the period up to 2021, there were significant risks related to the construction processes in the Slovak Republic.
- Slovakia is one of the worst ranked countries among EU (second worst) and OECD (worst) countries in terms of the number of days needed to obtain a building permit. At the same time, according to the World Bank findings, there are significant differences in the time needed to obtain a building permit between cities in Slovakia.
- There is a lack of professional and social consensus in the Slovak Republic on how to deal with the exercise of original and delegated competences in the field of building regulations.
- The delegated exercise of state administration tends to be compensated by the local government's own resources.
- The staff and expertise of construction authorities is inadequate in many municipalities.
- There is a lack of general use of ICT tools during the process of obtaining building permits and the digitalization of the process is insufficient.
- The search for public interest is difficult in the current state of the land use planning and building regulations in the Slovak Republic, as the interests in these processes can be and are often conflicting.