HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 2829 of 2022

HRERA, Panchkula ...COMPLAINANT

VERSUS

Green Space Infraheights Pvt. Ltd. ....RESPONDENT

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

Date of Hearing: 06.03.2023

Hearing: 2nd

Present: Adv. Sumit Kumar, Proxy counsel for Adv. Dharamveer Singh on behalf of Respondent-Promoter.

ORDER [Nadim Akhtar-Member]

This suo-motu complaint was registered against the respondent for neither completing the project within the timelines declared u/s 4(2)(l)(c) at the time of seeking registration nor applying for extension of registered project namely "Shri Vardhman Green Space" an affordable group housing colony measuring 5 acres in village Kot Billah, Panchkula Extn-II , Panchkula registered vide Registration No. 87 of 2017 dated 23.08.2017 valid upto14.03.2020. After granting benefit of covid period the registration stands expired on 14.09.2021.

2. A show-cause notice dated 22.11.2022 was issued by Authority directing respondent-promoter to furnish status of project on the expiry of the registration.

3. The applicant/ promoter has neither submitted application for extension nor submitted any reply. Thus, on the last date of hearing i.e., 23.01.2023, Authority had directed promoters not to sell any unsold inventory or create any third party rights in the project till extension is granted.

4. Today Adv. Sumit Kumar, proxy counsel on behalf of counsel for respondent-promoter submitted that they had applied for renewal of license in Town and Country Planning Department, Haryana and they seek time to file reply to the notice dated 23.11.2022 issued by Authority.

5. After hearing, Authority observes that issues relating to application for extension and renewal of license are two different matters which are dealt under two different statutes by different Authorities. Thus, promoter was directed to apply for extension of registration. Further, the orders of creating any third party rights in the project till extension is granted will continue.

5. Adjourned to **03.07.2023.**

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DR. GEETA RATHEE SINGH
[MEMBER]

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NADIM AKHTAR
[MEMBER]