



HARERA
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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 लाईंस, गुरुग्राम, हरियाणा

PROCEEDINGS OF THE DAY		10
Day and Date	Thursday and 02.03.2023	
Complaint No.	CR/6618/2022 Case titled as Sangita Rustagi Vs ATS Real worth Private Limited	
Complainant	Sangita Rustagi	
Represented through	Complainant in person	
Respondent	ATS Real worth Private Limited	
Respondent Represented	Shri Anmol Kumar Advocate	
Last date of hearing	First hearing	
Proceeding Recorded by	Naresh Kumari and HR Mehta	
Proceedings The present complaint was filed on 13.10.2022 and registered as complaint no. 6618 of 2022. As per the registry, complainant has sent a copy of complaint along with annexures through speed post and email. The registry of the authority sent a notice with a copy of the complaint along with annexures through speed post and the delivery of same cannot be confirmed as it is shown as "Item dispatched" on 13.12.2022. Registry has also sent the notice along with a copy of the complaint through email at following email addresses: sangitarustagi67@gmail.com & compliances@atsgreens.com The same is shown to have been delivered on 09.12.2022, on the above email addresses as per the report available in the file. The complainant present in person states that inspite of repeated follow up and also having paid an amount of Rs.17,85,000/- out of a sale consideration of Rs.90 Lakhs, the BBA is not yet signed by the respondent-promoter. The payment was made way back in the year 2019. As per section 13 (a) no deposit or advance to be taken more than 10% from the allottee without first entering into an agreement for sale. But, the respondent-promoter is not adhering to the same and an opportunity is being given to the respondent to show cause why penal proceedings should not be initiated against the respondent. The complainant further alleges that there is no development works at site and		

An Authority constituted under section 20 the Real Estate (Regulation and Development) Act, 2016

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



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CR 66181/2022

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hence, Planning/Engineering Executive are directed to visit the site and give the detailed report alongwith status of filing of QPR and if there is any default, the penal proceedings be initiated. The counsel for the respondent is also directed that the complainant should not be barred to visit site to see the status of the construction.

Written reply has not been filed by the respondent. The counsel for the respondent requests for a short adjournment for filing of reply. One last opportunity is being given to the respondent for filing of reply alongwith cost of Rs.5,000/- to be paid to the complainant and status of the development works at site and reasons for non execution of BBA and accepting payment beyond 10% be also clarified in the reply.

Matter to come up on 04.05.2023 for further proceedings.

V.1 - [Signature]

Vijay Kumar Goyal
Member
02.03.2023