



# HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: [www.haryanarera.gov.in](http://www.haryanarera.gov.in)

**COMPLAINT NO. 1693 of 2022**

HRERA, Panchkula

...COMPLAINANT

VERSUS

Satiup Builders

....RESPONDENT

**CORAM:**

**Parneet S Sachdev**

**Chairman**

**Nadim Akhtar**

**Member**

**Dr. Geeta Rathee Singh**

**Member**

**Date of Hearing:** 12.03.2025

**Hearing:** 7<sup>th</sup>

**Present:** Adv. Anjanpreet Singh (proxy to Adv. Shubnit Hans) on behalf the Respondent via VC.

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

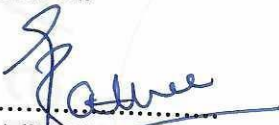
Present Suo-motu complaint was registered against the respondent for not uploading quarterly progress reports of its real estate project namely "Revti City" registered vide Registration No. HRERA-PKL-RWR-277-2021 dated 11.11.2021 valid upto 26.08.2026.

2. As per provisions of section-11 of the RERD Act, 2016 read with Rule 14(vii)(d) of the Haryana Real Estate (Regulation & Development) Rules, 2017, promoters of registered real estate project are obliged to upload progress reports on the web portal of Authority within 15 days of the expiry of each quarter.

3. It has been observed that promoter is not uploading the quarterly progress reports of above-mentioned project, thus, violating above stated provisions of the Act 2016 and Rules 2017.
4. In view of aforesaid, show cause notice dated 25.07.2022 was issued to the promoter for not uploading quarterly progress reports on the web portal of the Authority and the promoter was directed to submit online QPRs upto 2<sup>nd</sup> quarter of the year 2022 within a period of 30 days on the website of the Authority, failing which promoter will be liable for penal action u/s 63 of the RERA Act, 2016. The notice was received back undelivered, therefore, the same was sent via email dated 31.08.2022.
5. On 24.04.2023, since the promoter failed to file online QPRs upto 2<sup>nd</sup> quarter of the year 2022, the Authority imposed a penalty of Rs. 1,000/- day till the QPRs are uploaded online.
6. On 11.07.2023, neither anyone appeared nor any reply had been filed by the promoter. The cumulative penalty from 24.04.2023 worked out to Rs. 79,000/-.
7. On 19.09.2023, neither anyone appeared nor any reply had been filed by the promoter. The cumulative penalty from 24.04.2023 worked out to Rs. 1,49,000/-.
8. On 07.02.2024, since the promoter failed to upload QPRs even after giving several opportunities, the penalty of Rs. 1,000/- per day imposed on 24.04.2023 was enhanced to Rs. 10,000/- per day till QPRs are uploaded online.
9. On 03.07.2024, Adv. Shubnit Hans, appearing on behalf of the promoter submitted that they have filed online QPR till 31.03.2024 on 24.06.2024. The counsel requested the Authority to waive of the cumulative penalty which was denied since it was the statutory liability of the promoter to file online QPR's after grant of registration certificate.



10. Since, the promoter had submitted QPR's upto June 2022 on 22.06.2024, the Authority directed the promoter to deposit the penalty of Rs. 16,49,000/- in the registry of the Authority before the next date of hearing.
11. Today, counsel Anjanpreet Singh informed that they have filed an appeal no. 936 of 2024 before the Hon'ble Haryana Real Estate Appellate Tribunal against the orders of the Authority.
- Since Hon'ble Tribunal has not stayed the orders of the Authority and the promoter had failed to deposit the penalty of Rs. 16.49 lacs till date failing which RERA rate of interest shall be charged. The Authority also decided that the matter may be sent to the learned Adjudicating Officer (Execution) for recovering the said amount.
12. In view of the above, file be transferred to the court of Ld. Adjudicating Officer (Execution) for taking further necessary action as per law.
13. Disposed of.

  
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DR. GEETA RATHIE SINGH  
MEMBER

  
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NADIM AKHTAR  
MEMBER

  
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PARNEET S SACHDEV  
CHAIRMAN