



Complaint nos. 1505, 1506, 1507,
1508, 1509, 1510,
1511, 2419/19

HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

1. COMPLAINT NO. 1505 OF 2019

Anil Kumar

...Complainant

Versus

Alpha Corp. Development Pvt. Ltd.

...Respondent

2. COMPLAINT NO. 1506 OF 2019

Anil Kumar

...Complainant

Versus

Alpha Corp. Development Pvt. Ltd.

...Respondent

3. COMPLAINT NO. 1507 OF 2019

Sunila Bajaj

...Complainant

Versus

Alpha Corp. Development Pvt. Ltd.

...Respondent

4. COMPLAINT NO. 1508 OF 2019

Sunila Bajaj

...Complainant

Versus

Alpha Corp. Development Pvt. Ltd.

...Respondent

5. COMPLAINT NO. 1509 OF 2019

Sunila Bajaj

...Complainant

Versus

Alpha Corp. Development Pvt. Ltd.

...Respondent

Complaint nos. 1505, 1506, 1507,
1508, 1509, 1510,
1511, 2419/19

6. COMPLAINT NO. 1510 OF 2019

Baldev Kumar

...Complainant

Versus

Alpha Corp. Development Pvt. Ltd.

...Respondent

7. COMPLAINT NO. 1511 OF 2019

Baldev Kumar

...Complainant

Versus

Alpha Corp. Development Pvt. Ltd.

...Respondent

8. COMPLAINT NO. 2419 OF 2019

Neelam Rani

...Complainant

Versus

Alpha Corp. Development Pvt. Ltd.

...Respondent

CORAM:

**Rajan Gupta
Anil Kumar Panwar
Dilbag Singh Sihag**

**Chairman
Member
Member**

Date of Hearing: 21.08.2020

Hearing: 6th (1505, 1506, 1507, 1508, 1509, 1510, 1511/19)
4th (2419/19)

Present: - Sh. Munish Kapila, Counsel for complainants
None for respondent



ORDER (RAJAN GUPTA-CHAIRMAN)

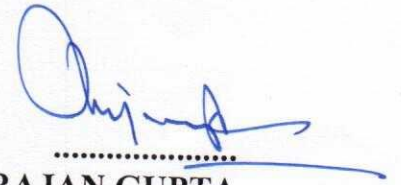
1. Complainants in the above captioned complaints are seeking possession of their plots allotted to them by respondent-builder in their project named "Alpha international City", Sector 4, Fatehabad. The matter was heard at length by the Authority on 06.11.19. On the said date, the Authority was apprised that the project land is disputed by the reason of which offer of possession made by respondent in the year 2013 was refused by complainants as also same was made without obtaining Occupation certificate. Respondent-builder, on the other hand, submitted that the plots allotted to complainants were not over that part of land in respect of which litigation is pending.
2. The Authority, vide its order dated 06.11.19, had directed the respondent to place on record the documents to prove that plots allotted to the complainants are situated on the land free from litigation. Respondent was also directed to supply statement of account to complainants depicting the payable and receivable amounts so that the process of offer of physical possession may be expedited. However, respondent has not abided by the directions of the Authority till date.
3. Now the Authority grants last opportunity to respondent to comply with the above-mentioned directions. Considering the Covid-19 situation, the Authority grants liberty to parties to present their case by appearing in



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person/through counsel or by submitting written arguments before the Authority
one week prior to the next date of hearing.

4. Cases are adjourned to 29.09.2020 and in case parties fail to appear
or file written arguments, the matter will be decided by the Authority on the basis
of pleadings of the parties.



RAJAN GUPTA
[CHAIRMAN]



ANIL KUMAR PANWAR
[MEMBER]



DILBAG SINGH SIHAG
[MEMBER]