

**BEFORE THE HARYANA REAL ESTATE APPELLATE
TRIBUNAL**

Appeal No. 389 of 2022
Date of Decision:12.02.2024

Kamal Dhawan Son of B.B.S Dhawan, R/o House No.822, Sector-29,
Pocket-5, First Floor, Alpha International City, Karnal-13200,
Haryana.

Appellant

Versus

M/s Alpha Corp Development Pvt. Ltd., (formerly known as Alpha G
Corp Development Pvt. Ltd.) Golf View Corporate Towers, Tower-A, Golf
Course Road, Sector 42, Gurugram-122002.

Respondent

CORAM:

**Justice Rajan Gupta
Shri Anil Kumar Gupta,**

**Chairman
Member (Technical)**

Present: Mr. Gurpreet Singh, Advocate,
for the appellant.

None for the respondent.

ORDER:

Rajan Gupta, Chairman (Oral):

Complainant (Appellant herein) approached the Haryana Real Estate Regulatory Authority at Panchkula (for short, "The Authority below") with the prayer that punitive action be taken against the respondent-promoter for not getting project in question registered with the Authority below. He claims to be one of the allottees (Alpha Corp Pvt. Ltd.). His complaint was disposed of by the Authority vide its order dated 09.03.2022. Observations made therein are as follows:

"3. However, Authority deemed fit to refer the Projects section and Authority will take cognizance provided there is any merit in the complaint after taking

a report from the Directorate of Town and Country Planning. No further proceedings are required in the complaint's section. Project section will examine the matter and place the matter to take appropriate action if required, by the Authority.”

2. During the course of hearing, we deemed it fit to seek a report from the Director, Town and Country Planning, (DTCP) Haryana in light of observations reproduced above. Detailed report dated 02.01.2024 has been received, which is taken on record as Mark-‘A’.
3. On perusal of the report, we are of the considered view that no further order requires to be passed by this Tribunal regarding the subject matter of the complaint. Needless to observe that the Authority is at liberty to act in terms of observations made by it in para 3 of the impugned order dated 09.03.2022. Copy of the report received from the DTCP, Haryana be forwarded to the Authority at Panchkula.
4. In view of the above, the appeal is disposed of.
5. Copy of this order be forwarded to the parties, their counsel and the Authority below.
6. File be consigned to the records.

Justice Rajan Gupta
Chairman
Haryana Real Estate Appellate Tribunal

Anil Kumar Gupta
Member (Technical)

12.02.2024
Manoj Rana