



REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Single Bench of Hon'ble Chairman Mr. Vivek Kumar Singh, RERA,
Bihar.

RERA/Exe./164/2024

RERA/CC/452/2023

Mr. Sumit Mishra

.... Complainant/ Executant.

Vs

M/s Bhootnath Construction Pvt. Ltd.

....Respondent

Project: **PRAKRITI VIHAR**

Present: For Complainant: In person.

For Respondent: Mr. Mayank Singh, Adv.

29/01/2025

CORRIGENDUM OF PROCEEDING DATED 15-01-2025

1. Perused the record. It appears that due to inadvertence, the facts leading to different case along with operative part are pronounced in the present case which is a typographical error. Hence, considering the error apparent in the face, the proceeding dated 15-01-2025 is modified and read as follows:-
2. Hearing taken up. The complainant is present. Learned counsel Mr. Mr. Mayank Singh, Adv. appears on behalf of the respondent.
3. Learned counsel Mr. Mayank Singh, Adv. appears on behalf of the respondent and prays for certified copy of the entire proceedings. He further submits that the complaint case order was an ex-parte order. He informs that he wants to file an appeal. It was made clear to the learned counsel for the respondent that the execution cases under RERA Act is not meant to consider the directions gives in Complaint Cases afresh. Rather, it is meant to ensure that the Complaint Case order is complied in letter and spirit. The conduct of the respondent has so far been very irresponsible. From the record, it appears that the respondent has neither appeared in the instant case and as per the averment of the learned counsel, the complaint case had to be decreed ex-parte as well. It seems that only after the direction was issued under Order-21 Rule 38

of the CPC, 1908, the respondent has woken up from slumber and decided to appear in this case. In the given scenario, the Authority is not inclined to give any further time for the execution of the complaint case order.

4. While the respondent may be provided with the copy of the proceedings, if he so desires, subject to the payment of requisite fees and after following other paraphernalia, he is directed to comply with the Complaint Case order dated 22.12.2022 within a month, failing which, the Authority will be constrained to take appropriate legal steps ordained by law.

Put up for hearing on 20-03-2025.

Sd/-
(Vivek Kumar Singh)
Chairman