

REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Bench of Special Presiding officer,

Mr. Ved Prakash, RERA, Bihar

Case No: RERA/SM/351/2019

Authorised Representative of RERA

...Complainant

Versus

M/s. Adorn Construction & Infrastructure Pvt. Ltd.

...Respondent

Project: R.B.Tower at Bhusoula, Danapur

Present: For Authority: Shri Ankit Kumar, Advocate

For Respondent: Shri Mukesh Kumar, Advocate

02-01-2025

ORDER

The matter was taken. Learned counsel for both the parties are present.

1. The Real Estate Regulatory Authority, Bihar issued a Suo Motu show- cause notice on 30-01-2019 to the respondent company for contravention of section 3 of the Real Estate (Regulation & Development) Act 2016 by advertising and taking booking in the project the R.B.Tower at Bhusoula, Danapur without registering the project with RERA, Bihar and the promoters were directed to show cause as to why proceedings under Sections 35& 59 of the Real Estate (Regulation & Development) Act 2016 may not be initiated against them.
2. The respondent filed a reply stating that the project has already been registered under RERA, Bihar. It has been submitted by the learned counsel for respondent that respondent has already paid

Rs. 5 lakhs as penalty with the Authority at the time of registration of the said project and prays to drop this proceeding.

3. The Account section of the Authority in accordance to direction dated 11-09-2024, confirmed that the above said penalty amount was deposited vide DD no. 502792 dated 24-04-2019 on 30-04-2019 by the respondent-promoter.
4. Perused the materials placed on record, considering the submissions of respondent and going through the record it appears that project is registered with the Authority and the penalty amount Rs. 5 lakh is already paid. Hence the Suo Motu proceeding initiated under Sections 35& 59 of the Real Estate (Regulation & Development) Act 2016 vide show- cause notice dated 30-01-2019 for violation of section 3 of the Real Estate (Regulation & Development) Act 2016 is being dropped against the respondent company with respect to project the R.B.Tower at Bhusoula, Danapur.

With these observations, the matter is disposed of.

Sd/-
(Ved Prakash)
Special Presiding Officer
RERA, Bihar