



HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. (Suo-Motu) 2810 of 2022

HRERA, Panchkula

...COMPLAINANT

VERSUS

Ozone GSP Infratech Sarvome House

...RESPONDENT

CORAM:

**Parneet S Sachdev
Dr. Geeta Rathee Singh
Chander Shekhar**

**Chairman
Member
Member**

Date of Hearing: 10.04.2024

Hearing: 5th

Present: - Sh. Amrit Singh, counsel for the respondent through video conference

ORDER (PARNEET S SACHDEV - CHAIRMAN)

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 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. When the matter was heard on 07.08.2023, 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 imposed vide order dated 17.04.2023 will continue till extension is granted in the project.
4. The matter was then heard on 04.09.2023, wherein the Authority directed 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.
5. The matter was last heard on 18.12.2023, wherein neither anyone appeared on behalf of respondents nor any reply has been filed. Therefore, promoter was directed to show cause as to why penalty of ₹5 lac be not imposed upon him under




Section 61 read with Section 63 of the RERA Act, for contravention of the provisions of the Act and not complying with the orders of the Authority. The Authority further directed the respondent to deposit the penalty of ₹50,000/- in the registry of the Authority before the next date of hearing.

6. Today, counsel appearing on behalf of respondent submitted that they have submitted detailed reply on the email address of the Authority in April 2023 and requested that penalty of ₹5 lac be not imposed upon the respondent.

7. In view of above, Authority directs the respondent to file its reply in the office of the Authority and also to deposit the earlier imposed penalty of ₹50,000/- before the next date of hearing. Further, the decision with regard to imposition of penalty of ₹5 lac under Section 61 read with Section 63 of the RERA Act will be taken by the Authority on next date of hearing after examining the reply of the respondent.

8. Adjourned to 12.06.2024.


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Chander Shekhar
Member


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Dr. Geeta Rathee Singh
Member


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Parneet S Sachdev
Chairman