

REAL ESTATE REGULATORY AUTHORITY, BIHAR
Before the Bench of Mr. Ved Prakash,
Special Presiding Officer

**RERA/CC/219/2023, 220/2023, 221/2023, 241/2023, 416/2024,
449/2024, 452/2024, 453/2024, 490/2024, 491/2024, 454/2024,
419/2024, 261/2024, 417/2024, 450/2024, 461/2024, 462/2024,
492/2024, 463/2024, 69/2024, 70/2024, 470/2024, 221/2024,
326/2024, 329/2024, 335/2024, 339/2024, 76/2025, 340/2024,
93/2024, 251/2024, 265/2024, 266/2024, 278/2024, 279/2024,
511/2023, 247/2024, 114/2024, 177/2024, 183/2024, 468/2023,
61/2024, 16/2024, 290/2024, 458/2024, 383/2023, 42/2025**

Mr. Manish Kumar & others

....Complainant(s)

Vs

M/s Sri Anuanand Construction Pvt. Ltd.

....Respondent

PROJECT- Capital Centre, Sai City

For the complainants:

Mr. Amit Singh, Mr. Abhay Kumar
Upadhyay Mr. Sumit Kumar, Mr. Punit
Kumar, Mr. Ishtiyaque Hussain, Mr.
Akash Raj, Ms. Urmila Kumari, Mr.
Suresh Kumar Mishra (Advocates) and
Mrs. Meena Singh (complainant herself in
person)

For the respondent :

Mr. Mukul Kumar Singh, Mr. Apoorv
Harsh, Mr. Yash Vardhan Singh, Jai
Ram Singh and Mr. Mr. Sunil Kumar
(Advocates)

14.11.2025

PROCEEDINGS

Learned counsel(s) on behalf of complainants, as reflected above, are present in person while none was present on behalf of the complainants in complaint cases, 468/2023, 290/ 2024 and 61/2024. In complaint case no. 160/2024, the complainant herself was present in person.

On the other hand, Shri Mukul Kumar Singh, learned advocates appears on behalf of respondent promoter in all the cases.

Shri Apoorv Harsh, learned counsel appears on behalf of respondent landowner nos. 3 to 5, namely, Shri Rajat Kumar, Sahil Kumar and Shri Anup Kumar.

Shri Yash Vardhan Singh, learned counsel appears on behalf of respondent promoter no 5 and 6, namely, M/s Surya Nest Build Pvt. Ltd and its promoter, Shri Tarun Kumar.

Shri Jai Ram Singh, learned counsel appears on behalf of PMAA and Shri Sunil Kumar, learned counsel appears on behalf of Executive Officer, Nagar Parishad, Danapur through Shri Abhinav Kumar.

Shri Yash Vardhan Singh and Shri Apoorv Harsh, learned counsels file Vakalatnama on behalf of their respective respondents. Shri Sunil Kumar, learned counsel also files Vakalatnama on behalf of Nagar Parishad, Danapur. Keep it also on record. Shri Jai Ram Singh, learned counsel files an authority letter no. 1261 dated 20.10.2025 issued by Executive Officer, PMAA. Keep it also on record.

Copy of complaint petition supplied to the learned counsels appearing on behalf of newly added respondents, who submit that on or before the next date, they will file reply on their behalf.

Learned counsels for PMAA and Executive Officer, Nagar Parishad, Danapur submit that they will file petition with respect to the process adopted in their concerned offices with approval of map etc.

Learned counsel for respondent promoter, Sri Anuanand construction Pvt. Ltd submits that he will file reply on behalf of respondent no 1 and 2 on the next date. Learned counsel for complainant may file rejoinder, if so advised, on reply of the respondent at the earliest.

Put up on 21.01.2026 for reply on behalf of respondents and further hearing.

Sd/-
(Ved Prakash)
Special Presiding Officer