

**Hearing brief for non-registration of Project u/s 3
 Case no. RERA-GRG-347-2024**

Sr. No.	Particular	Details
1.	Nature of complaint	Show cause notice for non-registration of ongoing project under proviso of section 3(1) of the RERA Act, 2016
2.	Name of the Promoter	M/s Parsvnath Developers Ltd.
3.	Name of the project	Parsvnath Technica
4.	Nature of the project	IT Park Colony
5.	Location of the project	Sector 48, Gurugram
6.	License No.	47 of 2008 dated 11.03.2008
7.	Area	6.445 acres
8.	The present case arises out of a show cause notice issued for non-registration of an ongoing project under the proviso to Section 3(1) of the Real Estate (Regulation and Development) Act, 2016 vide Notice No. RERA-GRG-347-2024 dated 25.01.2024. During the proceedings in Complaint No. 6685/2022 titled Sh. Armaan Kapoor vs. Parsvnath Developers Ltd., it came to the notice of the Authority that License No. 47 of 2008 dated 11.03.2008 was issued by DTCP, Haryana in favour of Parsvnath Developers Ltd. for development of an IT Park colony over an area measuring 6.445 acres in Sector 48, Gurugram under the project name "Parsvnath Technica". It noticed that the promoter has not obtained completion/occupation/part completion/part occupation certificate for the above project in accordance with the terms and conditions of the licenses. As per proceeding dated 21.02.2024, Advocate Simrat, Sh. B.B. Wadhwa (Additional Vice President), Singh and Sh. Pranay Malhotra (Manager) appeared on behalf of the promoter. Counsel and AR of the promoter present before the authority and request for adjournment of hearing to file the reply. Reply to be filed by 07-03-2024 and matter to come up for hearing on 14-03-2024 at 10:00 A.M. As per proceeding dated 14.03.2024, Advocate Aishwary Jain appeared on behalf of the promoter. Counsel of the promoter present before the authority and request for adjournment of hearing on medical ground for one month. Matter to come up for hearing on 10-04-2024 at 10:00 A.M. As per proceeding dated 10.04.2024, Advocate Simrat Singh Pasay appeared on behalf of the promoter. Counsel of the promoter present before the authority and request for adjournment of hearing due to ill health of authorized person of the company. Matter to come up for hearing on 25-04-2024 at 10:00 A.M. As per proceeding dated 25.04.2024, Advocate Aishwary Jain and Advocate Simrat Singh Pasay appeared on behalf of the promoter. Counsel of the promoter present before the authority and request for adjournment of hearing. Matter to come up on 15-	

Email: hareragurugram@gmail.com, reragurugram@gmail.com, **Website:** www.harera.in

 An Authority constituted under section 20 of the Real Estate (Regulation and Development) Act, 2016
 Act No. 16 of 2016 Passed by the Parliament

भू-संपदा (विनियमन और विकास) अधिनियम, 2016 की धारा 20 के अर्जेंट मतिर प्राधिकरण

भारत की संसद द्वारा पारित 2016 का अधिनियम संख्या 16



05-2024 at 10:00 A.M.

As per proceeding dated 15.05.2024, Advocate Simrat Singh Pasay appeared on behalf of the promoter. On the request of counsel for promoter, matter adjourned to 22-05-2024 at 10:30 A.M.

As per proceeding dated 22.05.2024, Advocate Nitish Harsh Gupta appeared on behalf of the promoter. On the request of counsel for promoter, final opportunity of hearing is given to the promoter to submit the reply in the authority otherwise authority shall be bound to initiate penal action. Matter to come up 07-06-2024 at 10:30 A.M.

As per proceeding dated 07.06.2024, Due to administrative work of the Authority, matter adjourned to 11-06-2024 at 10:30 A.M.

As per proceeding dated 11.06.2024, Advocate Deeptanshu Jain and Sh. Pranay Malhotra (AR) appeared on behalf of the promoter. Counsel for the promoter request for adjournment of hearing and seeks two-week time to file the reply as the Vice President (Sanction) of the company was suffering from some health issues and he will join the office within a week. Matter to come up 28-06-2024 at 10:30 A.M.

As per proceeding dated 28.06.2024, Counsel for promoter appears and request for 10 days' time to file reply. Request allowed. Matter to come for further proceedings on 10.07.2024 at 11 A.M.

As per proceeding dated 11.07.2024, Counsel of promoter is present and request for adjournment. Request is allowed. The matter adjourned to 01.08.2024 at 11A.M.

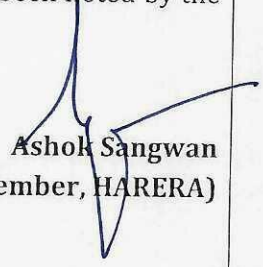
As per proceeding dated 01.08.2024, Counsel of promoter is present and request for adjournment of 4 weeks but request is not allowed as they have sought multiple adjournment already from the date of 1st hearing held on 21.02.2024. the Authority directed to respondent to appear personally on next date of hearing otherwise the Authority shall be bound to conclude the proceedings on the basis of records available with Authority.

As per proceeding dated 08.08.2024, Mr. Aishwarya Jain, Advocate on behalf of respondent appeared and request for adjournment. Request is allowed. Matter to come for further proceedings on 18.09.2024 at 11:00 A.M.

As per proceeding dated 30.10.2025, Sh. Yatharth Chugh, Advocate is present on behalf of the respondent and seeks adjournment. The Authority grant last opportunity. The Advocates present on behalf of the respondent have noted the date, which shall also be uploaded on the website. Email to be sent regarding the next date of hearing to the respondents registered email address. Matter to be come upon 20.11.2025.

New PWD Rest House, Civil Lines, Gurugram, Haryana

नया पी.डब्ल्यू.डी. विश्राम गृह, सिविल लाईंस, गुरुग्राम, हरियाणा

As per proceeding dated 20.11.2025, The matter adjourned to 11.12.2025 due to member being on leave.	
 Suruchi Pandey 11/12/25 Chartered Accountant	 Ashish Kush Planning Executive
Day and Date of hearing	Thursday and 11.12.2025
Proceeding of the day Sh. Aishwarya Jain, Advocate present on behalf of the respondent and states that the main counsel has to go to Lucknow urgently. Accordingly request for adjournment. The Authority grants the adjournment. The matter to come up on 15.01.2026. The date has been noted by the counsel for the respondent promoter.  Ashok Sangwan (Member, HARERA)	