HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. (Suo-Motu) 1691 of 2022

HRERA, Panchkula ...COMPLAINANT

VERSUS

Best Deal Housing & Constructions Pvt Ltd ....RESPONDENT

CORAM:	**Nadim Akhtar**	**Member**
	Chander Shekhar	**Member**

Date of Hearing: 08.01.2025

Hearing: 7th

Present: Sh. Dinesh Gupta, Director of the company and Adv. Tarun Ranga on behalf of the Respondent.

ORDER (Nadim Akhtar-Member)

Present suo-motu complaint was registered against the respondent-promoter for not uploading quarterly progress reports of its real estate project namely "Gulmohar City" registered vide Registration No. HRERA-PKL-KTL-51-2018, dated 03.10.2018, valid upto March 2021.

2. A show-cause notice was issued on 26.07.2022 for not uploading quarterly progress reports on the web portal of the Authority.

3. On 24.04.2023, Authority imposed a penalty of Rs. 1000/- per day till the QPRs are uploaded online.

4. On 28.08.2023, Authority imposed a cumulative penalty of Rs. 2,75,000/. Since the promoter has not yet filed the QPRs the cumulative penalty from 24.04.2023 till today works out to Rs. **28,75,000**/-. Authority also directed to show cause as to why penalty U/s 61 read with Section 63 & 60 be not imposed for contravention of the provisions of the Act and not complying with the orders of the Authority.

5. On 24.01.2024, the Authority enhanced the penalty from Rs.1000/- per day to Rs.10,000/- and the office was directed to send a copy of the order to the respondent via mail and registered post. As per the directions of the Authority the copy of order was sent via registered post on 01.10.2024 which was returned on 03.10.2024 with the remarks that the "addressee left without instructions" however the orders were delivered via email on 27.09.2024.

6. Since the promoter had failed to upload the QPR's even after granting several opportunities, the penalty of Rs. 10,000/- per day imposed on 24.01.2024 was enhanced to Rs.25,000/- till quarterly progress reports are uploaded online.

It was further made clear that penalty of ₹25,000/- per day shall continue till the date quarterly progress reports are filed by promoter.

7. On the last date of hearing i.e. 09.10.2024, learned counsel Sh. Tarun Ranga appeared on behalf of the Promoter and requested for last opportunity to comply with the orders of the Authority.

8. Today, Sh. Dinesh Gupta, Director of the company along with learned counsel Sh. Tarun Ranga appeared and submitted that QPRs till 30th June 2024 have been uploaded on 13.11.2024. The Authority directs the promoter to file an affidavit regarding no. of units sold and updated address of the company and

further directs to deposit the penalty of Rs. 37,40,000/- before the next date of hearing i.e., 05.03.2025.

9. Adjourned to **05.03.2025.**

Chander Shekhar
Member

Nadim Akhtar
Member

Haryana Real Estate Regulatory Authority • Panchkula •