

**REAL ESTATE REGULATORY AUTHORITY, BIHAR**

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

**RERA/SM/684/2025**

**Authorised Representative of RERA**

**.....Complainant**

**Vs**

**Shri Prem Prakash, the Director, M/s Mahadeo Realtors .....Respondent**

**Project: Mahadev Enclave**

**Present: For Complainant: Mr. Satyam Tewari, Advocate  
For Respondent: Mr. Sharad Shekhar, Advocate**

**20/05/2025**

**PROCEEDING**

Mr. Satyam Tewari, learned authorized representative of the complainant/ Authority is present. Mr. Sharad Shekhar, learned counsel for the respondent is also present.

Learned counsel for the respondent submits that an application for registration had earlier been submitted by the respondent Company which was rejected. Meanwhile, the Company without taking out any advertisement managed construction of the said project through its own resources. The said respondent company has again applied for registration of this project which is already complete and the completion certificate has also been submitted along with the application for registration before the Authority.

Learned counsel for the respondent further submits that the respondent company has not only invested a huge sum of money for construction of the said project but has also applied with all the required documents. He also submits that in case it is established that any money has been borrowed from any other person or otherwise and in case it is established that the respondent concerned is liable for penalty, he is ready to pay the same but he requests for granting the registration of the said project in favour of the respondent company.

The respondent is directed to submit his Bank account details along with the Bank statement clearly stating that the said resources used for construction of the said project has been through personal resources of the promoter/ respondent company.

The Registration Wing of the complainant Authority is requested to look into the details and finally submit a detailed report to this effect. Learned counsel for the Authority is also requested to verify the documents submitted along with the veracity of the statement of the respondent that no advertisement has been taken out by the respondent in respect of the project in question.

Put up on 26.06.2025 for further hearing.

Sd/-

(Sanjaya Kumar Singh)  
Inquiry Commissioner,  
RERA, Bihar