REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

RERA/PRO/REG/264/2022

Puja Kumari ……Complainant

Vs

M/s Technoculture Building Centre Pvt. Ltd. …..Respondent

Project: Vastu Vihar, Gaya, Phase-3, Extra-2

Present: For the RERA : Ms. Ojaswi Ishani, Advocate

For Complainant: Mr. Ram Kinkar Prasad, Husband
For Respondent: Mr. Dheeraj Kumar Roy, Advocate

For Intervenor: Mr. Abhinay Priyadarshi, Advocate

18/06/2026 **PROCEEDING**

Hearing taken up. Ms. Ojaswi Ishani, learned counsel appears on behalf of the RERA. Mr. Ram Kinkar Prasad, the husband of the complainant is present. Mr. Dheeraj Kumar Roy, learned counsel appears on behalf of the respondent and Mr. Abhinay Priyadarshi, learned counsel appears on behalf of the intervenor.

Learned counsel for the respondent files a detailed rejoinder in favour of his stand and presses his points in details through a detailed hearing mentioning therein that there has been a big chain of mutations pertaining to the transfer of titles of the project land and after thorough examination and investigation, the respondent had applied for registration through valid development agreement. He also submits that the matter related to the present case is subjudice in the Hon'ble Patna High Court in C.W.J.C.No. 6017/2026, wherein vide order dated 06.06.2026 the Hon'ble High Court has directed for listing this case on 04.08.2026. He also submits that since the matter is listed for hearing in the Hon'ble High Court for hearing on 04.08.2026, he requests for this Bench to take a decision only after the said date of hearing in the Hon'ble High Court i.e. after 04.08.2026.

An interlocutory application has also been filed by the learned counsel Mr. Abhinay Priyadarshi on behalf of the intervenor/ allottees which is taken on record.

On the basis of detailed hearing made today, 15 days' time is given to all the parties including the intervenor for filing any additional document in their favour with proper evidences in support of their earlier statement which has been averred today during hearing.

Order is reserved. Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner, RERA, Bihar