



HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

Date of decision:

05.05.2025

Name of Builder	Shalimar Estate Pvt. Ltd.
Name& Location of Project	Shalimar Mega Mall, Sector 5, Panchkula

Sr. No.	Complaint No(s).	Complainants
1.	1424 of 2020	Rajinder Pal Pasricha and Anr R/o Flat No.308 GH 106, Sector 20, Panchkula, HaryanaComplainant
2.	28 of 2018	Kanta Sharma & Others R/o H No. 1290, Sector-44-b, ChandigarhComplainant
3.	726 of 2021	Rakesh Kumar Garg R/o House No. 518, Sector-6, PanchkulaComplainant
4.	756 of 2024	Dharambir Singh Sethi R/o Set no.3, Saraj Mansion, Chota ShimlaComplainant
5.	80 of 2018	Suman Rani R/o House No.809, Sector-9, PanchkulaComplainant

Complaint no. 756, 9 of 2024, 28, 80 of 2018,
1424 of 2020, 726, 804 of 2021

6.	804 of 2021	Manjit kaur R/o House No. 27, Sector-33a, ChandigarhComplainant
7.	9 of 2024	Mrs renu arora R/o H. No. 1205, Sector-34-c, ChandigarhComplainant

versus

Shalimar Estates Pvt. Ltd. (through its managing director) registered office at SCO
No.110-11, Sector 8, Chandigarh

....Respondent

CORAM: Nadim Akhtar
Chander Shekhar

Member
Member

Hearing: 3rd in complaint no. 756 of 2023
4th in complaint no. 9 of 2024
26th in complaint no. 28 of 2018
10th in complaint no. 80 of 2018, 1424 of 2020
14th in complaint no. 726, 804 of 2021

Present: None for complainants in complaint nos. 1424 of 2020, 28 of 2018, 756
of 2024, 80 of 2018, 9 of 2024

Adv. Ajay Chikara, counsel for complainant in Complaint no. 726 of
2021, 804 of 2021

Adv. Nikhil Sabharwal, counsel for respondent in all complains through
VC.



ORDER: (NADIM AKHTAR-MEMBER)

1. The operative part of the last order dated 11.11.2024 is reproduced below for reference:

1. *"As per last order, an adjournment was sought by Ld. Counsel for the respondent as CWP No. 9300 of 2023 and RERA appeal no. 55-56 of 2023 are pending for adjudication before the Hon'ble Punjab and Haryana High Court and interim stay has been granted.*
2. *Today, Ld. Counsel for respondent informed that CWP No. 9300 of 2023 and the appeals filed therein are still lying pending for adjudication for 20.02.2025 before the Hon'ble Punjab and Haryana High Court and interim stay is continuing. An adjournment is requested by the respondent awaiting the outcome of the said CWP and appeals. Request of the respondent is allowed.*
3. *Cases are adjourned to 24.03.2025 for awaiting the outcome of the said applications and Civil Writ Petition pending before the Hon'ble Punjab and Haryana High Court.*

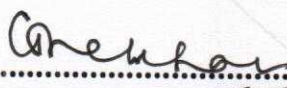
2. It is noted that the case is currently pending before the Hon'ble Punjab and Haryana High Court, and an interim stay has been granted on the proceedings before this Authority. While this Authority fully respects the Hon'ble High Court and its ongoing proceedings, it also has a responsibility to ensure that complaints are resolved quickly as per the Act. The repeated adjournments in this complaint, are causing delays and going against the purpose of fast resolution. However, since the Hon'ble High Court has put a stay on the



matter, this Authority cannot decide anything on merits in captioned complaint until the High Court gives its final decision. In the absence of a final decision from the Hon'ble High Court, it is not prudent to indefinitely keep the complaints pending on the file of the Authority.

3. In these circumstances, and in the interest of justice, the present complaints are dismissed without entering into the merits of the case. However, the complainants shall be at liberty to file fresh complaints before this Authority as and when the decision of the Hon'ble Punjab and Haryana High Court in CWP No. 9300 of 2023 is pronounced.
4. In view of the aforesaid observations, the present cases stand **dismissed** and disposed of accordingly.

Files be consigned to the record room after uploading of the order on the website of the Authority.


.....
CHANDER SHEKHAR
[MEMBER]


.....
NADIM AKHTAR
[MEMBER]