



REAL ESTATE REGULATORY AUTHORITY, BIHAR
Before the Single Bench of Hon'ble Chairman, Mr.
Vivek Kumar Singh,
RERA Bihar.

RERA/SM/628/2024

Authorised Representative of RERA..... Complainant

Vs.

M/s Nissa Realtors Pvt. Ltd..... Respondent

Project:-G HAR APNA PHASE -II

ORDER

14.11.2024

1. Hearing taken up. Mr. Rishikesh Rajan, LR, appears for the complainant. The respondent is absent.

2. This case was initiated against the project "Ghar Apna Phase – II" which was advertised and bookings were made by the respondent M/s Nissa Realtors Pvt. Ltd. A *suo motu* notice was issued to the respondent on 10.04.2024 to show cause as to why proceedings under Sections 35 & 59(1) of the Real Estate (Regulation and Development) Act, 2016 (in short, the RERA Act, 2016) be not initiated against the company and its Directors/official for non-compliance of the provisions of Section 3 of the RERA Act, 2016.

3. Perused the record. The Authority observes that there is nothing on the record to show that any transaction in connection with the project had taken place after enactment of the RERA Act. There is also nothing on the record to show that it is an ongoing project. Hence, the Authority directs to drop the *Suo Motu* Proceeding against the



respondent for the project namely - “Ghar Apna Phase – II”.

4. The matter is, accordingly, disposed of.

Sd/-
(Vivek Kumar Singh)
Chairman