



HARERA
GURUGRAM

HARYANA REAL ESTATE REGULATORY AUTHORITY
GURUGRAM

हरियाणा भू-संपदा विनियामक प्राधिकरण, गुरुग्राम

New PWD Rest House, Civil Lines, Gurugram, Haryana

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

PROCEEDINGS OF THE DAY

44

Day and Date	Thursday and 27.07.2023
Complaint No.	CR/5180/2021 Case titled as Sanjay Agarwal Vs Ramprastha Promoter & Developers Private Limited
Complainant	Sanjay Agarwal
Represented through	Abdulla proxy counsel
Respondent	Ramprastha Promoter & Developers Private Limited
Respondent Represented through	Ms. R. Gayatri and Shri Navneet Kumar Advocate
Last date of hearing	13.07.2023
Proceeding Recorded by	Naresh Kumari and HR Mehta

Proceedings

The present complaint has been received on 03.12.2021 and the reply on behalf of respondent was received on 21.03.2022.

The complainant submitted that vide receipt dated 19.07.2006, he has paid an amount of Rs.4,50,000/- to the respondent/promoter. The respondent confirmed the amount received and promised the allotment of a plot admeasuring 250 sq. yards. in the project namely "Ramprastha City" located in Gurugram. Till date, the respondent has miserably failed to allot a designated unit/plot to the complainant. The complainant being tired of the neglectful behavior of the respondent filed the present complaint pleading for possession of the plot along with delayed possession charges and execute the conveyance deed and others documents as per law before this authority.

The respondent vide reply dated 21.03.2022 submitted that the complaint is time barred by limitation as the complainant made the payment in the year 2006 and thereafter it never came forward for booking application form and buyer's agreement. Accordingly, the complaint is liable to be rejected. Moreover, the complainant was aware from the very inception that it is making payment w.r.t. future project which is not yet launched.



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CR/ST/20/221

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The proxy counsel for the complainant requests for a short adjournment as the main arguing counsel is not available today due to death in the family of close friend. Request is allowed.

Matter to come up on **07.11.2023** before the full bench for further proceedings.

V.I -
Vijay Kumar Goyal
Member
27.07.2023