

REAL ESTATE REGULATORY AUTHORITY, BIHAR

**Before the Single Bench of Special Presiding Officer, Mr. Ved Prakash,
RERA/Pro/Reg- 170/2024**

Authorised Representative of RERA

...Complainant

Versus

M/s. Sai Shiv Ganpati Heritage Pvt. Ltd.

...Respondent

Project: Sai Heights

Present: For the Complainant: Adv. Ankit Kumar, A.R

For the Respondent: Adv. Sharad Sekhar

ORDER

14.11.2024

1. Hearing taken up under section 5 (1)(b) of the Real Estate (Regulation and Development) Act, 2016, for rejection of the application for registration of the project "Sai Heights".
2. The Real Estate Regulatory Authority, Bihar issued a notice to M/s. Sai Shiv Ganpati Heritage Pvt. Ltd.. on 25.10.2024 as to why the application filed on 17.09.2024 for registration of Project Sai Heights, should not be rejected under section 5(1)(b) of the Real Estate (Regulation and Development) Act, 2016.
3. Learned counsel for the respondent company appeared and prayed for two weeks' time to file the requisite documents as per the notice dated 25.10.2024. He also submitted a petition in this respect before the bench. This indicates that the application is still under process beyond the thirty working days due to the respondent's request.
4. Furthermore, upon submission of the documents within two weeks, the Registration Wing will process the application. If the requisite documents are not submitted as directed, in accordance with Section 4 of the Real Estate (Regulation and Development) Act, 2016, and Rule 3 of the Bihar Real Estate (Regulation and Development) Rules, 2017, the application for registration of the project will be rejected.

**Sd/-
Ved Prakash
Special Presiding Officer**