



HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

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Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 23.11.2020.

Item No. 117.13

(ii) **Promoter : Rama Krishna Buildwell Pvt. Ltd.**

Project : 'Residential Township' – Residential Plotted Colony on land measuring 52.906 acres situated in Sector-7 & 13, 60th Mile Stone, NH-1, Gannaur, Sonipat.

Temp ID: RERA-PKL-789-2019

Present: Sh. Hemant Saini, counsel for promoter along with Sh. Rajneesh Kumar, representative of the promoter

This matter was last listed for hearing on 26.10.2020 when the following orders have been passed by the Authority:

"2. The promoters have filed complete application for registration in January, 2020, thus with a delay of one year two months. For the delay caused in filing the complete application, additional fee of three more half yearly instalments as envisaged in Resolution No. 65.9 dated 26.08.2020 has to be paid. The same has not yet been deposited by the promoters. It is clarified that basic registration fee is Rs. 12,83,146/- and additional/ late fee for delay works out to Rs. 19,24,719/-, amounting to a total payable fee of Rs. 32,07,865/-. Out of the total, the promoter has already paid an amount of Rs. 21,70,000/-. Therefore, the remaining additional/late fee now payable to the Authority is Rs. 10,37,865/-. The fees must be paid to enable the Authority to consider this application for registration.



3. Now one last opportunity is granted to the promoters to rectify all the defects, failing which further action as per law will be initiated. On the next date, alongwith the counsel, a senior officer of the company should also be present to clarify as to why they are repeatedly defying the orders of the Authority, for which they have made themselves liable for action under Section 63 of the RERA Act, 2016. No further opportunity in this matter will be granted."


2. Today Sh. Hemant Saini, Advocate, Learned Counsel for the promoter brought a draft of about Rs. 3 Lacs for depositing with the Authority against Rs. 10.37 Lacs payable by the promoter. The Authority while declining to accept the part payment observed that today is 16th hearing of the matter. The promoters have been taking repeated adjournments for complying with various orders of the Authority. Now, they are proposing to pay the remaining fee in instalments. The Authority takes strong exception to the attitude of the promoter. In order to get their application considered full payable fees has to be deposited. If the promoters have any objection to the calculations made of the payable fees, they could file an appeal before the Hon'ble Appellate Tribunal. Part payment of fees is not permitted under any provision of the law.

3. Since the promoters are failing to comply with the requirements for getting the project completed, the Authority considers that action under section 59 and section 63 of the Real Estate (Regulation and Development) Act, 2016 should be initiated.

4. When the Authority was about to propose penal action under Section 59 and Section 63, Shri Saini stated that one week's more time may be given and the entire fees will be paid on the next date.

5. Adjourned to 07.12.2020.

True copy


Executive Director,
HRERA, Panchkula

A copy of the above is forwarded to CTP, HRERA Panchkula, for information and taking further action in the matter.




3/12/20

LA (Neha)