



KERALA REAL ESTATE REGULATORY AUTHORITY
Tc 25/1379, CRA D-112, Near Pentacostal Church
Plamoodu-Charachira Road, Thiruvananthapuram-695 003
Ph: 9497680600

No. 2272/K-RERA/2021

Dated: 31.08.2021

PUBLIC NOTICE

- Ref: 1. Public Notice No. 609/KRERA/2021(L) dated 20.03.2021
2. Order dated 12.08.2021 in REFA No. 21&27/2021 of Kerala Real Estate Appellate Tribunal, Kerala

In view of the order dated 12.08.2021 of the Kerala Real Estate Appellate Tribunal in REFA No. 21& 27 of 2021, in connection with the filing of complaints for return of amount and compensation under Section 18 of the Real Estate (Regulation & Development) Act, 2016, the following clarification issued with respect to the relief sought for in Complaints in Form M/ Form N.

1. In complaints, where the relief sought is only for refund of advance amount with interest, the claim shall be filed before KRERA in Form M.
2. In complaints, where the relief sought is for refund of advance amount with interest and compensation, the claim shall be filed in Form N before Adjudicating Officer attached to KRERA.
3. The Adjudicating Officer attached to KRERA shall be exclusive authority for adjudicating compensation under Section 12,14,18 and 19 of the Act,



and when the claim is only for compensation, such claim shall be filed before Adjudicating Officer in Form N.

4. When the claim is for delayed interest for the amount paid to the builder due to the delay in completion of work, the claim shall be filed before the Kerala Real Estate Regulatory Authority.

In all the above cases the detailed calculation statement showing the details of amount, due date, rate of interest as per Rule 18 of the Kerala Real Estate (Regulation & Development) Rules, 2018 etc. shall be attached with the complaint, otherwise, the complaint shall be treated as defective.

Sd/-

Smt. Preetha P Menon
Member

Sd/-

Sri. P H Kurian
Chairman



True Copy

Secretary (legal)