HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 1690 OF 2022

HRERA, Panchkula

.... COMPLAINANT

VERSUS

Dream House Infrastructure LLP

....RESPONDENT

CORAM: **Nadim Akhtar** **Member**

Dr. Geeta Rathee Singh **Member**

Chander Shekhar **Member**

Date of Hearing: 04.02.2026

Hearing: 17th

Present: No one Appeared on behalf of respondent

ORDER Nadim Akhtar-(Member)

1. This suo-motu complaint was registered against the respondent for not uploading quarterly progress reports of project registered vide Registration No. HRERA-PKL-PWL-115-2019 dated 21.05.2019 valid upto 31.03.2020. Thereafter, first extension was granted upto 30.09.2021 including six months COVID period from 25.03.2020 to 24.09.2020.
2. The matter was considered on 19.12.2022 when a penalty of ₹1,000/- per day was imposed for not filing quarterly progress reports on web portal of Authority. The matter was adjourned to 04.09.2023
3. The respondent was directed to show cause as to why penalty under Section-61 read with Section 63 be not imposed for contravention of

the provisions of the Act and not complying with the orders of the Authority. The matter was adjourned to 20.11.2023.

4. The Authority granted one last opportunity to the respondent to comply with the orders failing which it will be constrained to impose a penalty of 5 Lac U/s 60 and 61 read with Section 63 for contravention of the provisions of the Act and not complying with the orders of the Authority. The matter was adjourned to 22.01.2024.

5. The Authority imposed a penalty of ₹ 5 lac U/s 60 and 61 read with Section 63 for contravention of the provisions of the Act and not complying with the orders of the Authority and directed that penalty be deposited before next date of hearing. The matter was adjourned to 08.05.2024.

6. The penalty of 1,000 per day imposed on 19.12.2022 was enhanced to Rs.5000/- per day from 08.05.2024 till quarterly progress reports are uploaded online. The matter was adjourned to 03.07.2024.

7. On 03.07.2024, neither anyone appeared on behalf of the promoter nor were QPRS filed. The penalty of ₹ 5000/- per day imposed on 08.05.2024 was enhanced to ₹ 10,000/- per day. The matter was adjourned to 11.09.2024.

8. On 11.09.2024, neither anyone appeared on behalf of the promoter nor any reply filed. The Promoter failed to upload the QPRs even after giving several opportunities, the penalty of 10,000/- per day imposed on 03.07.2024 was enhanced to 25,000/- per day. The respondent promoter was directed to deposit the said penalty amount in the registry of the Authority before the next date of hearing. The Authority also directed the respondent promoter to deposit penalty of ₹ 5 Lac imposed on 24.01.2024. It was made clear that penalty of ₹25,000/- per day shall continue till the date quarterly progress reports are filed by promoter. The matter was adjourned to 18.12.2024.

9. On 18.12.2024, neither anyone appeared on behalf of the respondent nor any QPR's were uploaded online on the web portal of the Authority. The Promoter was directed to deposit cumulative penalty from 19.12.2022 till 18.12.2024 which worked out to

39,61,000/- The Authority directed that either the Managing Director or one the Directors be personally present on the next date of hearing. The office was directed to send a copy of these orders to the Promoter by mail and through registered post. The matter was adjourned to 19.02.2025. The orders dated 18.12.2024 were delivered to the Promoter on 13.02.2025 via registered post.

10. On 19.02.2025, despite the service of orders dated 18.12.2024, neither anyone appeared on behalf of the respondent nor any quarterly progress reports have been uploaded online on the web portal of the Authority. The cumulative penalty from 19.12.2022 till 07.05.2024 (@ Rs.1000/day), 08.05.2024 to 02.07.2024 (@ 5000/day), 03.07.2024 to 10.09.2024 (@ 10,000/day) and 11.09.2024 to 19.02.2025 (@ Rs. 25,000/day) amounts to 5,06,000/- + 2,80,000+ *7,00,000/-+ 40,50,000 = ₹ 55,36,000/-. The Authority also imposed cost of 1 lac for non-appearance of Managing Director or one of the Directors. The respondent promoter is directed to deposit the said cumulative penalty, cost of 1 lac and penalty of 5 lac imposed on 24.01.2024 in the registry of the Authority on the next date of hearing. The Authority again directed that either the Managing Director or one the Directors be personally present on the next date of hearing. The office was directed to send a copy of these orders to the Promoter by mail and through registered post.

11. On 07.05.2025, 13.08.2025 and 12.11.2025, despite the service of orders, neither anyone appeared on behalf of the respondent nor any QPR's had been uploaded online on the web portal of the Authority. The Authority again directed that either the Managing Director or one the Directors be personally present on the next date of hearing. The office was directed to send a copy of these orders to the Promoter by mail and through registered post. The matter was adjourned to 04.02.2026.

12. Today, neither any one appeared on behalf of the Respondent nor were any quarterly progress reports uploaded on the web portal of the Authority. The cumulative penalty from 19.12.2022 till 07.05.2024(@ ₹1000/day), 08.05.2024 till 02.07.2024 (@₹ 5000/day), 03.07.2024 till 10.09.2024 (@ ₹10,000/day), 11.09.2024

till 19.02.2025 (@ ₹ 25,000/day) , 19.02.2025 to 07.05.2025 (@₹ 25,000/-per day) , 08.05.2025 to 13.08.2025 (@ ₹ 25,000/day) and 14.08.2025 to 04.02.2026 (@ ₹25,000/-per day) amounts to ₹ 5,06,000/- + ₹ 2,80,000+ ₹ 7,00,000/-+ ₹ 40,50,000 + ₹19,25,000/-+₹ 24,50,000/-+ ₹43,75,000/-= ₹ 1,42,86,000. The Authority again directs that either the Managing Director or one the Directors be personally present on the next date of hearing. The office is directed to send a copy of these orders to the Promoter by mail and through registered post.

13. A number of opportunities have already been granted to Dreamhouse Infrastructure LLP, but the promoter has not fulfilled its obligations under RERA Act by not uploading the QPR's. Therefore, the Authority directs the office to issue show cause notice to the respondent under Section-7 of the RERD Act, 2016.

14. Adjourned to 22.04.2026.

Chander Shekhar	Dr. Geeta Rathee Singh	Nadim Akhtar
Member	Member	Member

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