



HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 1996 of 2022

HRERA, Panchkula

...COMPLAINANT

VERSUS

TDI Infrastructure Ltd.

...RESPONDENT

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

Chairman
Member
Member
Member

Date of Hearing: 08.10.2025

Hearing: 12th

Present: Adv. Shubhnit Hans on behalf of respondent.

ORDER (PARNEET S SACHDEV - CHAIRMAN)

The matter was taken up by the Authority on 05.02.2025 wherein the Authority had decided that the application dated 18.06.2024 regarding cancellation of project is taken on record since no third-party rights have been created by the promoter so far. However, the same shall be withdrawn from the website of the

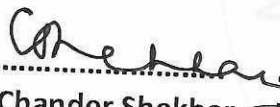
Authority after the penalty of ₹5,53,000/- (till 31.01.2024 when the respondent had requested to withdraw the RERA registration) is deposited by the respondent.

The matter was adjourned to 30.07.2025.

2. On 30.07.2025, Adv. Shubhnit Hans appearing on behalf of respondent requested to waive off the said penalty since they are withdrawing the present registration. The Authority after consideration rejected the request of the counsel with a direction to deposit the penalty of ₹5,53,000/- along with an affidavit that no construction has been undertaken in the said project land and no third party rights have been created as on date. It was also directed to get the project area delicensed from Department of Town & Country Planning, Haryana.
3. Adv. Shubhnit Hans appearing on behalf of respondent informed that they are submitting reply in the registry of the Authority vide which penalty of ₹5,53,000/- has been deposited along with an affidavit confirming that no construction has been undertaken in the project area by the promoter. Further, an application has been filed for migration of the existing Group Housing Colony into an affordable plotted colony under the Deen Dayal Jan Awas Yojna Housing Policy 2016, along with the policy extension dated 24.01.2018, in the revenue estate of Village Kundli, Sector-58, Sonipat, Haryana, with the office of the Director, Town and Country Planning, Haryana, Chandigarh. The said application is currently pending approval. Respondent assured the Authority that the company remains

fully committed to complying with all regulatory requirements and safeguarding the interests of all concerned. In view of the above submissions, the respondent requested to accept the application for cancellation of HRERA Registration No. 368 of 2017, dated 24.11.2017, for the project "Tuscan City" (Tuscan Phase-3), in compliance with the order dated 26.02.2020.

4. In view of the above, since the promoter has deposited the said penalty and submitted the required affidavit therefore, the show cause notice issued against the respondent is hereby discharged. Registration no. 368 of 2017 be transferred to the list of defaulter/cancelled projects. **Disposed of.** File be consigned to record room after above compliance.


Chander Shekhar
Member


Dr. Geeta Rathee Singh
Member


Nadim Akhtar
Member


Parneet S Sachdev
Chairman