



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 02.04.2025.

Item No. 283.07

Extension under Section 6 of the RERA Act, 2016.

Promoter: **Ridhi Sidhi Contractors Private Limited.**

Project: **Residential Plotted Colony under DDJAY on land measuring 12.0125 acres situated in Sector-27, Ambala City.**

Reg. No.: **HIRERA-PKL-AMB-67-2018 dated 31.10.2018 valid up to 31.03.2023.**

Present: **Sh. Pawan Negi on behalf of the Promoter**

1. The promoter has applied for first extension on 16.06.2023.
2. The Authority on 13.11.2024 vide item no. 269.34 observed that:-
"14. The registration in this case was valid upto 31.03.2023, even after grant of 9 months relief of Covid period upto Dec' 2023, the promoter has to still apply for extension as completion certificate has not yet been issued by the Town and county planning department.
15. After consideration, Authority decided that promoter be issued show cause notice under Section-35 read with Section-61 of RERA Act, 2016 as to why penalty may not be imposed as it is a clear case of violation of Section-4(2)(1)(D) of RERA Act, 2016 for not maintaining RERA Account. Sale ban to continue. Promoter should apply for extension under Section-7(3) of RERA Act, 2016.
16. Adjourned to 15.01.2025."
3. In view of above, show cause notice dated 01.01.2025 under Section 35 read with Section 61 of RERA Act, 2016 was issued to the promoter as to why penalty may not be imposed for not maintaining RERA Account.
4. Vide reply dated 23.12.2024, the promoter informed as under: -
 - a. They will open a new RERA Escrow Account after getting extension.



- b. The money received from the allottees is completely invested in the development of the project and now they have completed 100% of works.
- c. They have informed that they have now taken over the company and they have enclosed a copy of MCA certificate of the company in which Sh. Chander Gupt and Sh. Yatin Bansal have been reflected as directors of the company.
- d. A copy of application dated 07.10.2024 made to DTCP, Haryana for grant of completion certificate has also been enclosed by the promoter.

5. With regard to the above, license no. 5 of 2018 dated 15.01.2018 was valid up to 14.01.2025. Further, the promoter may be asked to open RERA Bank Account and may be directed to apply for further extension upto 31.12.2025 since the completion certificate has not yet been granted by DTCP, Haryana.

6. Authority observes that license of project has expired on 14.01.2025 and further extension under Section- 7(3) of RERA Act, 2016 has also become due. AR stated that renewal application has been filed with DTCP office.

7. After consideration, the Authority on 15.01.2025 decided as under: -

- i. Copy of application for renewal of license be submitted.
- ii. As the completion certificate has not yet been issued, promoter should apply extension under Section - 7(3) of RERA Act, 2016, which has become due.
- iii. RERA bank account be opened and details supplied.
- iv. Further sale in the project is banned.

8. Today, Sh. Pankaj Negi submitted that they have applied for completion certificate and renewal of license to DTCP, Haryana. Since, no reply has been received, Authority decides to return this application with a liberty to file two fresh applications U/S 6 and 7(3).



True copy


Executive Director,
HREERA, Panchkula

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

CA (Chandha)


7/5/25