

BEFORE THE
MAHARASHTRA REAL ESTATE REGULATORY AUTHORITY
MUMBAI

COMPLAINT NO: CC006000000079020

Prasenjit Halder ... Complainant

Versus

Ekta Parksville Homes Pvt. Ltd. ... Respondent
MahaRERA Regn. No. P99000000115

Corum: Shri. Gautam Chatterjee, Chairperson, MahaRERA

Complainant was represented by Mrs. Madhumita Roybardhan.
Respondent was represented by Mr. C. P. Goyal, Authorised representative.

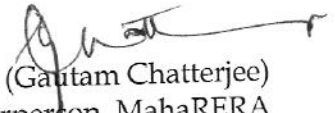
Order

December 24, 2019

1. The Complainant has filed the present Complaint for noncompliance of the MahaRERA Order dated January 31, 2018 in Complaint no: CC006000000000461 (hereinafter referred to as *the said Complaint*) by the Respondent.
2. In the said Complaint, it was directed that if the complainant intends to continue in the said project, the parties are directed to execute and register the agreement for sale as per the provisions of section 13 of the Real Estate (Regulation and Development) Act 2016 and the rules and regulations made thereunder within 60 days from the date of this Order. Thereafter, the respondent shall handover possession of the said apartment, with Occupancy Certificate, to the Complainant before the period ending December 31, 2018, failing which the respondent shall be liable to pay interest to the complainant from January 1, 2019 till the actual date of possession, on the entire amount paid by the complainant to the respondent.



3. The Complainant has now stated that the agreement for sale was executed and registered on April 9, 2018, but the Respondent is yet to handover possession of the said apartment. Further, he has stated that the Respondent has only paid interest on delay for one month till date. Therefore, he prayed, the Respondent be directed to pay them the amounts immediately.
4. The authorised representative of the Respondent submitted that the project work is 95% and that the Respondent will obtain the occupancy certificate (OC) for the said project shortly. Further, he submitted the Respondent is willing to adhere to the directions passed in the said Complaint at the time of handing over possession as directed by MahaRERA.
5. In view of the above, the liability of payment of interest to the complainant remains on the Respondent as directed in the said Order and the Respondent shall pay/set off the said interest at the time of handing over possession. The Respondent is directed to endeavour to complete the project work at the earliest and adhere to the directions passed in the said complaint.
6. Consequently, the Complaint is hereby disposed of.


(Gautam Chatterjee)
Chairperson, MahaRERA