

REAL ESTATE REGULATORY AUTHORITY, BIHAR
Before the Bench of Mr. Ved Prakash,
Special Presiding Officer

Exe. Case No. 08/2023 /RERA/CC/1104/2021

Veena Mishra Vs. Balaji Sapphire Pvt. Ltd.
With

Exe. Case No. 09/2023/RERA/CC/1105/2021

Ritesh Kumar Vs. Balaji Sapphire Pvt. Ltd.
With

Exe. Case No. 11/2023/RERA/CC/1106/2021

Anuj Kumar Rathor Vs. Balaji Sapphire Pvt. Ltd.
With

Exe. Case No. 12/2023/RERA/CC/1108/2021

Randhir Prasad Singh Vs. Balaji Sapphire Pvt. Ltd.
With

Exe. Case No. 13/2023/RERA/CC/1110/2021

Bacha Nath Tiwary Vs. Balaji Sapphire Pvt. Ltd.
With

Exe. Case No. 14/2023/RERA/CC/1111/2021

Tripurair Kumar Singh Vs. Balaji Sapphire Pvt. Ltd.
With

Exe. Case No. 61/2023/RERA/CC/1109/2021

Chitranjan Kumar Vs. Balaji Sapphire Pvt. Ltd.
PROJECT- Balaji City

For the complainant: Mr. Punit Kumar (Adv.)
For the respondent : Mr. Jai Ram Singh (Adv.)

19.01.2026

ORDER

Learned counsel on behalf of both the parties are present.

2. Learned counsel for respondent submits that the respondent has completed all the amenities and has complied the order dated 04.07.2022

passed by Hon'ble Chairman, Shri Naveen Verma in the above mentioned complaint cases and since the grievances of the complainants/executants have been fully redressed, hence, all the cases may be disposed of.

3. On the other hand, learned counsel for executants/complainants though confirms the submissions of learned counsel for respondent, but submits that some works are still incomplete and the respondent may complete the same. However, he also agrees to dispose of all the cases with observations/directions that the respondent may complete the amenity, if any, disclosed by the complainants.

4. Considering the submissions as well as on going through the record, it appears that the then Hon'ble chairman on 04.07.2022 in the above case had directed the respondent promoter to complete the remaining works and provide all the amenities and formalities mention in the brochure, within 30 days of the issue of the order and if they fail to complete the work and provide all the amenities and formalities, the complainants will be at liberty to approach the A.O and press the claim for compensation. Now, since the respondent has completed the amenities of the project to the satisfaction of the complainants/executants, there is no need to continue the proceedings of these cases. Accordingly, all the above cases are disposed of with directions that if any shortcoming is brought to the knowledge of the respondent by the complainant, the same may be removed at the earliest.

Sd/-
(Ved Prakash)
Special Presiding Officer