HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. (Suo-Motu) 3019 of 2022

HRERA, Panchkula ...COMPLAINANT

VERSUS

TDI Infrastructure Ltd ....RESPONDENT

CORAM:	**Nadim Akhtar**	**Member**
	Dr. Geeta Rathee Singh	**Member**
	Chander Shekhar	**Member**

Date of Hearing: 06.11.2024

Hearing: 7th

Present: Adv. Rahul Diwan (representing Adv. Shubhnit Hans) on behalf of respondents.

ORDER (Nadim Akhtar-Member)

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; "Espania 2" a group housing colony on land measuring 10.8375 acres situated in Sector 19, Sonipat registered vide Registration No. HRERA-PKL-SNP-162-2019

dated 01.10.2019 valid upto October, 2020. After granting benefit of covid period the registration stands expired in July, 2021.

A show cause notice dated 21.11.2022 was issued to the respondent promoter directing to furnish information relating to the status of the project on the date of expiry of registration

2. When this matter was heard by the Authority on 23.01.2023, Authority had directed the promoter not to sell any unsold inventory or create any third-party rights in the project till extension is granted.

3. On 04.12.2023, neither anyone appeared nor any reply has been filed. The Authority granted one last opportunity to the respondent to comply with the orders failing which it will be constrained to impose a penalty of Rs. 5 Lac under Section 60 and 61 read with Section 63 for contravention of the provisions of the Act and not complying with the orders of the Authority.

4. On 28.02.2024, Adv. Shubhnit Hans appearing on behalf of respondents stated that the respondents are in the process of applying for extension and therefore requested for a short accommodation. Authority grants one last opportunity to the respondents to apply for extension while confirming the penalty of Rs. 5 Lac. The orders were sent through registered post on 18.04.2024, which were delivered to the respondents on 22.04.2024.

5. Despite the service of orders, on the last date of hearing, i.e., 15.05.2024, neither anyone appeared on behalf of respondents nor any reply was filed. Since, penalty of Rs 5 lacs was also not been deposited by the respondents, the Authority granted one last opportunity to the respondents to comply with the above orders and deposit the penalty of Rs 5 Lacs failing which additional costs of Rs 2 Lacs shall be imposed.

6. Today also Adv Rahul appearing on behalf of respondents apprised that reply has not been filed. The said cost of Rs 5 Lacs has also not been deposited by

the promoter. Therefore, the Authority while confirming the penalty of Rs 2 Lacs directs the respondents to deposit the total Penalty of Rs 7 Lacs in the registry of the Authority before the next date of hearing and also reply to the said Suo Motu Complaint.

7. Adjourned to **08.01.2025**.

Chander Shekhar Member	Dr. Geeta Rathee Singh Member	Nadim Akhtar Member