



REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Single Bench of Hon'ble Chairman Mr. Vivek Kumar Singh,
RERA, Bihar.

RERA/Exe/442/2023

RERA/CC/534/2019

Radhika Kedia

.... Executant/Complainant

Vs

M/s Sai Shree Balaji Construction & Developers Pvt. Ltd.

.... Respondent

Project: **RAJENDRA COMPLEX**

Present: For Complainant: Mr. Gopal Kedia (husband of
the complainant).

For Respondent: Mr. Parmeshwar Singh (land
owner)

13.05.2026

ORDER

1. Hearing taken up. Mr. Gopal Kedia (husband of the complainant) appears on behalf of the complainant. Mr. Parmeshwar Singh, land owner appears on behalf of the respondent.
2. On the previous date, the complainant had admitted that he had taken possession of the concerned flat in light of the order dated 10.12.2025.
3. As the respondent was not present on the previous date, the complainant had informed that the concerned amenities be provided by the respondent like Generator, parking space, lift etc. but has not yet been provided.
4. In that light, show cause for arrest warrant was issued and for the same the complainant has filed an affidavit which has been submitted during the course of proceeding. On the other hand, the respondent informs that he is trying to get the lift operational, even though the maintenance charge not has been paid by the flat owners. The respondent says that he would establish solar panels for the purpose of backup power. The respondent further says that the Parking no.201 is available for use. He shows photographs to corroborate the same.
5. As the basic compliance of the Complaint Case order dated 06.07.2023 with regard to the possession has been done and as there is nothing specific with regard to amenities in the order dated 06.07.2023 *"the Bench hereby directs respondent land owner Sri Parmeshwar Singh to handover the possession of allotted flat to complainant by completing the project in all respect in accordance to the agreement for sale dated 30.08.2013,"* it would be difficult for the

execution court to go into the intricacies of the agreement for sale at this stage in this proceeding.

6. As the substantial part of the complaint case order has been complied, proceedings are hereby dropped.
7. The complainant is at liberty to file case for compensation, if he deems fit.

With the aforesaid directions, the case is disposed of.

Sd/-

(Vivek Kumar Singh)

Chairman