HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 1919 of 2023

HRERA, Panchkula ...COMPLAINANT

VERSUS

Rama Krishna Buildwell Private Limited. ....RESPONDENT

CORAM:	**Parneet S Sachdev**	**Chairman**
	Nadim Akhtar	**Member**
	Dr. Geeta Rathee Singh	**Member**
	Chander Shekhar	**Member**

Date of Hearing: 14.05.2025.
Hearing: 5th
Present: -None.

ORDER (Parneet S Sachdev-Chairman)

This suo-motu complaint was registered against the respondent for monitoring the progress of the project on quarterly basis while granting the extension of a Group Housing Colony on land measuring 5 acres in Sector 7, Gannaur, Sonipat registered by the Authority vide Registration No. HRERA-PKL-SNP-258-2021 dated 03.09.2021 which was valid upto 01.12.2023.

2. A show cause notice dated 05.09.2023 was issued to the promoter for monitoring the progress of the project.

3. On 16.10.2023, neither anyone appeared on behalf of the respondent nor any reply filed. Authority therefore, granted an opportunity for filing the status of the project along with the percentage of work's completed duly supported by a certificate from the CA, Site Engineer and the Architect. The time required for executing the remaining works should also be indicated.

4. On 23.10.2024, the Authority granted another opportunity to the respondent to submit the above status before the next date of hearing. Further, since extension granted has lapsed on 01.12.2023 and the respondent has neither submitted part completion/completion certificate from the competent Authority, therefore the respondent should apply for extension of registration and apprise the latest status of the project.

5. On 18.12.2024, Authority observed that as on date the registration stands expired, therefore the respondent is directed not to sell any unsold inventory or create any third-party rights in the project till extension is granted.

6. The Authority on the last date of hearing, i.e., 05.03.2025, had directed the promoter to show cause as to why penalty proceedings under Section 61 read with Section 63 of the RERA Act 2016 for failure to comply with the orders of the Authority be not initiated?

7. The respondent/promoter has still not submitted application for extension nor submitted any reply. Therefore, a penalty of Rs. 5 Lac is imposed on the respondent under Section 61 read with Section 63 for contravention of the provisions of the Act and not complying with the orders of the Authority. The said penalty be deposited and the progress report of the project be submitted before the next date of hearing.

A copy of these orders be sent to the promoter through mail and registered post.

8. Adjourned to **27.08.2025.**

Chander Shekhar	Dr. Geeta Rathee Singh	Nadim Akhtar	Parneet S Sachdev
Member	Member	Member	Chairman