



**REAL ESTATE REGULATORY AUTHORITY (RERA)**  
**IN THE COURT OF ADJUDICATING OFFICER**  
4<sup>TH</sup> & 6<sup>TH</sup> FLOOR, BIHAR STATE BUILDING CONSTRUCTION CORPORATION CAMPUS  
HOSPITAL ROAD, SHASTRI NAGAR  
PATNA-800023

**Case No. RERA/SM/602/2023**

Authorised Representative of RERA .... .. Complainant  
Vs  
M/s Mangalam Sai Developers Pvt. Ltd. .... .. Respondent

**Project: JAI MANGALAM ENCLAVE-II**

**PROCEEDING**

**02/07/2024:**

Hearing taken up. Mr. Abhinay Priyadarshi, learned Legal Representative appears for the complainant, but there is no representation on behalf of the respondent.

Despite several opportunities/ notices given to the respondents they have neither filed any reply nor entered appearance. In such circumstances this court has no other option but to proceed for ex-parte hearing.

From perusal of the record it appears that an interim order has been passed by a Bench of the Authority on 18.01.2024 establishing that the respondent company has advertised their project without registering the project with the Authority and thereby violated the provisions of Section 3 of the Real Estate (Regulation & Development) Act, 2016. By the said order the Technical Wing was directed to visit the site of the project and submit report after estimating the cost of the real estate project for determining penalty.

**The Technical Wing of the authority is directed to submit its report as directed vide interim order dated 18.01.2024 to be submitted before the next date of hearing.**

**Put up for hearing on 26.09.2024.**

**Sd/-**  
**(Ambrish Kumar Tiwari)**  
**Adjudicating Officer**