

REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

RERA/CC/478/2023

Radhe Shayam Rai & ors.

.....Complainant

Vs

M/s Azion Construction Pvt. Ltd.

.....Respondent

Project: Ramagyh Residency

Present: For Complainant: Mr. Ram Babu Shah, Advocate

For Respondent: Mr. Shiv Shankar Dubey, Advocate

28/08/2025

PROCEEDING

Hearing taken up. Mr. Ram Babu Shah, learned counsel for the complainant is present. Mr. Shiv Shankar Dubey, learned counsel for the respondent is also present.

Learned counsel for the complainant submits that though transformer has been installed but the same has not been energized as yet and as such, the respondent is shirking from the responsibility committed in the development agreement.

The complainant is requested to submit a copy of the development agreement outlining the terms and conditions which have not been followed by the respondent as yet.

As regards the installation of generator is concerned, learned counsel for the respondent submits that at present the respondent is having paucity of funds, so he requests for some more time to be given to him in this regard for installation of the same.

It seems that the learned counsel for the respondent is finding himself unable to disclose the timeline regarding fulfilment of the conditions, namely, installation of generator and transformer apart from other basic amenities. Hence, this Bench deems it necessary to direct the M.D. of the respondent company or any Director, who is looking after the activity of the company, to be present in person on the next date of hearing and submit a detailed reply in this regard.

The Registration Wing is hereby directed to verify the details of this project and submit a report as to whether it has been registered as per provisions of the Act.

Put up this case on 23.09.2025 for further hearing.

Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner,
RERA, Bihar