



**HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.**

Mini Secretariat (2<sup>nd</sup> and 3<sup>rd</sup> Floor), Sector-1, Panchkula.

Telephone No: 0172-2584232, 2585232

E-mail: officer.rera.hry@gmail.com, hrerapkl-hry@gov.in

Website: www.haryanarera.gov.in

Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 16.07.2025.

**Item No. 293.28**

Continuation of registration of project for sixth year under Section 7(3) of the Act.

**Promoter:** Rise Projects Pvt. Ltd.

**Project:** "Rise Sky Bungalows" a Group Housing Colony on land measuring 2.64 acres situated in Sector 41, Faridabad, Haryana.

**Reg. No.:** HRERA-PKL-FBD-267-2017 dated 09.10.2017 valid upto 08.10.2019. First extension was granted upto 08.04.2021 and second extension upto 08.07.2022. Third, fourth and fifth extension upto 08.07.2025.

**Temp ID:** RERA-PKL-549-2019.

**Present:** Adv. Tarun Ranga on behalf of promoter.


1. The Authority on 28.05.2025 has decided that registration certificate shall remain in force u/s 7 (3) of the RERD Act, 2016 for third, fourth- and fifth-year u/s 7 (3) of the RERA Act, 2016. The registration shall therefore be valid upto 08.07.2025.
2. Now, M/s Meenal Housing Pvt. Ltd. vide letter dated 07.07.2025 has applied for continuation of registration for one-year upto 09.07.2026 u/s 7(3) of the Act.
3. In the explanatory note, the promoter has mentioned that project development work have been completed and NOC/Approvals from competent authorities. The site has been purchased from MCF in auction. Occupation Certificate for the project has been applied to MCF, however it is delayed because of non completion of external development works by MCF. Further, ban on construction activities due to Supreme Court and NGT orders, Covid 19 pandemic are other reasons for delay.



4. The promoter has stated that project development works as per CA certificate is 98% complete, Architect and Engineer certificate 100% complete.
5. The promoter has deposited ₹ 1,63,500/- as Extension fee which is found to be in order.
6. The promoter has also applied online for extension and on REP-V format.
7. The audit of the project was conducted and public notice was issued while granting earlier extensions under Section 7(3). M/s Baldev Kumar & Co. have already conducted the audit of the project and report was submitted on 21.05.2024 which was considered by the Authority on 28.05.2025. Therefore, there is no need to reconduct the audit.
8. After consideration Authority is of the view that since the extension of the project has expired on 08.07.2025 and the promoter has applied for extension on 07.07.2025 just one day before the expiry of the said registration therefore as per resolution dated 07.08.2024, the promoter is required to pay 75% of extension fee as late fee i.e., ₹ 1,22,625/-. Further, the QPRs have been filed upto 30.09.2023. The promoter is directed to file upto date QPRs on the portal.
9. Adjourned to 30.07.2025.



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.

CA (Susham)  
Susham  
7/8/25