

1. Hearing is taken up. The learned authorized representative Shri Ankit Kumar is present. The learned counsel on behalf of the respondent – developer, Shri Ashutosh Jha is also present without authorization letter or a Vakalatnama. However, he assures to file the authorization letter today on the website of RERA and, accordingly, the same has been filed, which is kept on the record.
2. The learned Authorized Representative of RERA submits that a notice under section 5 (1)(b) of the Real Estate (Regulation and Development) Act, 2016 had been issued to the respondent M/s. Shahpuria Disha Homes Pvt. Ltd. on 21.07.2026 to explain as to why the application filed on 01.06.2026 for registration of Project “Shivaay Green City” should not be rejected under section 5(1)(b) of the Real Estate (Regulation and Development) Act, 2016, on account of non-submission of relevant document by way of one query raised in the matter under reference in the prescribed timeline.

3. The learned counsel for the respondent - developer requests for two days' time to meet the query and upload the requisite paper on the website of RERA.
4. The Bench grants two days' time to meet the query and submit the requisite paper on the website of RERA. If the requisite document is filed within the time granted, the Registration Wing will process the same and if it is not submitted within the time granted and in accordance with Section 4 of the Real Estate (Regulation and Development) Act, 2016, and Rule 3 of the Bihar Real Estate (Regulation and Development) Rules, 2017, the application for registration of the project would be rejected.

Sd/-

(Animesh Pandey)
Secretary,
RERA, Bihar.