



**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 08.04.2026.**

**Item No. 318.11**

**Extension of registration of project under Section 6 of RERD Act, 2016.**

**Promoter: Advitya Residency LLP.**

**Project: "Advitya Homes" an Affordable Group Housing Colony on land measuring 8.656 acres situated in Sector 143, Faridabad, Haryana.**

**Reg. No.: HRERA-PKL-FBD-223-2020 dated 16.12.2020 valid upto 31.03.2024. Covid extension granted upto 30.06.2024.**

**Temp ID: RERA-PKL-836-2020.**

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

1. Advitya Residency LLP vide letter dated 09.08.2024 has requested for extension of registration for one year of their real estate project of an affordable group housing colony namely "Advitya Homes" being developed on land measuring 8.656 acres situated in Sector-143, Faridabad, Haryana registered vide Registration No. HRERA-PKL-FBD-223-2020 dated 16.12.2020 valid upto 31.03.2024. COVID extension was granted upto 30.06.2024. The promoter had paid fee of ₹5,11,500/-. Details of computation of extension fee were not submitted.
2. The promoter has received occupation certificate for the entire project on 07.06.2024. The promoter has submitted architect and engineer certificates dated 20.07.2024 which depicts that project is 100% complete. The promoter has submitted CA certificate which depicts that proportion of cost incurred on land and construction to the total estimated cost is 100%. Photographs of the project have been submitted.
3. The matter was considered by the Authority in its meeting held on 28.08.2024 wherein Authority granted extension of one year under Section-6 of RERA Act, 2016.



However, the extension certificate could not be issued since the computation of extension fee was not submitted by the promoter and the same could not be verified. Therefore, the Authority on 06.11.2024 decided that promoter should submit computation of extension fee as well as status of renewal of license before next date of hearing.

4. On 08.01.2025, Adv. Tarun Ranga, counsel submitted that reply containing computation of fee has been submitted on 07.01.2025 which may be examined.

5. The promoter vide reply dated 07.01.2025 has submitted that they have already received the Occupation Certificate for the entire/ complete project on 07.06.2024. Occupation Certificate has been obtained within the validity of registration which was 30.06.2024. Hence, the promoter requested to waive the said condition for payment of further fee for the extension of project. Computation of extension fee is as under:

Total FAR for Residential - 78734.79 Sq Mts

Rate per Sq Mtr - ₹ 25/2 = ₹ 12.50

Extension fee for residential- ₹ 9,84, 18.87/-

Total FAR for Commercial - 2541.32 Sq Mts

Rate per Sq Mtr - ₹40/2 = ₹ 20

Extension fee for Commercial - ₹ 50,826.40/-

Total Extension Fee - ₹ 10,35,011.27/-

6. Promoter has submitted a copy of license which has been renewed upto 14.11.2029 and requested to consider the submissions and grant extension at the earliest. He further requested to refund the amount paid along with application for grant of first extension.

7. The Authority on 05.03.2025 had directed the promoter to deposit the late fee amounting to ₹4,14,004/- and penalty amounting to ₹ 2,07,002/- as per resolution dated 07.08.2024. However, since ₹5,11,500/- has already been paid by the promoter while applying for extension therefore, he was directed to deposit the total deficit fee of ₹ 3,16,508/- before the next date of hearing.

8. Neither anyone appeared on 14.05.2025 nor any reply filed. The Authority directed the office to send a copy of this order to the promoter through e-mail and registered post.

9. The said orders were sent to the promoter through mail which were delivered on 06.08.2025 and through registered post on 03.07.2025.

10. On 12.11.2025, neither anyone appeared on behalf of the promoter nor the fee of ₹ 3,16,508/- deposited. In view of the above, the Authority directed the office to issue show cause notice under Section 35 r/w 63 of the RERA Act, 2016 as to why penalty should not be imposed for not complying with the directions of the Authority.



11. Show cause notice dated 10.12.2025 was issued to the promoter, on which no reply has been received from the promoter.
12. The Authority on the last date of hearing i.e., 04.02.2026 was of the view that the promoter is intentionally disobeying the orders of the Authority therefore, Managing Director/one of the Directors be personally present on the next date of hearing failing which proceedings for revocation of registration shall be initiated.
13. Now, while dealing with the application for registration of additional area measuring 3.04375 acres (in the project registration cases) the promoter was conveyed that they have neither paid the deficit fee of ₹3,16,508/- nor applied for further continuation of registration after 30.06.2024 in the agenda relating to the project pending vide Temp Id 836-2024. The promoter has now applied for extension along with the fee of ₹4,37,000/- and has requested that the above amount of ₹3,16,508/- may be adjusted from this fee. Acceding to the request of the promoter, the Authority had granted registration to the additional area on 01.04.2026.
14. In view of the above, the Authority decides to dispose of the present matter. Now, since extension for a period of one year under Section-6 of RERA Act, 2016 has already been granted by the Authority in its meeting held on 28.08.2024 and deficit fee of ₹3,16,508/- has also been deposited therefore, extension certificate upto 30.06.2025 be issued to the promoter. Disposed of.



True copy

Secretary (Acting),  
HRERA, Panchkula

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

~~all~~

4/5/26  
STP

STP on leave

LASHU SHARMA  
4/5/26