

**REAL ESTATE REGULATORY AUTHORITY, BIHAR**  
**Before the Single Bench of Special Presiding Officer, Mr. Ved Prakash,**  
**RERA/Pro/Reg- 136/2018**

Authorised Representative of RERA ...Complainant

Versus

Surya Developer and Planner Pvt. Ltd. ...Respondent

**Project: Nalanda Heritage City**

Present: For the Complainant: Adv. Ankit Kumar  
For the Respondent: Jair Ram Singh

**ORDER**

**24.10.2024**

Hearing taken up under section 6 of the Real Estate (Regulation and Development) Act, 2016, for rejection of the application for extension of registration of the project “Nalanda Heritage City”.

The Real Estate Regulatory Authority, Bihar issued a notice to Surya Developer and Planner Pvt. Ltd. on 16.10.2024 as to why the application filed on dated 23.07.2024 for extension of registration of Project Nalanda Heritage City, should not be rejected under section 6 of the Real Estate (Regulation and Development) Act, 2016.

The learned counsel for the respondent company appeared before the bench and prayed for three months to file the requisite documents as per the notice dated 16.10.2024, stating that the promoter has already applied for the revalidation of the map before the competent authority and submitted a copy of the time petition before the bench.

The bench grants the respondent time until 31.01.2025 to submit the documents as per the notice dated 16.10.2024. If the requisite documents are not submitted as directed, in accordance with Section 6 of the Real Estate (Regulation and Development) Act, 2016, Rule 6(4) of the Bihar Real Estate (Regulation and Development) Rules, 2017, and Bihar RERA/Gen. Regulations/2024, the application for extension of the registration of the project will be rejected.

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