NON- COMPLIANCE OF CONDITIONS OF REGISTRATION CERTIFICATE HEARING BRIEF				
S. No.	**Particular**	**Details**		
1.	**Registration certificate no.**	659/391/2023/03		
2.	**Date of Registration**	12.01.2023		
3.	**Date of expiry of validity of registration**	31.12.2026		
4.	**Name of promoter**	M/s JMK Holding Pvt. Ltd.		
5.	**Name of project**	Signature Global City 79B-1		
6.	**Area of project**	12.4875 Acres		
7.	**Nature of project**	Independent Residential Floors		
8.	**Location of project**	Sector-79B, Gurugram		
9.	**Suo-motu complaint no.**	RERA-GRG-3815-2023		
10.	**Status of compliance done by the promoter**			
	Conditions	**Compliance due date**	**Date of approval obtained on**	**Whether compliance done within time frame**
	The promoter shall submit the approval of environment clearance within 3 months	12.04.2023	09.02.2023	Within time
	The promoter shall submit the approval of fire scheme within 3 months	12.04.2023	27.05.2023	Delay of 45 days
	The promoter shall submit the approval of service plan & estimates within 3 months	12.04.2023	04.08.2023	Delay of 114 days
11.	**Details of refundable security submitted by the promoter**			
	Name of the bank	**No. And date refundable security**	**Amount**	**Submitted for**
	IndusInd Bank	Cheque no 038707 dated 09.01.2023	25 lacs	Environmental clearance
	IndusInd Bank	Cheque no 038708 dated 11.01.2023	25 lacs	Approved fire scheme

	IndusInd Bank	Cheque no 038709 dated 11.01.2023	25 lacs	Approved service plans and estimates

12.	**File status**	**Date**
	Show cause notice sent on	21.08.2023
	First reply received on	19.09.2023

13. Case history

Whereas an application for registration of the above real estate project under section 4 of the Real Estate (Regulation and Development) Act, 2016 was submitted to the Authority by **M/s JMK Holding Pvt. Ltd.** and after due consideration, the said real estate project was conditionally registered with the Haryana Real Estate Regulatory Authority Gurugram. Since the promoter failed to comply with the conditions mentioned in the registration certificate within the prescribed time, the Authority issued a show- cause notice dated 21.08.2023 as to why the registration certificate shall not be revoked and penal proceedings shall not be initiated against the promoter and an opportunity of hearing was offered on 21.09.2023.

The promoter submitted a reply dated 19.09.2023 on examination of which it is noted that the promoter submitted the environment clearance within the stipulated time, however, the approvals of fire scheme and service plans and estimates is obtained with delay as mentioned above.

(Ar. Neeraj Gautam)
Associate Architectural Executive

Day and date of hearing	Thursday and 21.09.2023
Proceedings recorded by	Ram Niwas

Proceedings dated 21.09.2023

Ar. Neeraj Gautam (Associate Architectural Executive) briefed the facts of the case.

Sh. Anurag Srivastava (GM) and Sh. Vedant Batra (CS) are present on behalf of the promoter

The Authority is in the process of framing guidelines/Regulation to deal with cases of delayed compliance. The above matter shall be dealt according to the decision of the Authority in this regard. Till then, the proceedings may be kept pending.

The matter to come up on 23.11.2023.

(Ashok Sangwan)
Member, HARERA, Gurugram