

# **REAL ESTATE REGULATORY AUTHORITY, BIHAR**

**Before the Single Bench of Special Presiding Officer, Mr. Ved Prakash,  
RERA/Pro/Reg- RERAP23901800892-5**

Authorised Representative of RERA

...Complainant

Versus

Lovely Rani Constructions Pvt. Ltd.

...Respondent

## **Project: Deobaij Peral Heights**

**Present:** For the Complainant: Adv. Ankit Kumar, A.R

For the Respondent: Adv. Aatish Kumar

## **ORDER**

**17.03.2026**

1. Hearing taken up under section 5 (1)(b) of the Real Estate (Regulation and Development) Act, 2016, for rejection of the application for registration of the project “Deobaij Peral Heights”.
2. The Real Estate Regulatory Authority, Bihar issued a notice to Lovely Rani Constructions Pvt. Ltd. on 09.03.2026 as to why the application filed on 30.01.2026 for registration of Project Deobaij Peral Heights, should not be rejected under section 5(1)(b) of the Real Estate (Regulation and Development) Act, 2016.
3. The learned counsel for the respondent company submits that the requisite documents were submitted by the respondent on 09.03.2026 & 16.03.2026 on the website, in compliance with the notice dated 09.03.2026.
4. The Bench directs the Registration Wing RERA Bihar to process the application for registration of the real estate project “Deobaij Peral Heights” if the requisite documents are submitted as stipulated by Section 4 of the Real Estate (Regulation and Development) Act, 2016, and Rule 3 of the Bihar Real Estate (Regulation and Development) Rules, 2017 and thereafter process the proposal for further decision by the Authority accordingly.

Sd/-

**Ved Prakash  
Special Presiding Officer**