REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Bench of Inquiry Commissioner, Shri Sanjaya Kumar Singh, RERA, Bihar.

RERA/STV/44/2026

Authorised Representative of RERA .... Complainant

Versus

Pink City Developer .... Respondent

Project: **PLOTTED DEVELOPMENT**

Present: For Complainant: Mr. Ankit Kumar, Legal Representative of RERA

For Respondent: None

08.10.2026 **PROCEEDING**

1. Hearing taken up. Mr. Ankit Kumar, learned legal representative of RERA, appears on behalf of the complainant-Authority. Nobody appears on behalf of the respondent.

2. A report has been received by learned counsel for the complainant-Authority.

3. Learned counsel for the complainant-Authority submits that during the physical inspection jointly done by the Team of RERA and the District Administration, Patna, it was found that the development of the project named Pink City Developers is being done and the sale and booking of the plots in the said area is already in the offing.

4. Learned counsel for the complainant-Authority requests for a report from the Technical Committee regarding the estimated cost of the project.

5. Let a report be called for from the Technical Committee so that a penalty under the provisions of Section 59 (1) of the Real Estate (Regulation and Development) Act, 2016 (hereinafter referred to as the 'Act, 2016') may be imposed against the respondent.

6. Considering the request of the learned counsel for the complainant-Authority, the Technical Team is directed to furnish a detailed report regarding the same for proper appreciation of the Bench.

7. Learned counsel for the complainant-Authority requests that the restriction imposed earlier may be allowed to continue till further orders or till the project is registered with RERA after payment of due penal amount. He also requests for a penalty to be imposed upon the developer for blatant violation committed by it under the provisions of Section 3 of the Act, 2016.

8. There is no representation from the respondent side today also.

9. As a recourse to natural justice, a time of ten days is given to the respondent to file a written notes of argument, failing which this Bench shall be constrained to take a final decision in the matter on the basis of the material available on record on the next date of hearing.

Order is reserved.

Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner
RERA, Bihar