

REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

RERA/CC/75/2024

Vinod Verma & ors.

.....Complainant

Vs

M/s Shreyash Krishna Construction Pvt. Ltd.

.....Respondent

Project: Laxmi Residency

**Present: For Complainant: Mr. Manoj Kumar Singh, Advocate
For Respondent: Mr. Sharad Shekhar, Advocate**

23/09/2025

PROCEEDING

Hearing taken up. Mr. Manoj Kumar Singh, learned counsel for the complainant is present. Mr. Sharad Shekhar, learned counsel for the respondent is also present.

Learned counsel for the complainant submits that problems as raised during hearing held on 10.07.2025 have not been addressed as yet.

Learned counsel for the respondent submits that the complainant has no locus standi in this matter as he is not a member of the valid Association of Allottees formed by him as the promoter of the impugned project. The same is objected by the learned counsel for the complainant saying that they as Secretary and Members of the Association of Allottees have filed this case.

When enquired regarding the provision of basic amenities, namely, fire fighting arrangement, provision of lift and parking spaces, learned counsel for the respondent submits that all such basic amenities have already been provided in the said project. Learned counsel for the respondent is directed to furnish proper evidences in this regard in order to prove the veracity of the same.

Learned counsel for the complainant is also directed to furnish a few copies of the 'agreement for sale' in order to prove that the terms and conditions as outlined in the same have not been complied by the respondent.

Learned counsel for the respondent is directed that in case there is any gap as per the terms of the 'Agreement for Sale' in providing basic amenities as has been pointed out by the complainant, the respondent and his technical team should visit the site (project in question) at the earliest and take all necessary measures for rectification of the fault so claimed, so that when he comes before this Bench on the next date of hearing, he should be prepared with updated status of the amenities so provided.

Put up this case on 11.11.2025 for further hearing.

Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner,
RERA, Bihar