



Execution no. 2616 of 2023

HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarerera.gov.in

Execution No. 2616 of 2023

In

Complaint No. 1116 of 2021

Pooja Rani

....DECREE HOLDER

VERSUS

Ansal Properties & Infrastructure Ltd.

.....JUDGMENT DEBTOR

Coram: **Sh. Chander Shekhar**

Member

Date of Hearing: **05.12.2025**

Hearing: **6th**

Present: Ms. Bhavika Aggarwal, Adv., Proxy for Mr. Karan Dang, Adv. for the Decree Holder.
Judgement Debtor already ex-parte vide orders dated 22.04.2025.
Ms. Sheena Dahiya, Advocate, on behalf of RP for the Judgment Debtor through VC.

ORDER

Ch The present execution petition was initially fixed for 18.09.2025 with a direction to the decree holder to file a reply to application to stay the proceedings and to show any law which enables this Authority to proceed with the execution in

future and for consideration. In case no reply is filed or otherwise, if filed, but not found containing any provision contrary to Section 14 of the Code, 2016, this Authority would dispose of the execution.

2. The file is taken up today due to the delegation of powers by the Authority under Section 81 of the Real Estate (Regulation and Development) Act, 2016, to a Single Member Bench(s) and in reference to the observations made by the Hon'ble Punjab and Haryana High Court in CWP No. 14937 of 2024 titled "*M/s Vatika Ltd. vs. Union of India & Others*", dated 24.04.2025.

3. Reply in this matter has not been filed by the decree holder. Learned proxy counsel for the decree holder has requested some more time to seek instructions or to dispose of the matter with liberty to re-open the case, if required.

4. Request is accepted. Since the Authority cannot execute the orders because of the bar of moratorium, the present execution petition is disposed of with a liberty to the decree holder to approach this Authority in future by filing an application to re-open the case on culmination of moratorium proceedings, provided it is so permissible as per law. File be consigned to record room after uploading the order on the website of the Authority.


(CHANDER SHEKHAR)
MEMBER

05.12.2025

Monika
(Law Associate)