



**HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA**

Website: www.haryanarera.gov.in

**SUO MOTU COMPLAINT NO. 1266 OF 2022**

HRERA, Panchkula

....COMPLAINANTS(S)

VERSUS

....RESPONDENT(S)

1. Karnail Singh Wilasra
2. M/s Jindal Realty Pvt Ltd

**CORAM: Dr. Geeta Rathee Singh  
Nadim Akhtar**

Member  
Member

Date of Hearing: 31.01.2023

Hearing: 3<sup>rd</sup>

Present: None for respondent no. 1.

None for respondent no. 2.

**ORDER (NADIM AKHTAR-MEMBER)**

Captioned Suo-motu complaint has been filed against the respondents for recovery of Rs 7,000/- towards cost of appointment of Local Commissioner who conducted site visit in project-Jindal Global City, Sonipat on 05.09.2020 and submitted his report on 04.01.2021. In compliance of order of the Authority dated 25.03.2021 in complaint no. 2712/2019 titled as Sumit Kumar vs Jindal



Realty Pvt Ltd, Authority had disposed of the said complaint observing that both parties shall bear cost in equal proportion i.e. Rs 7,000/- to be paid by each party to the Authority towards appointment of Local Commissioner. Relevant part of the order dated 25.03.2021 is reproduced below for reference:-

*It is pertinent to mention here that Local Commissioner was appointed in 3 complaints cases bearing no. 1000/2019 , 1576/2019 and 2712/2019 pertaining to same project-Jindal Global City Sonipat in order to resolve issue of increase in super area. Complaint no. 1000/2019 and 1576/2019 stands disposed of as mutually settled vide order dated 17.02.2021 and 25.11.2020 respectively. However, cost of Rs 42,000/- of local commissioner has not been recovered from the parties. In Complaint no. 1000/2019 and 1576/2019 parties could have avoided appointment of local commissioner by getting the issues settled prior to appointment of local commissioner so in these cases each party shall bear cost of local commissioner in equal proportion i.e. Rs 7,000/- to be paid to the Authority towards cost of local commissioner. In complaint no. 2712/2019, calculations made by local commissioner shows that actual area being offered by the respondent actually exists at ground as there was no discrepancy regarding calculations of super area. But the area of various platforms and balconies was not explained in detail by the respondent to the complainant in order to satisfy him regarding increase in super area. So, in this case also both parties shall bear cost in equal proportion i.e. Rs 7,000/- to be paid by each party to the Authority towards cost of Local Commissioner.*

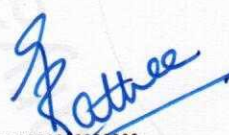
2. Notice dated 20.05.2022 was issued to the respondents which got delivered successfully to respondent no. 1 on 26.05.2022 and respondent no. 2 on 23.05.2022. Respondent no.2 had already paid the cost of Rs 7,000/- vide





demand draft bearing no.500758 dated 17.06.2022 on last date of hearing. Today, case is fixed for recovery of cost of Rs 7,000/- from respondent no.1 i.e. Mr Karnail Singh Wilasra.

3. An email dated 30.10.2023 was sent to respondent no.1 for payment of cost of Rs 7,000/-. In reply, respondent no. 1 sent an email dated 31.01.2023 stating that payment of Rs 7,000/- will be made vide NEFT in account of Authority. As per office record, amount of Rs 7,000/- has been transferred via NEFT on 06.02.2023 vide transaction reference number 598068515. Since amount of Rs 7,000/- towards cost of appointment of Local Commissioner has been paid by respondent no. 1 on 06.02.2023 and respondent no. 2 on 17.06.2022, the case stands disposed of. File be consigned to record room.



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**DR. GEETA RATHEE SINGH**  
[MEMBER]



.....  
**NADIM AKHTAR**  
[MEMBER]