



HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

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Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 12.03.2025.

Item No. 281.22

First Extension of registration u/s-6 of RERA Act, 2016.

Promoter: Haryana Sehri Vikas Pradhikaran, Hisar.

Project: "Auto Market Hansi", on land measuring 30.58 acres situated in Sector-13 P, Hisar.

Reg. No.: HRERA-PKL-HSR-41-2018 dated 06.09.2018, valid up to 31.12.2019.

Temp ID: RERA-PKL-586-2019.

Present: Adv. Neeraj Goel, proxy for Adv. Tarun Ranga on behalf of promoter.

1. The Promoter had applied for first extension of registration under Section- 6 of RERA Act, 2016 vide letter dated 05.06.2024. The promoter had submitted the following:-

a). Extension Fee of Rs. 23,40,305/- via Demand Draft dated 04.06.2024

b). Photographs of the project showing development.

2. The Promoter had also submitted the following information:

Total cost of project/Estimated cost – 565.94 Lacs and Total expenditure incurred till Feb 2024 – 341.13 Lacs. Development works have been completed for 533 plots. (Details of plots provided). Total 157 plots to be offered after development works to be taken in next phase. Estimate for the balance work is recently approved vide Chief Administrator, HSVP, Panchkula memo no. 131263 dated 16.05.2024 for Rs.452.86 Lacs and detail estimate will be submitted shortly to head office for sanction.

Regarding Electricity supply system for which total cost is 108.69 lacs and total expenditure incurred till February 2024 is Rs. 42.83 Lacs – Electrification work is



completed at all sites in Auto Market, Hansi except some site where civil development work is not completed or area is under encroachment as mentioned in Performa B and same will be completed after the completion of civil development works. The Promoter has submitted list of plots (Performa – B) where development works are pending – total 82 Plots where development works are pending due to various reasons.

3. Registration was valid upto 31.12.2019. If covid relief of 9 months is granted, then its validity is 30.09.2020. Extension of 4 years has been applied, i.e, upto 30.09.2024.
4. On 24.07.2024, Authority observes that registration was valid upto 31.12.2019 whereas extension has been applied on 05.06.2024, i.e., after a period of about 4.5 years. Hence, Authority decided that promoter, i.e., HSVP be issued show cause notice under Sector-35 of RERA Act, 2016. The matter was adjourned to 09.10.2024.
5. A letter dated 14.08.2024 has been received from Chief Administrator HSVP, Panchkula (Haryana) on 28.08.2024 regarding request for grant of Moratorium in all Suo-Motu Complaints and Project Cases qua HSVP Sectors under HRERA Act, 2016. It was prayed that all the proceeding in all cases under HRERA Act may be withheld and kept in abeyance at least for six months.
6. The above matter was heard by the Authority on 09.10.2024, wherein the Authority had observed that HSVP is squarely covered under above definition of promoter and is a promoter. Taking a lenient view, Authority will not take coercive actions till a period of six months is over or any directions are received from the Government, whichever is earlier. It was made clear that no relaxation is being given by the Authority in its earlier decisions/orders already pronounced and uploaded on its website and HSVP is very much bound to comply with the same. However, all the proceedings of registration etc. will be fixed after 14.02.2025 or till HSVP gets the matter clarified from government, whichever is earlier and the matter was adjourned to 26.02.2025.
7. Now, since 26.02.2025 was a gazetted holiday, the matters fixed for 26.02.2025 were adjourned to 12.03.2025. Neither any reply has been received from the promoter nor clarification from Government has been received so far.
8. Today, Adv. Neeraj Goel, proxy for Adv. Tarun Ranga appeared and apprised the Court that a reference in this regard has been sent to the Government and requested some



time for filing the same. After consideration, the Authority decided that a copy of the reference sent to the government be submitted one week before the next date of hearing.

9. Adjourned to 28.05.2025.



True copy


Executive Director,
HRERA, Panchkula

A copy of the above is forwarded to CTP, HRERA Panchkula, for information and taking further action in the matter.

LA (Vashta)
Vashta.