

<b>PROCEEDINGS OF THE DAY</b>		<b>14</b>
Day and Date	Wednesday and 18.01.2023	
Complaint No.	CR/3771/2021 Case titled as RAJIV DHINGRA AND RUCHI DHINGRA Vs DLF LIMITED	
Complainant	RAJIV DHINGRA AND RUCHI DHINGRA	
Represented through	Complainant in person	
Respondent	DLF LIMITED	
Respondent Represented	Shri J.K.Dang Advocate	
Last date of hearing	22.09.2022	
Proceeding Recorded by	Naresh Kumari and HR Mehta	

**Proceedings**

The present complaint has been received on 27.09.2021 and the reply received on 26.10.2021.

The complainant present in person alleges that after taking over of possession, the respondent was required to execute conveyance deed within 3 months as per provisions of RERA Act 2016 . However the same was delayed on account of delay in filing Deed of declaration and in the meanwhile the property came in municipal boundary of Manesar causing an additional burden of stamp duty of Rs.2,86,690/- on the complainant which be got refunded to him as there was no delay on his part.

However, the counsel for the respondent states that after obtaining of OC and handing over of possession, the Covid restrictions came and Govt. of Town & Country Planning department extended the period for statutory compliance upto 30.09.2020 and thereafter deed of declaration was filed on 02.11.2020 and demand for stamp duty was raised to the complainant. But the demand draft of stamp duty was paid on 22.12.2020 and immediately thereafter i.e. on 24.12.2020 the Govt of Haryana included the unit in MC limit leading to levy of additional 2% stamp duty and was thus required to be paid by the complainant and as such, there is no delay on the part of the respondent.



**HARERA**  
**GURUGRAM**

**HARYANA REAL ESTATE REGULATORY AUTHORITY**  
**GURUGRAM**

हरियाणा भू-संपदा विनियामक प्राधिकरण, गुरुग्राम

CR/31/11/2021

New PWD Rest House, Civil Lines, Gurugram, Haryana

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

The complainant states that the specific amount of registration was conveyed only on 16.12.2020 and not earlier which could not enable him to deposit the demand draft earlier.

The counsel for the respondent is directed to submit the chronological sequence of the events within 15 days.

Arguments heard.

Order reserved.

Detailed order will follow. Complaint stands disposed off. File be consigned to the registry.

Ashok Sangwan  
Member

V.1-  
Vijay Kumar Goyal  
Member  
18.01.2023