



HARYANA REAL ESTATE REGULATORY AUTHORITY, PANCHKULA.

Mini Secretariat (2nd and 3rd Floor), Sector-1, Panchkula.

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Extract of the resolution passed by the Haryana Real Estate Regulatory Authority, Panchkula in its meeting held on 06.11.2024.

Item No. 268.03

(ii) Promoter: MSRB Infra Pvt. Ltd.

Project : "33 Greens" a Group Housing Site (GH-3) measuring 2340 sq. mtrs., Sector-33 P-1, Urban Estate, Hisar.

Temp ID : RERA-PKL-1530-2024

Present: Adv. Rachit Kaushal through Video Conferencing.

1. The matter pertaining to the registration of this project came up for consideration of the Authority today. A Group Housing Site (GH-3) measuring 2340 sq. mtrs., Sector-33 P-1, Urban Estate, Hisar has been allotted by HSVP in favour of MSRB Infra Pvt. Ltd.
2. The application was examined and following observations were conveyed to the promoter on 22.10.2024:
 - (i) Details of calculation of registration fee be submitted so that deficit fee, if any could be computed.
 - (ii) Details of Estimated cost of project under REP-I Part C is incorrect.
 - (iii) Total of land utilization table under REP-I Part C is not reconciling with the area applied for registration.
 - (iv) Details of internal services under REP-I Part C is not mentioned
 - (v) Date of approval of Layout plan and Building plans has not been mentioned in REP-I Part C.
 - (vi) Expenditure to be incurred in each quarter under REP-I part C has not been submitted.
 - (vii) Address of person operating escrow account under REP-I Part D has not been submitted.
 - (viii) Approved and Legible copies of Layout Plan, Demarcation Plan, Zoning Plan and Building Plans be submitted.
 - (ix) CA certificate is not as per format prescribed by the Authority.



- (x) Details of persons from whom loan have been taken alongwith their Adhar Cards and Pan Cards be submitted.
- (xi) No Authority to file RERA Registration has been submitted.
- (xii) Whether entry of licensed land has been made in revenue records or not.
- (xiii) A brief note regarding financial and technical capability of the promoter to develop the project be submitted.
- (xiv) Acknowledgement of filing the Income Tax Returns by the promoter has not been submitted.
- (xv) REP-II in original has not been submitted.

3. The promoter has not submitted any reply to the above said observations.

4. Since, reply has not been received in the above case, therefore, the application filed by the promoter is hereby returned with a liberty to file afresh. The registration fee deposited by the applicant will be adjusted in the fresh application after deduction of 5% processing fee. Since the project has not been registered therefore, the promoter is directed not to advertise, book, sell any flat/apartment in the project.

5. Disposed of.



*Received on 25/11/24.
Rashmi
25/11/2024*

True copy

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Executive Director,
HRERA, Panchkula

25/11/24

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

LA (Shubham)