# REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Single Bench of Hon'ble Chairman Mr. Vivek Kumar Singh,
RERA, Bihar.

Exe. Case No.197/2024
RERA/CC/342/2023

Sushma Verma .... Executant/Complainant

Vs

M/s Grih Vatika Homes Pvt. Ltd. ... Respondent

Project: **GREEN VATIKA, BLOCK-A**

Present: For Complainant: Mr. Bishwash Vijeta, Advocate
For Respondents: Mr. Mohit Raj, Advocate

**19.08.2026** **PROCEEDING**

1. Hearing taken up. Learned counsel Mr. Bishwash Vijeta appears on behalf of the complainant. Learned counsel Mr. Mohit Raj appears on behalf of the respondents.

2. The matter has been remanded by Hon'ble High Court, Patna through the order dated 15.06.2026 passed in CWJC No. 18292 of 2025. Even though paragraph 9 of the order of the Hon'ble High Court mentions that it is apparent error in the order dated 24.07.2025, the Authority was categorical while observing that both the lawyers present on that date were in agreement with the fact that the principal amount had been refunded to the complainant. This fact cannot be undermined because the Authority is bound to believe the opposing counsels, who appear before it with proper Power of Attorney.

3. Therefore, if the complainant feels that she has been wrongly represented in the matter on 24.07.2025, she must file an affidavit in this regard, categorically stating as to whether the contention of her learned Advocate on that particular date i.e. 24.07.2025, to whom power of attorney was given for that particular date, was not as per her instruction. Only on the basis of such an affidavit, the matter would be taken up for further hearing, so that the facts are brought out to cleanse the record.

4. Meanwhile, learned counsel for the respondents requests for the record, as presented in the Authority and in the Hon'ble High Court, Patna, by the complainant. The request is allowed.

Put up for hearing on 16.09.2026.

**Sd/-**
**(Vivek Kumar Singh)**
**Chairman**