

REAL ESTATE REGULATORY AUTHORITY, BIHAR
Before the Bench of Mr. Ved Prakash,
Special Presiding Officer

RERA/SM/771/2025, 772/2025, 774/2025

Authorized Representative of RERA

....Complainant(s)

Vs

Shri Dharendra Kumar Singh, Prabhas Chandra Jha,Respondent

PROJECT- Plot developed by Shri Dharendra Kumar Singh and Shri Ambuj Kumar Yadav and Brahamdev Singh

For the complainant:

Mr. Ankit Kumar (Legal Representative)

For the respondent :

None

13.11.2025

proceeding

Shri Ankit Kumar, the legal representative on behalf of complainant/authority is present, but the respondent is absent.

Learned counsel for Authority by filing a copy of public notice published in Hindustan and Times of India daily news paper dated 18.09.2025 submits that in spite of legal public legal notice, the respondent has not taken pain to appear before the bench and to defend the allegations levelled against them. He further submits that since the respondent promoter has not taken pain to appear, it is not appropriate to wait for an indefinite period, as notices against the respondents were already issued on 04.08.2025 and 10.09.2025. The RERA team has also found sufficient evidence against the respondent for development of the plots and taking bookings from the allottees. The legal public notice is the last resort for service of notice and thereafter, if the respondent does not respond, it is presumed to be a deemed service on the respondent and after hearing the complainant, the order may be passed.

Considering submissions as well as going through the record, it appears that the Authority has already issued notice against the respondent promoter on 04.08.2025 along with documents and further on 10.09.2025, but since the respondent has not appeared, on order of the Bench/Authority on 28.08.2025, a legal public notice as a last resort was published in the said daily news papers, Bihar on 18.09.2025. It further appears that in spite of repeated notice and legal public notice published in daily news papers, Bihar, the respondent has not taken any pain to appear before the bench/authority. Hence, the Bench has no option but to treat the deemed service on the respondent promoter.

Learned legal representative on behalf of complainant/authority is heard in detail on merit of the case.

Put up on 18.12.2025 for final order.

Sd/-

(Ved Prakash)

Special Presiding Officer