



HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

Mini Secretariat (2nd and 3rd 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 21.11.2023.

Item No. 233.35

Extension of registration under Section-6 of RERA Act, 2016.

Promoter: M/s RPS Infrastructure Ltd.

Project: 'RPS Infinia Tower-4 [Phase-II]' - IT Park Colony on area measuring 7.587 acres situated in Sector 27-A, Village Sarai Khawaja, Tehsil and District Faridabad.

Reg. No.: 203 of 2017 dated 15.09.2017 valid upto 14.09.2022.

1. M/s RPS Infrastructure Ltd. has applied for first extension under Section 6 of RERA Act, 2016 of registration of project namely 'RPS Infinia Tower-4 (Phase II)' – IT Park Colony on area measuring 7.587 acres registered vide registration no. 203 of 2017 dated 15.09.2017 valid upto 14.09.2022.

2. The matter was considered by the Authority in its meeting held on 11.09.2023 wherein following observations were made:

"3. After consideration, Authority decided that promoter be asked to submit the following information:-

- i. No. of blocks to be constructed be shown on site plan.
- ii. FAR of each block be indicated.
- iii. Stage of construction of each block along with photograph.
- iv. Amount to be spent on each block/spent on each block as on date supported by a CA certificate.
- v. Amount collected from allottees.

4. Adjourned to 20.11.2023."

3. No reply has been received from the promoter in respect of above deficiencies. However, vide letter dated 03.11.2023, promoter has submitted that vide email dated 01.10.2023 and 01.11.2023 sent by the Authority, promoter has been informed that sale of captioned project has been banned since the registration of the project lapsed on 14.09.2022.



4. It has been submitted by the promoter that registration of the project was valid upto 14.09.2022 and after including the general extension given due to COVID-19, the same was valid upto 14.06.2023 and the promoter had applied for extension of the project on 19.04.2023 which is still pending before the Authority. Request has been made to withdraw the email dated 01.10.2023 and 01.11.2023 and allow/permit the promoter to sell the project.
5. Authority observes that promoter has not followed the directions of Authority given in its meeting held on 11.09.2023. As no reply has been filed by promoter, extension request cannot be considered by Authority.
6. Adjourned to 22.01.2024.
7. In case promoter/applicant furnishes the information before next date of hearing, their application may be considered in its Authority meeting on Monday following the date of such submission.



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5/12/23

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 (Ashwini)