



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 05.08.2026.

Item No. 328.25

Advertisement of the project without QR Code.

Promoter: Navdesh Estate.

Project: "URBANA" an Affordable Residential Plotted Colony (under DDJAY-2016) on land measuring 7.98125 acres situated in the revenue estate of Village Billah Sector 16 of Kot - Billah Urban Complex, Panchkula.

Reg. No.: HRERA-PKL-PKL-825-2026 dated 08.01.2026 valid upto 30.04.2030.

1. It has come to the notice of the office that in Amar Ujala Newspaper dated 07.02.2026, an advertisement has been published for booking plots in the above registered project. However, neither QR code has been affixed on the said advertisement nor the validity of RC number has been mentioned which is a clear violation of condition no. vi imposed in the registration certificate which mentions that "*No advertisement/public notice be issued through any medium without affixing the QR code and RC number alongwith its validity issued by the Authority. The QR code and RC number should also be affixed on all the documents forming part of public domain including agreement to sell/allotment letter, pamphlets, brochures or any other literature published by the promoter and the QR code should be affixed on the top right corner*".

2. The Authority on 11.02.2026 decided to grant an opportunity to the respondent to submit reply on the above and directs the Managing Director/one of the directors to be physically present before the Authority on the next date of hearing failing which penalty proceedings under Section 63 of the RERD Act, 2016 shall be initiated.

3. On 29.04.2026, neither anyone appeared nor reply filed. Therefore, the Authority granted one last opportunity to the promoter to submit reply. A copy of these proceedings be



sent to the promoter through mail which were sent on 25.05.2026 and through registered post which were delivered on 29.05.2026.

4. The promoter vide reply dated 10.06.2026 has informed that the advertisement material provided by the Promoter to the newspaper agency contained the QR Code, Registration Number and other mandatory disclosures as prescribed under the RERA guidelines. However, due to an inadvertent publishing or printing error on the part of the newspaper agency, the QR Code and validity of the Registration Certificate were omitted from the final published advertisement. The omission was neither intentional nor attributable to the Promoter. Therefore, they requested to take the above on record and the matter may be treated as duly complied with.

5. The Authority on the last date of hearing i.e., 24.06.2026 was of the view that the promoter has violated the special condition of the registration certificate and the reply filed by the promoter is not satisfactory. Therefore, a penalty of ₹10 Lacs is being imposed upon the promoter which should be deposited before the next date of hearing.

6. Today, neither anyone appeared nor any reply filed. The Authority, after consideration, grants one last opportunity to the promoter to submit penalty of ₹10 lacs. Adjourned to **30.09.2026**. A copy of these proceedings be sent to the promoter through mail and registered post.



True copy

Secretary (Acting),
HRERA, Panchkula

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

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