

REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Double Bench of Hon'ble Chairman, Mr. Vivek Kumar

Singh & Hon'ble Member Mr. S.D. Jha, RERA Bihar,

RERA/CC/11/2023, 159/2023 & 175/2023

Mr. Bhole Nath Bambam/ Shree Kant Lal/Ravi Ranjan

.....Complainants

Vs.

M/s Ghar Lakshmi Buildcon Pvt. Ltd..... Respondent

Project:—SARITA KUNJ SMART CITY

RECTIFICATION OF THE ORDER DATED 18.09.2024.

18.10.2024 The rectification petition dated 18.10.2024 has been filed by Mr. Sujit Chandra Kesari, authorized representative of the respondent, wherein, it is stated that the complaint cases are against the project "Sarita Kunj City" but registration of flats of three projects, namely, *Sarita Kunj Phase -1, Sarita Kunj Phase -II and Income Tax Residence* of M/s Ghar Lakshmi Buildera Pvt. Ltd., has been stayed. Hence, he requests for rectification of the order dated 18.09.2024 passed in RERA/CC/11/2023, 159/2023 & 175/2023.

Perused the records including the authorization letter dated 18.09.2024, wherein, the respondent informed that all flats of their projects, like, *Sarita Kunj Phase -1, Sarita Kunj Phase -II and Income Tax Residence* of M/s Ghar Lakshmi Buildera Pvt. Ltd., have been sold out and there is no inventory in those projects, to which the complainants requested that registration of flats of the aforesaid projects may be stayed, upon which the Authority acceded to the request of the complainants and directed the office to issue letter to the I. G. Registration, Bihar, for issuing necessary directions to all the DSRs/Sub-Registrar, Patna/Phulwarisharif not to register any flat/apartment of the aforesaid all three projects till further orders.

Taking into consideration the aforesaid facts, the Authority observes that it is crystal clear that there is no

mistake in the order dated 18.09.2024 passed in RERA/CC/11/2023, 159/2023 & 175/2023 requiring any rectification as requested in the rectification petition dated 18.10.2024 and, accordingly, the rectification petition is rejected.

The rectification petition is, thus, disposed of.

**Sd/-
S.D.Jha
Member**

**Sd/-
Vivek Kumar Singh
Chairman**