



## HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

### COMPLAINT NO. 2918 of 2019

HRERA, Panchkula

....COMPLAINANT

VERSUS

Best Deal Housing & Construction Pvt. Ltd.

....RESPONDENT

**CORAM: Rajan Gupta  
Dilbag Singh Sihag**

**Chairman  
Member**

**Date of Hearing: 01.09.2021**

**Hearing: 15<sup>th</sup>**

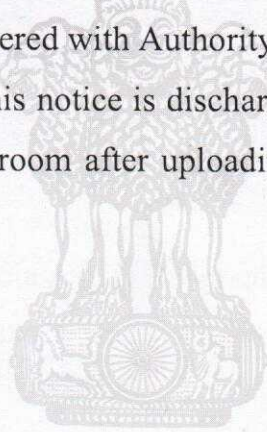
**Present: - Adv. Aman Rana, Counsel for Respondents.**

### **ORDER (Rajan Gupta - Chairman)**

1. While perusing case file it has been revealed that Notice dated 02.12.2019 under Section 59 of the Real Estate (Regulation and Development) Act, 2016 was issued to the promoter/developer with respect to License no. 89 of 2008 dated 07.05.2008 for developing a Residential Plotted Colony on land measuring 42.93 Acres in Sector-29, Kaithal and not getting the same registered under Section 3 of the RERA Act, 2016. The said notice was successfully delivered to promoter on 05.12.2019.
2. In reply dated 26.08.2021 respondent promoter has submitted it that two licenses has been issued by the Town and Country Planning Department i.e., license no.

89 of 2008 dated 07.08.2008 for an area measuring 42.931 acres and license no. 05 of 2011 dated 06.01.2011 for an area measuring 34.768 acres and that the promoter has already registered the project of area forming part of license no. 05 of 2011.

3. The respondent/promoter vide reply dated 26.08.2021 further informed that they had sold only one plot in the area under License No. 89 of 2008 prior to commencement of RERA Act, 2016. Subsequently, the respondent on 19.10.2021 submitted a settlement deed between the allottee of said Plot No. B-145 measuring 352 square yards. By this settlement deed matter with one allottee has been settled as he has received the deposited amount from respondent. The promoter/respondent has also submitted an undertaking stating that they will not sell any plot of the land of license no. 89 of 2008 without obtaining completion certificate or getting it registered with Authority.
4. Taking note of the above, this notice is discharged. Matter is disposed off. File be consigned to the record room after uploading the orders on website of the Authority.



सत्यमेव जयते

RAJAN GUPTA  
[CHAIRMAN]

DILBAG SINGH SIHAG  
[MEMBER]