



K-RERA/T3/102/2020

DATED: 16/04/2021

Public Notice

Sub: Quarterly Update and Forms to be uploaded in the Online Web portal

Ref: 1. Public notice K-RERA/T3/102/2020 dated 03-08-2020

2. Public notice K-RERA/T3/102/2020 dated 24-02-2021

3. Public notice K-RERA/T3/102/2020 dated 25-03-2021

As the projects were registered through physical format till the end of February 2021, vide Public Notices as per Ref: 1, 2 and 3, promoters of registered projects were directed to upload the project details as per the physical applications submitted in the authority and the time allowed was extended up to 25th April 2021. All the registered promoters are once again directed to complete that uploading of project details by 25th April without fail.

In exercise of the powers conferred under Section 37 of the Real Estate (Regulation & Development) Act, 2016, the following direction are issued:

A. Quarterly Updates

As per Section 11(1) in Real Estate (Regulation & Development) Act 2016, the promoter shall quarterly update the details of the Project in the Web Portal of the Authority.

The authority has decided that such quarters are decided as follows.

1. Q1- April, May, and June
2. Q2 - July, August, and September
3. Q3 - October, November, and December
4. Q4 - January, February, and March

As per Rule 17 (1) (e) of the Kerala Real Estate (Regulation & Development) Rules 2018, such quarterly progress updates have to be done within 7 days from the expiry of each quarter. Accordingly, the quarterly progress reports of the last quarter of 2020-21 have to be filed within April 7, 2021. However, as the data uploading of the already registered projects are still going on, quarterly progress updates time for the last quarter of 2020-21 is extended up to 30th April.

B. Uploading of forms required for withdrawal of money form designated account

The certificates as required under Regulation 4 (3), certificates in form no. 2, 3 & 4 of the Kerala Real Estate Regulatory Authority (General) Regulations 2020, shall have to be filed from time to time. Since the portal is ready now, the registered promoters are directed to upload all such certificates relating to withdrawal of the designated account on or before 30th April.

C. The annual report in Form No 5 of the regulations.

Annual report on the statement of account for the year 2019-20, which was due by 31st oct 2020, shall be uploaded in the Authority Web Portal on or before 30th June 2021 in Form No 5.

D. Completion certificate for Projects in Form 6.

For registered ongoing projects completed by now in all respects as promised to the allottees, the promoter shall upload a certificate from an Architect in Form No. 6 as required under Regulation 4 (5), shall be uploaded on at the Authority Web Portal as soon as possible.

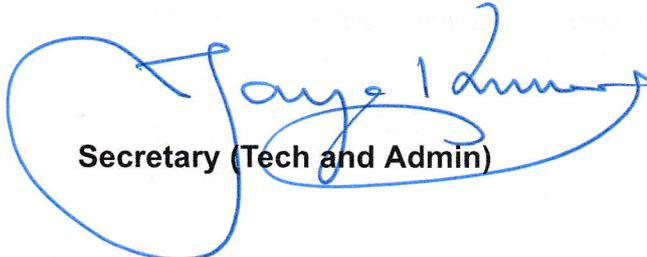
Hence, in exercise of the powers conferred under section 37 of the Act 2016, the Authority hereby directs all the Promoters to strictly adhere to the above instructions and informs that if any data/information/document furnished by any Promoter is found to be false/incorrect/deficient in any manner, it will amount to contravention of Section 4 of the Act and such a Promoter shall be liable to a penalty which may extend up to 5% of the estimated cost of the project, as provided under section 60 of the Act.

Sd/-
Member

Sd/-
Chairman

Issued by




Secretary (Tech and Admin)