



Complaint No. 2810 of 2022

## **HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA**

Website: [www.haryanarera.gov.in](http://www.haryanarera.gov.in)

### **COMPLAINT NO. (Suo-Motu) 2810 of 2022**

HRERA, Panchkula

...COMPLAINANT

VERSUS

Ozone GSP Infratech Sarvome House

....RESPONDENT

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

**Member**  
**Member**

**Date of Hearing:** 04.09.2023

**Hearing:**            3<sup>rd</sup>

**Present: -**            None on behalf of the respondent

### **ORDER (NADIM AKHTAR- MEMBER)**

Present suo-motu complaint was registered against the respondent promoter for neither completing the project within the timelines declared u/s 4(2)(1)(c) at the time of seeking registration nor applying for extension of registered project namely "The Presidio" a Group Housing colony measuring 1.744 acres in Sector-31, Village Atmadpur, Faridabad registered vide Registration No. 276 of 2017

dated 09.10.2017 valid upto 08.10.2020. After granting benefit of covid period the registration stands expired on 08.07.2021.

2. A show cause notice dated 20.10.2022 was issued to the respondent promoter directing to furnish information relating to the status of the Project on the date of expiry of registration under the provisions of Section 35 of the Real Estate (Regulation and Development) Act, 2016.
3. On the last date of hearing Authority directed the office to provide Login ID to the respondent and also directed the respondents to submit a penalty of Rs. 50,000/- for not complying with the orders of the Authority. Further, the Authority directed that the ban on sale of unsold inventory or creation of any third party rights in the project will continue till extension is granted in the project.
4. Today, neither anyone appeared on behalf of the respondents nor any reply has been received with regard to the show cause notice issued to the respondents. The office issued User ID and password to the respondents for making compliances in the project.
5. In view of the above, Authority directs the promoter to show cause as to why penalty proceedings under Section 61 read with Section 63 of the RERA Act 2016 for failure to comply with the orders of the Authority may not be initiated. Further, the Authority again directs the respondent to submit the penalty of Rs. 50,000/- in the registry of the Authority before the next date of hearing. The ban on the sale of



unsold inventory or creation of any third party rights in the project will continue till extension is granted.

6. Adjourned to 18.12.2023.

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

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