

Rera launches drive to speed up dues recovery from defaulting builders

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Rera, Bihar, chairperson Vivek Kumar Singh

Patna: The Real Estate Regulatory Authority (Rera), Bihar, following the directive of its chairperson Vivek Kumar Singh, launched a special drive to speed up disposal of certificate cases filed for recovery of dues from defaulting builders under the Bihar and Odisha Public Demands Recovery Act, 1914, an official said on Wednesday.

The first recovery under the drive was made on Tuesday, when a defaulting promoter paid Rs13 lakh to complainant Md Kashif Yunus. Yunus had approached the authority against the builder, following which Rera

passed an order in 2022 directing payment of the principal amount of Rs67.64 lakh. After the builder failed to comply, the complainant filed an execution case the same year. The case was disposed of in 2023 with a direction to institute a certificate case for recovery of the outstanding amount.

Rera officials said the promoter repeatedly failed to appear during hearings in the certificate case, prompting issuance of a warrant. He was taken into custody by police on Tuesday (Aug 18), and produced before the court of certificate officer Animesh Pandey. During the proceedings, the builder paid Rs5.80 lakh online to the complainant in the court and handed over a cheque of Rs7.2 lakh, which has since been encashed.

He also submitted six post-dated cheques for payment of the remaining amount in six instalments.

In another matter before the same certificate officer, a builder paid complainant Pawan Kumar Agrawal Rs7 lakh through cheque against a total outstanding amount of Rs29.51 lakh. Officials said proceedings in the case would continue for recovery of the balance amount and applicable interest.

In a related case against the same promoter, homebuyer Piyush Srivastava received a cheque of Rs7 lakh. The promoter had earlier refunded Rs27.50 lakh and is now required to pay the remaining Rs11 lakh.

Rera, Bihar, has notified senior officers as certificate officers, with their courts functioning within the authority's premises, to help homebuyers recover dues without approaching another forum after non-compliance by promoters.