REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

RERA/STV/40/2026

Authorised Representative of RERA …...Complainant

Vs

Jagdeo Shah …..Respondent

Project: Royal Residency

Present: For Complainant: Ms. Ojaswi Ishani, Advocate
For Respondent: None

20/08/2026 **PROCEEDING**

Hearing taken up. Ms. Ojaswi Ishani, learned counsel for the complainant/ Authority is present. The respondent is absent.

Learned counsel for the complainant/ Authority submits that the present case has been instituted on account of an illegal plotting detected during physical inspection done jointly by the officials of the District Administration, Muzaffarpur and RERA team but still the address of the respondent concerned has not been made available to RERA authorities.

On perusal of the record, it is clear that a letter had been given to the District Magistrate, Muzaffarpur and the Circle Officer, Kanti, District Muzaffarpur for furnishing the address of the landowner but till date no report has been received as yet. The District Magistrate, Muzaffarpur is again requested to instruct the Circle Officer to make available the address, phone number and mail ID (if any) of the landowner concerned so that proper legal action be initiated against the respondent after serving proper notice to him. The Circle Officer is also directed to provide the entire details including address, phone number and e-mail ID of the respondent concerned.

Office is directed to take necessary action for compliance of the above direction.

Meanwhile, learned counsel for the complainant/ Authority is directed to ascertain whether the impugned project lies in the planning area or not.

Put up this case on 01.10.2026 for further hearing.

Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner,
RERA, Bihar