

REAL ESTATE REGULATORY AUTHORITY, BIHAR
Before the Double Bench of Mr Naveen Verma, Chairman,
& Mrs Nupur Banerjee, Member

Case No.CC/1364/2020

Devendra Kumar Singh.....Complainant

Vs

M/s Tribhuwan Developers & Construction Pvt Ltd.....Respondent

Project: Tribhuwan Garden

Present: For Complainant: Mr Punit Kumar, Advocate
For Respondent : MrMithilesh Kumar, Advocate

HEARING THROUGH VIDEO CONFERENCING

13/07/2021

PROCEEDING

Hearing taken up. Mr Punit Kumar, learned counsel of the complainant and MrMithilesh Kumar, learned counsel of the respondent company are present.

Learned counsel of the complainant submitted that they have filed case before this Authority under Section 7 (1) (b) of the RERA Act for revocation of RERA registration of the project since the builder is constructing the project by deviation from the approved map and has encroached 1100 sq ft of the complainant. He submitted that petitions in this regard have been submitted to District Magistrate , Patna and other revenue officers, DanapurNizamat and other government agencies.

Learned counsel of the respondent submitted that construction is being done only on the land with approved map and they have not encroached upon the land owner's land which might have been acquired for road purposes by the government. He further submitted that boundary wall of the project was constructed in 2016 and after lapse of 5 years the land owner is raising this issue.

The Bench advised the complainant and respondent to approach the local Anchal Adhikari to get the land measured which will prove whether land is encroached upon or not.

The Bench directed that the matter be referred to the competent authority -DanapurNizamat to settle the issue.A copy of the complaint may be sent to the District Magistrate Patna , as the matter was referred to him by the Hon'ble High Court.

The Bench directed that this matter may be transferred to the Registration Wing as the prayer of the complainant is to initiate proceedings for revocation of registration on the ground that the respondent has deviated from the approved map/plan.

With these directions this complaint case is disposed of.

Nupur Banerjee
Member

Naveen Verma
Chairman