



REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Single Bench of Hon'ble Chairman Mr. Vivek Kumar Singh,
RERA, Bihar.

RERA/SM/282/2018

Authorised Representative of RERA

....

Complainant

Vs

M/s Satyamev Developers Pvt. Ltd.

....Respondent

Project: **SATYAMEV GROUP**

Present: For Complainant: Mr. Rishikesh Rajan, Legal
Representative

For Respondent: Ms. Snigdha, Advocate

11.09.2025

ORDER

1. Hearing taken up. Learned legal representative Mr. Rishikesh Rajan appears on behalf of the complainant. Learned counsel Ms. Snigdha appears on behalf of the respondent.
2. Learned counsel for the respondents admits that since the project in question was their first project, which was subsequently registered with RERA, the advertisement was actually a mistake which they now admit. She further contends that as the promoter has been following the provisions of the Real Estate (Regulation and Development) Act, 2016, got registration and hope to complete the project by end of this year, the Authority may take a liberal view with regard to penalty amount.
3. Learned legal representative Mr. Rishikesh Ranjan avers that the matter is actually an admitted violation of the provisions of Section 3 of the RERA Act, 2016 and, therefore, penalty, whatever the amount may be fixed by the Authority, has to be imposed upon the respondents.
4. In view of the specific facts and circumstances of the case, the penal amount for violation of the provisions of Section 3 of the RERA Act, 2016 is being reduced to Rs.2

lakh in view of the conduct of the respondents with regard to compliance of the registration provisions.

5. The Authority directs the respondent company to pay the penalty amount within sixty days of the passing of this order. If the respondents fails to pay the penalty amount within 60 days then further action under section 59(2) of the RERA Act, 2016 would be taken.

With the aforesaid direction, the matter is disposed of.

Sd/-

(Vivek Kumar Singh)

Chairman