# HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

**COMPLAINT NO. (SUO-MOTU) 1975 of 2022**

HRERA, Panchkula ...COMPLAINANT

VERSUS

Sky View Co-operative Group Housing Society Ltd. ....RESPONDENT

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| **CORAM:** | **Parneet S Sachdev** | **Chairman** |
| | **Nadim Akhtar** | **Member** |
| | **Chander Shekhar** | **Member** |

**Date of Hearing:** 14.08.2024

**Hearing: 6th**

**Present:** Sh. Sukhdev Singh on behalf of the respondent

**ORDER (Parneet S Sachdev-Chairman)**

This Suo-motu complaint was registered against the respondent/promoter namely Sky View Co-operative Group Housing Society Ltd. for not uploading quarterly progress reports of project registered vide Registration No. HRERA-PKL-PNP-144-2019 valid upto 01.10.2023.

2. A show cause notice was issued on 18.08.2022 for not uploading quarterly progress reports on the web portal of the Authority.
3. On 20.03.2023, Authority imposed a penalty of Rs. 1,000/- per day till the Quarterly Progress Reports are uploaded online.
4. On 24.01.2024, the cumulative penalty worked to Rs. 3,11,000/-.

5. On 05.06.2024, the cumulative penalty worked out to Rs. 16,40,000/-. Since the promoter had failed to file online quarterly progress reports up to 2nd Quarter of the year 2022, the cumulative penalty from 20.03.2023 till date works out to Rs. 53,85,000/-. The respondent should therefore deposit the said amount before the next date of hearing.
6. The respondent vide letter dated 05.06.2024, the promoter stated as follows:
   I. *The respondent are small cooperative group housing society who has constructed this project;*
   II. *That project is completed before the stipulated time and OC has been granted on 04.03.2024 (copy not enclosed)*
   III. *That they have received notice dated 20.05.2024 and came to know about this suo motu complaint, before that they were not having any knowledge whatsoever.*
   IV. *That the respondent is not as such a 'professional' promoter who develops and constructs project solely for the purpose of profits. This EWS is run by somewhat layman persons who are not well versed with the provisions of the law. That the respondent would suffer irreparable loss and injury if the cumulative penalty imposed upon is not waived of.*
   V. *Requests to waive the cumulative penalty imposed in the interest of justice.*
7. Today, Sh. Sukhdev Singh appearing on behalf of the respondent requested the Authority to waive of the cumulative penalty which was denied since there is no statutory provision under the Act to waive of the said penalty. Further, a request for ID and password was made by the promoter and it was also prayed that some time may also be granted to upload the QPRs online.
8. The Authority accepted the request and directed the respondent to file the QPRs within fifteen days failing which penalty of Rs. 25,000/- per day shall be continued from today. Further, the respondent should file a written request for providing username and password.
9. Adjourned to **19.02.2025**.

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| Chander Shekhar<br>Member | Nadim Akhtar<br>Member | Parneet S Sachdev<br>Chairman |