

BEFORE THE
MAHARASHTRA REAL ESTATE REGULATORY AUTHORITY
MUMBAI

COMPLAINT NO: CC00600000023650

Yughal chelani ... Complainant

Versus

K D Lite Developers Pvt Ltd
MahaRERA Regn. No. P51800004525 ... Respondent

Corum:

Shri. Gautam Chatterjee, Chairperson, MahaRERA

Complainant was himself present.

Respondent was represented by Ms. Alvina Castelino, Adv.

Order

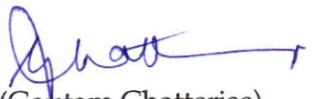
June 22, 2018

1. The Complainant has purchased an apartment bearing no:1203-C in the Respondent's project 'Ruparel Orion' situated at Kurla, Mumbai via registered agreement for sale. The Complainant alleged that the Respondent has wrongly demanded money for slab construction for which payment is already done. He added that the Respondent has defaulted in making timely payments of pre-EMI to the bank as per the tri-partite agreement under the subvention scheme. Therefore, he prayed that the Respondent be directed to pay him interest for the additional EMI paid by him and for the defaults in making timely payments of pre-EMI to the bank as per the tri-partite agreement under the subvention scheme.
2. The Learned Counsel for the Respondent first clarified that payments received towards the consideration price, till date, have been correctly accounted for and no double payment has been demanded or received. He further submitted that the Respondent has till date made all the pre EMI payments to the bank as per the tri-partite agreement under the subvention scheme. He also handed over documents to



that effect to the Complainant to enable him to claim back from the bank any additional EMI, if paid by the Complainant to the bank directly. Further, he submitted that there may have been certain delay by the Respondent in making payment of the pre-EMI of March 2018. However, the Respondent now commits to make the payments on time, in accordance with the conditions of the tri-partite agreement of subvention scheme.

3. In view of the above facts, and the submission made by the Respondent, the matter is hereby disposed of.


(Gautam Chatterjee)
Chairperson, MahaRERA