Contract Performance Operations 【Signing of the Investment Contract for the Joint Development Building with the Competent Authority and the Investor】

Preliminary Preparation Stage

Design Stage

6 months

Signing of the Investment Contract/Land Development Plan Approval

↓

Review of Architect Qualification Documents

(Within 30 days from the date of signing the contract.)

- Submitting the Investment Amount to the Ministry of Finance

↓

Establishment of Exclusive Website

(Within 3 months from the date of signing the contract.)

- Issuance of Negotiation Documents for the Commissioned Contract to the Project Office and Negotiation and Signing
- Submission of Detailed Design to the Project Office and Civil Engineering and Architectural Design Division for Review and Approval
- land delivery

↓

Product Briefing Session

(Every 6 months before applying for the construction permit.)

- Pre-Review of Urban Designing Reports
- Environmental Impact Assessment
- Traffic Impact Assessment
- Review of Fire Performance Design
- Other: Matters Required for Construction Permit Review Meeting

↓

Urban Design Submission and Approval of All Reviews

↓

Construction Permit Application

(Within 6 months from the signing date of the contract.)

Construction Stage

Obtaining the Construction Permit

(Within 30 days of obtaining the construction permit, completion of the construction plant (including water, electricity, and refrigeration and air conditioning companies) for verification.)

- Construction Enterprise Notification and Approval
- Investor Payment of Joint Construction Deposit Fees
- Handover of Joint Construction Structures Part
- Transfer of Commissioned Metro Facilities

Construction Registration

(Within 6 months of obtaining the construction permit.)

- Assessment of Development Building Construction Costs
- Coordination of Land Development Rights Distribution

Contract Duration

Construction Progress Briefing Meeting

(After obtaining the construction permit, a meeting must be convened at least once every 6 months or 1 year, or as notified by the authorities.)

Obtaining the Certificate of Usage License

(Within 6 months of obtaining the usage license, completion of the handover of the exclusive portion of the joint development building.)

- House Inspection/Handover of Building Common Facilities

Warranty Stage

Returning Performance Bond

Investor Issuance of Warranty Guarantee Card

(Warranty for fixed building materials and equipment: 2 years, waterproofing warranty for houses: 5 years, structural warranty: 15 years.)