REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

Exe. Case No. 268/2024

RERA/CC/543/2022

Radhey Shyam Agarwal …...Complainant/ Executant

Vs

M/s DDL Infratech Pvt. Ltd. …..Respondent

Project: Agrani Woods

Present: For Complainant: Mr. Mahendra Kumar, Advocate
For Respondent: Mr. Abhinay Priyadarshi, Advocate

09/10/2026 **PROCEEDING**

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

Learned counsel for the complainant submits that an interim order dated 01.09.2026 has been passed by this court on the basis of a request submitted by the respondent before the Authority but the respondent did not bother to inform the executant/ complainant regarding the same and hence, the complainant could not put forth his points before this Bench.

Learned counsel for the respondent submits that the said order pertains to several other cases whose grievances could not be addressed for the reason of blanket imposition on sale of the plots in the entire Mauza. He further submits that for this reason a request was made before this Bench to vacate the said interim order on the condition that an affidavit was submitted by the respondent mentioning the details of the land parcels proposed to be handed over to approximately 37 complainants.

On hearing the submissions, the Bench observes that the said order dated 01.09.2026 is a speaking order in itself wherein it has been outlined that on the basis of written submission and assurances given by the respondent through an affidavit with a time line for resolution of the matter pertaining to different land parcels in the same Mauza, the Bench, in the interest of the allottees finally took a decision to vacate the blanket ban imposed on execution of the sale deed of the entire Mauza subject to certain conditions and it was directed to send a copy of the said order to all concerned along with the list of execution cases referred to in the affidavit dated 20.08.2026.

The Bench also observes that the present matter is subjudice before the Hon'ble High Court in a writ petition bearing C.W.J.C.No. 10087/2026 in which the Hon'ble High Court has been pleased to pass an interim order dated 14.08.2026 and has further directed to put up the case on 08.10.2026. Learned

counsel for the respondent submits that the matter could not be taken up on 08.10.2026 and it has been posted for a future date.

The Bench observes that since the matter is already subjudice before the Hon'ble High Court, hence it would not be proper for this court to take any further decision in this matter until final disposal of the matter by the Hon'ble High Court.

Put up this case after disposal of the writ petition in the Hon'ble High Court.

Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner,
RERA, Bihar