REAL ESTATE REGULATORY AUTHORITY, BIHAR

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

RERA/CC/467/2024

Samridhi Flat Owner …...Complainant

Vs

M/s Omm Reality and Infrastructure Pvt. Ltd. …..Respondent

Project: Omm Samridhi, Ward No.17, Danapur

Present: For Complainant: Mr. Rakesh Raman, President
For Respondent: None

22/07/2025 **PROCEEDING**

Hearing taken up. Mr. Rakesh Raman, the President of the Society along with Mr. Ahit Kumar, the Secretary of the flat owners Society (complainant) is present but the respondent is absent.

The President of the Society submits that the original complaint during conciliation period was pertaining to instalment of a pump for pumping out water from the basement of the apartment apart from other major complaints. He further submits that the pump has been installed though there are a few civil work remaining. He further submits that no legal document as such has been given to the Society by the respondent. The complainant submits that since it is a registered society, hence the respondent is bound to act as per the provisions of the Act and accordingly, he is bound to transfer the title of the common area to the Association of Allottees i.e. Omm Samridhi Flat Owners.

Issue notice to the respondent with a direction to file a detailed reply along with the relevant documents.

The complainant is also requested to submit a report as to what had been their grievances which have been addressed by the respondent and what are the grievances that are still required to be addressed.

Put up on 28.08.2025 for further hearing.

Sd/-

(Sanjaya Kumar Singh)
Inquiry Commissioner,
RERA, Bihar