



HARERA
GURUGRAM

HARYANA REAL ESTATE REGULATORY AUTHORITY
GURUGRAM

हरियाणा भू-संपदा विनियामक प्राधिकरण, गुरुग्राम

BEFORE THE HARYANA REAL ESTATE REGULATORY AUTHORITY, GURUGRAM

Registration No.	GGM/674/406/2023/18 dated 23.01.2023
Name of promoter	M/s GCC Infra
Name of project	Flora Avenue 88A
Suo- motu complaint no.	RERA-GRG-2896-2023

ORDER

1. 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 GCC Infra and after due consideration, the said real estate project was conditionally registered with the Haryana Real Estate Regulatory Authority, Gurugram with the following details:

S. No.	Particulars	Details
1.	Registration No.	GGM/674/406/2023/18
2.	Date of Registration	23.01.2023
3.	Date of expiry of validity of registration	31.12.2024
4.	Name of promoter	M/s GCC Infra
5.	Name of project	Flora Avenue 88A
6.	Area of project	10.625 acres
7.	Nature of project	Affordable Residential Plotted Colony under DDJAY
8.	Location of project	Sector 88A, Gurugram

2. The registration certificate was issued to the promoter subject to the submission of security amount of Rs. 25 lacs each on account of submission of the approved service plan and estimates, and approved zoning within three months. Conditions (G)(ii) of the registration certificate no. 18 of 2023 dated 23.01.2023 is re-iterated below:

G(ii)

"The promoter has submitted a guarantee amount of Rs. 25 lacs through cheque no. 005112 dated 27.10.2022 of HDFC Bank on account of submission of approved service plans and estimates within three months.



Project	Flora Avenue 88A
Promoter	M/s GCC Infra

This guarantee amount shall be forfeited in favour of the Authority in case the promoter fails to submit the approved service plans and estimates in the Authority within three months."

3. Status of compliance of conditions by the promoter as follows:

Conditions	Compliance due date	Date of approval obtained on	Whether compliance done within time frame
The promoter shall submit approved zoning plan within three months	23.04.2023	07.02.2023	Within time
The promoter shall submit approved service plans and estimates within three months	23.04.2023	01.05.2023	Delay of 8 days

4. On account of non-compliance of the conditions mentioned in the registration certificate, the show cause notice dated 21.08.2023 as to why the registration certificate shall not be revoked, and penal proceedings be not initiated against the promoter and various opportunities of hearing were provided to the promoter.
5. The Authority, in its meeting dated 01.01.2024 decided that compliances by the promoter must be made without fail within the timeline of conditional registration failing which the BG/ security be forfeited.
6. In the hearing dated 22.03.2024, none appeared on behalf of the promoter. In view of the fact that the promoter has failed to submit the approval of service plans and estimates within the specified timeline of three months as per conditions of the registration certificate no. 674/406/2023/18 dated 23.01.2023, the security deposited by the promoter in lieu of the timely submission of the above approval is hereby forfeited.

Secretary,

For and on behalf of: Haryana Real estate
Regulatory Authority, Gurugram

Haryana Real Estate Regulatory Authority, Gurugram

Dated: 3-4-2024