HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 1766 OF 2022

HRERA, Panchkula ....COMPLAINANT

VERSUS

CHD Developers Ltd. ....RESPONDENT

CORAM:	**Parneet S Sachdev**	**Chairman**
	Nadim Akhtar	**Member**
	Dr. Geeta Rathee Singh	**Member**
	Chander Shekhar	**Member**
Date of Hearing:	28.05.2025	
Hearing:	9th	
Present:	None for the respondent	

ORDER (Parneet S Sachdev-Chairman)

This suo-motu complaint was registered against the respondent for not uploading quarterly progress reports of a residential plotted colony registered vide Registration No. HRERA-PKL-33-2017 dated 07.08.2017 valid upto 14.05.2022.

2. On 25.04.2023, a penalty of ₹1,000/- per day was imposed for not filing quarterly progress reports on web portal of Authority. The cumulative penalty from 25.04.2023 till 29.10.2023 (Rs. 1,000/day) and from 30.10.2023 to 20.02.2024 (Rs. 10,000/day) and from 21.02.2024 to 12.06.2024(Rs. 25,000/day) amounts to Rs. 1,88,000/- + Rs. 11,14,000/- + Rs. 28,25,000/- = Rs. 41,27,000/-. The promoter is directed to deposit the said amount in the registry of the Authority.

3. On 21.02.2024, the penalty of Rs.10,000 per day imposed on 30.10.2023 was enhanced to Rs.25,000 per day 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. The office was directed to send a copy of this order to the respondent via mail and registered post. The orders of the Authority dated 21.02.2024 were received by the Promoter on 24.05.2024.

4. Despite the service of order, on 12.06.2024, neither anyone appeared on behalf of the respondent nor had any quarterly progress reports were uploaded. The Authority directed either the Managing Director or one the Directors be personally present on the next date of hearing. It was made clear that penalty of ₹25,000/- per day shall continue till the date quarterly progress reports are filed by promoter.

5. Vide reply dated 29.10.2024 in Suo-Motu Complaint No. 1764-2022, the promoter had informed that vide order dated 05.09.2022 passed by the National Company Law Tribunal initiating CIRP process of CHD Developers Limited under the provisions of the Insolvency and Bankruptcy Code, 2016 in the matter of Rajeev Kumar & ors Vs CHD Developers Limited (Company Petition No. IB-1081/(PB)/2020, Mr. Rajesh Kumar Parekh has been appointed as Interim Resolution Professional to carry out corporate insolvency resolution process of the Company.

6. On the last date of hearing i.e. 12.03.2025, after considering the reply dated 29.10.2024 submitted in Suo-Motu Complaint No. 1764-2022, the Authority was of the view that Mr. Rajesh Kumar Parekh (IRP) should comply with the directions of the Authority as mentioned in the show cause notice dated 26.07.2022. The cumulative penalty from 25.04.2023 till 29.10.2023 (₹1,000/day) and from 30.10.2023 to

20.02.2024 (₹ 10,000/day) and from 21.02.2024 to 12.06.2024(₹ 25,000/day) and from 12.06.2024 to 12.03.2025(₹ 25,000/day) amounts to ₹ 1,88,000/- + ₹ 11,14,000/- + ₹ 28,25,000/- + ₹ 68,25,000/- = ₹ 1,09,52,000/-. It was again made clear that penalty of ₹ 25,000/- per day shall continue till the date quarterly, progress reports are uploaded.

7. The orders dated 12.03.2025 and show-cause dated 26.07.2022 were sent to the IRP (Mr. Rajesh Kumar Parekh) via Registered post on 21.05.2025 which was delivered on 24.05.2025 and vide E-mail on 23.05.2025.

8. Despite the receipt of the said orders dated 12.03.2025 and show-cause notice dated 26.07.20222 today neither anyone appeared nor any reply was filed. The Authority decided to grant one last opportunity to Mr. Rajesh Kumar Parekh (IRP) to comply with the directions of the Authority as mentioned in the show cause notice dated 26.07.2022. The cumulative penalty from 25.04.2023 till 29.10.2023 (₹1,000/day) and from 30.10.2023 to 20.02.2024 (₹ 10,000/day) and from 21.02.2024 to 12.06.2024(₹ 25,000/day) and from 13.06.2024 to 12.03.2025(₹ 25,000/day) and from 13.03.2025 to 28.05.2025(₹ 25,000/day) amounts to ₹ 1,88,000/- + ₹ 11,14,000/- + ₹ 28,25,000/- + ₹ 68,25,000/-+ ₹ 19,25,000/- = ₹ 1,28,77,000/-. It is again made clear that penalty of ₹ 25,000/- per day shall continue till the date quarterly, progress reports are uploaded. The Authority directs the office to send a copy of this order and show cause notice dated 26.07.2022 to Sh. Rajesh Kumar Parekh (IRP) via registered post and e-mail for compliance of the orders of the Authority.

9. Adjourned to **03.09.2025**.

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

Haryana Real Estate Regulatory Authority Panchkula