

REAL ESTATE REGULATORY AUTHORITY, BIHAR

**Before the Bench of Hon'ble Inquiry Commissioner, Mr. Sanjaya Kumar Singh, RERA,
Bihar**

RERA/SM/724/2025

Authorised Representative of RERA

.....Complainant

Vs

M/s Tirupati Homes Limited

.....Respondent

Project: Shailja Matheshwari Enclave/ Shail Maheshwari

Present: For Complainant: Mr. Abhinay Priyadarshi, Advocate

For Respondent: Mr. Sahil Kumar, Advocate

02/09/2025

PROCEEDING

Hearing taken up. Mr. Abhinay Priyadarshi, learned counsel for the complainant/ Authority is present. Mr. Sahil Kumar, learned counsel for the respondent is also present.

Learned counsel for the complainant/ Authority raises his objection mentioning that the respondent is not submitting any document which corroborates the approval of any Government Authority so as to prove the veracity of his claim regarding completion of the project before enforcement of the RERA Act, 2016.

Perused the record submitted by the respondent. On perusal of the record, it is clear that in the said document he has enclosed a letter of possession which has been handed over by the respondent himself to one of the so called buyers as claimed by him.

Learned counsel for the respondent is directed to furnish any document which has been issued by a Government Authority proving the fact that the said project has been completed before enforcement of the RERA Act, 2016. He has already been given several opportunities to do so earlier before, hence he is given last and final opportunity to submit the above said proof in his favour, failing which this Bench will have no option but to rely on the documents available on record and the submissions made therein by the complainant/ Authority.

Put up on 24.09.2025 for further hearing.

Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner,
RERA, Bihar