HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 2811 OF 2022

HRERA, Panchkula ....COMPLAINANT

VERSUS

Crown Realtech Pvt. Ltd. ....RESPONDENT

CORAM:	**Parneet S Sachdev**	**Chairman**
	NadimAkhtar	**Member**
	Chander Shekhar	**Member**

Date of Hearing: 10.07.2024

Hearing: 4th

Present: - Ms. Seema Gandharva, Director of respondent company
Sh. Salil Barar, Director of respondent company

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)(l)(C) at the time of seeking registration nor applying for extension of registered project namely; "Crown Business Park' IT Park measuring 5.868

acres situated in Sector 36, Faridabad and registered vide Registration No. HRERA-PKL-FBD-179-2019 dated 21.11.2019 valid upto 31.10.2020. After granting benefit of Covid period the registration stands expired on 31.07.2021.

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.

3. When the matter was heard on 17.04.2023, Authority directed the promoter not to sell any unsold inventory or create any third party rights in the project till extension is granted.

4. The matter was then heard on 17.07.2023 wherein the promoter was directed to show cause as to why penalty proceedings under Section 60 and 61 read with Section 63 of the RERA Act 2016 for failure to comply with the orders of the Authority may not be initiated. It was also observed that the ban on the sale of unsold inventory or creation of any third party rights in the project will continue till extension is granted.

5. The promoter vide application dated 06.11.2023 has applied for extension of the project which was considered by the Authority in its meeting held on 31.01.2024 and certain observations were conveyed.

6. The matter was last heard by the Authority on 07.02.2024 wherein it was observed that since the promoter has now applied for extension of registration after a lapse of approximately two and a half years and hence has

violated the provisions of the Act, therefore, a penalty of ₹1 lac was imposed for contravention of the provisions of the Act. The promoter was directed to deposit the said amount in the registry of the Authority before the next date of hearing.

7. The Directors of the company today appeared and stated that reply to the matter will be filed during the course of day.

8. Adjourned to **16.10.2024** with direction to the respondent to file its reply and deposit the above mentioned penalty before the next date of hearing.

Chander Shekhar Member	Nadim Akhtar Member	Parneet S Sachdev Chairman