



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

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

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**Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 30.07.2025.**

**Item No. 294.18**

**Submission of Bank Account Details as per Special Condition imposed in Supplementary Registration Certificate.**

**Promoter:** Elite Buildprop Private Limited.

**Project:** "Westend City", a residential plotted Colony on land measuring 34.794 Acres situated in Sector-11-11A, Fatchabad.

**Reg. No.:** HRERA-PKL-FTB-372-2022 dated 04.11.2022, valid up to 01.04.2027.

**Temp ID:** RERA-PKL-1082-2022.

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

1. The Authority had registered the real estate project namely "Westend City" a plotted housing Colony measuring 22.706 Acres in Sector-11-11A, Fatchabad vide Registration No. HRERA-PKL-FTB-372-2022 dated 04.11.2022, valid upto 01.04.2027. A supplementary registration of additional area measuring 12.087 acres was also granted vide orders of the Authority dated 24.4.2024, making it a total area of 34.794 acres.

2. While granting supplementary registration of the 12.087 acres following revised special condition was imposed in the registration Certificate

*"(i). The promoter shall submit the details of the RERA bank account (where 70% of the amount received from the allottees shall be deposited) within a period of 15 days from the issuance of this registration certificate, till which time no plots shall be sold. No RERA account shall be subsequently changed by the promoter without the prior permission of the Authority."*



3. Promoter vide letter dated 26.06.2024, in compliance of the above special condition imposed, submitted the details of RERA Bank Account Number (wherein 70% of the amount received from the allottees shall be deposited), Master Account Number and the General Account Number.

Following are the details of the Bank Accounts:

- i. Master Account: 676920110000284
  - ii. Escrow Account: 676920110000083 (This Account number was also mentioned in Rep-I Part D)
  - iii. General Account: 676920110000283
4. On 14.08.2024, Authority decided that promoter should submit complete details of accounts such as bank name, address, IFSC Code etc.
5. On 23.10.2024, Authority decided to adjourn the matter to 11.12.2024, as no reply was received from the Promoter.
6. On 11.12.2024, Authority gave last opportunity to promoter to comply with the orders of Authority dated 14.08.2024 otherwise penal action will be initiated as per provisions of RERA Act, 2016.
7. On 05.02.2025, the Authority observed that the Promoter had not complied with the orders of the Authority even after granting last opportunity. Therefore, a show cause be issued to the promoter under Section-35 r/w Section-63 of the RERA Act, 2016 for not complying with the orders of the Authority. The Promoter is again directed to comply with the orders of the Authority dated 14.08.2024.
8. As per the directions of the Authority, a show cause notice dated 15.04.2025 was issued to the promoter under Section-35 read with Section-63 of the RERA Act, 2016 for not complying with the orders of the Authority.
9. Vide reply dated 21.04.2025, in reply to the show cause notice issued to the promoter dated 15.04.2025, the promoter had submitted bank account details of (Master Account 100%), (Escrow Account 70%), (General Account 30%) including Bank name, Address and IFSC Code.
10. After consideration, the Authority in its meeting held on 23.04.2025 directed the promoter to get the public notice of size 3 x 3 inches issued in two leading newspapers regarding change in bank account under intimation to the Authority.




11. Vide reply dated 24.06.2025, the promoter has submitted copy of newspapers namely The Pioneer and Dainik Tribune in which public notices were got published giving details of RERA bank Accounts which is in prescribed size of 3x3 inches and the Account No. published are in order.

12. After Consideration, the Authority decided that bank account details submitted by the promoter be taken on record. Corrigendum in this regard be issued. Disposed of.



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.

STP



CA (Dhruv)  
