REAL ESTATE REGULATORY AUTHORITY, BIHAR

IN THE COURT OF SRI ANIMESH PANDEY,
SECRETARY, RERA, BIHAR

BRERAP12296-002/130/R-1634/2024

Authorised Representative of RERA … Complainant
Vs.
Nivaan Homes Pvt. Ltd.. … Respondent

PROJECT: NIVAAN PARADISE

PROCEEDING

24.09.2026

This case is taken up for hearing. The learned authorized representative of RERA, Ms. Ojaswi Ishani is present, but the respondent is absent.

The learned authorized representative of RERA submits that a notice may be issued to the respondent to file a reply and appear on the next date.

Issue notice to the respondent to file a reply and appear on the next date of hearing.

Having gone through the notice issued by RERA, the Court observes that apart from specifying the Quarter under reference, the notice should also mention the dates between which the QPR ought to be uploaded, failing which the promoter shall be liable to pay a penalty, as prescribed, depending on the number of days of delay.

It would also be advisable that as a Quarter of a financial year draws to a close, reminder(s) should be communicated to the concerned promoters for filing QPRs well in time. Similarly, reminder(s) should also be sent to non-compliant promoters during the time-period allotted for filing the QPRs to facilitate compliance. This will go a long way in creating awareness amongst the promoters

vis-a-vis the expectations of the Act with regard to filing QPRs timely.

The Authority may also resort to other measures to create awareness with regard to filing of QPR, imposition of penalty in event of failure to do so and the process laid down to provide an opportunity to the erring promoters to present their case before the Authority.

Put up the matter on 09.10.2026.

Sd/-
(Animesh Pandey)
Secretary,
RERA, Bihar.