

REAL ESTATE REGULATORY AUTHORITY, BIHAR

Before the Bench of

Hon'ble Member Mr. S.D. Jha, RERA, Bihar,

RERA/CC/255/2022

Rohit Kumar Complainant

Vs.

M/s Aastik Buildcon Pvt. Ltd.Respondent

For the complainant: Mr. Sumit Kumar, Advocate

For the Respondents: None

Project:- SAI VATIKA PHOOL KUNWAR PLACE, BLOCK – C AND D

PROCEEDING

05.09.2024 This case has come on transfer from the Bench of Hon'ble Chairman, RERA.

Hearing taken up. Mr. Sumit Kumar, Advocate, appears for the complainant. The respondents are absent.

Learned counsel for the complainant submits that this case has been filed against the landowner Mohan Kumar. The respondent no.2 is the promoter and the respondent no.3 Deepak Kumar is the Sales Manager of the respondent - company. He further submits that the Agreement For Sale was executed on 22.11.2017 between the complainant and the respondent no.1 and thereafter for getting the loan sanctioned the complainant requested the respondents to provide necessary documents but they did not supply. Consequently, the complainant sent notice by mail dated 08.06.2023 for cancellation of allotment and refund of his money of Rs. 5,13,750/-, which has been submitted today and is kept on the record, and that notice was sent by post also. He also submits that the complainant had also deposited Rs.19000/- to the respondent no.3 in connection with cancellation of Agreement For Sale.

The complainant's counsel is directed to file in writing the aforesaid submissions within a week with a copy to the respondents.

Issue notice to the respondents to file counter reply within two weeks and appear on the next date of hearing. The Authority notes here that vide proceeding dated 18.01.2024, the respondent was directed to file reply within three weeks but the same has not been filed so far. Hence, the Authority observes that in case of non-compliance, it would be presumed that the respondents have nothing to say in this matter and an order would be passed on the basis of material available on the record and no further adjournment would be given in this case.

Put up for hearing on 1.10.2024.

Sd/-
S.D. Jha,
Member