



**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 28.01.2026.

**Item No. 311.21**

Extension of Registration u/s 6 of the RERA Act, 2016.

Promoter: Creative Buildwell Private Limited.

Project: "Tulip City" – an affordable Residential plotted Colony under DDJAY on land measuring 10.006 acres situated in Sector-17, Sonipat.

Reg. No.: HRERA-PKL-SNP-230-2021 dated 12.02.2021 valid upto 25.10.2025.

Temp ID: 880-2020.

1. On 12.02.2021, the Authority has registered the above said real estate project.
2. The Promoter vide letter dated 15.10.2025 had applied for further extension for one-year along with extension fee for ₹ 10,100/-. The promoter has informed that they are in process of filing the renewal application on HRERA online portal. However, the portal has remained non-functional for several days. The promoter has informed that screenshot is enclosed however, no such screen shot has been enclosed with the application.
3. Vide letter dated 29.10.2025, the promoter was informed that the extension has neither been applied on proforma REP-V format nor on the web portal and hence he needs to apply for continuation of registration u/s 7(3) of the Act.
4. Thereafter, vide letter dated 09.12.2025, the promoter has submitted copy of completion certificate granted by DTCP, Haryana on 05.12.2025. However, since registration was valid upto 25.10.2025, the promoter needs to apply for registration of gap period upto the date of grant of completion certificate i.e., 05.12.2025. QPRs of the project also needs to be filed upto the last quarter of 2025.
5. On the last date of hearing, i.e., 24.12.2025, Sh. Vitthal Mittal, Director submitted that they have applied for the gap period extension online on 27.11.2025, however, the Authority



observed that the promoter has still not submitted the hard copy of application of extension of the project under section 7(3) of the Act. The Authority, after consideration, decided to return the application with a liberty to file afresh after deduction of 5% administrative charges. Till then the promoter shall not book/sell any plots of the said project.

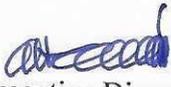
6. On 29.12.2025 the promoter applied for extension of registration under Section 6 of the Act, the same was examined and following shortcomings are noticed: -

- a. Application has still not been filed under Section 7(3) of the RERD Act, 2016.
- b. Copy of renewed license upto the date of grant of completion certificate has not been submitted.
- c. QPRs upto the date of grant of completion certificate has not been filed online.
- d. Extension fee is deficit by ₹ 4,51,921/-
- e. Since the application for continuation of registration under Section 7(3) will be filed after the lapse of validity of registration therefore, the promoter will be liable to pay late fee and penalty as per resolution of the Authority dated 07.08.2024.
- f. 5% fee as administrative charges has not been deposited.

7. After consideration, the Authority observed that the promoter has still not submitted an application for continuation of registration of the project under section 7(3) of the Act. In view of the above, application dated 29.12.2025 filed by the promoter is hereby returned with a liberty to file afresh after compliance of above deficiencies. Till then, the promoter shall not book/sell any plots of the said project. Disposed of.



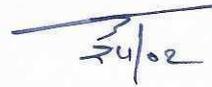
True copy

  
Executive Director,  
HRERA, Panchkula

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

LA-Shubham

STP

  
24/12

