HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 1974 of 2022

HRERA, Panchkula ...COMPLAINANT

VERSUS

Ansal Properties & Infrastructure Ltd. ....RESPONDENT

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

Date of Hearing: 06.08.2025
Hearing: **8th**
Present: Adv. Sheena Dahiya on behalf of IRP

ORDER (Parneet S Sachdev-Chairman)

This Suo-motu complaint was registered against the respondent/promoter for not uploading quarterly progress reports of project registered vide Registration No. 355 of 2017 dated 17.11.2017 valid up to 30.09.2020.

2. A show cause notice in this regard was issued to the promoter on 18.08.2022. On 27.03.2023, Authority imposed a penalty of ₹ 1,000/- per day till the quarterly progress reports are uploaded online. On 04.12.2023, the Authority enhanced the penalty from ₹ 1,000/- per day to ₹ 10,000/- per day.

3. On 13.03.2024, the Authority enhanced the penalty to ₹25,000/- per day. Copy of the orders dated 13.03.2024 were delivered to the promoter via registered post on 03.10.2024 and via email on 27.09.2024.
4. On 09.10.2024, the cumulative penalty worked out to ₹65,02,000/-. The MD/one of the directors of the promoter company was directed to be personally present on the next date of hearing.
5. Today, ld. Counsel informed that IRP has taken over the project in February 2025 and subsequently by RP in April 2025, therefore, request is being made to discharge the personal appearance of the Director. The Counsel argued that when the moratorium is imposed, no penalty can be imposed on the promoter to which Authority reiterated its stance that statutory obligations have to be complied with by the promoter and that moratorium is on suits, not on statutory obligations.
6. QPRs have not been uploaded and no reply has been received from the promoter. The cumulative penalty works out to ₹1,40,52,000/- as on 06.08.2025. It is further made clear that penalty of ₹25,000/- per day shall continue till the date quarterly progress reports are filed by promoter. Since the promoter/RP is not complying with the orders of the Authority, the promoter/RP is also directed to show cause as to why the registration granted should not be revoked under Section 7(1) of the Act for non-compliance of the provisions of the Act.

   The office is directed to send a copy of this order to the RP via mail and registered post.
7. Adjourned to **12.11.2025**.

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