



# HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

## COMPLAINT NO. 26 OF 2022

NEETU MEHTA

(Complainant)

Vs

1. H L Promoters Private Limited & ors.

2. Tata Value Homes

3. HLT Residency Pvt Ltd

4. SAS Realtech LLP

(Respondents)

**CORAM: Dr. Geeta Rathee Singh**  
**Nadim Akhtar**

**Member**  
**Member**

**Date of Hearing: 15.03.2023**

**Hearing: 5<sup>th</sup>**

**Present through video call: -** Sh. Kaustubh Bhardwaj, Learned counsel  
for the complainant

Ms. Navneet, learned counsel for the  
respondent no.1&2

None for the respondent no. 3 and 4

**ORDER (NADIM AKHTAR- MEMBER)**

1. Learned counsel for the complainant sought some time to file rejoinder.
2. On the other hand, learned counsel for respondent argued that captioned complaint is not maintainable for two fold reasons. Firstly, Sale deed for the flat in question has already been executed on 18.06.2021 between parties after receiving Occupation Certificate. Now, relationship of allottee and builder comes to an end as builder had already discharged all its liabilities towards complainant. Secondly; relief sought by complainant for compensation does not fall under jurisdiction of Authority as same should be adjudicated by Hon'ble Adjudicating Officer. Therefore, captioned complaint deserves to be dismissed.
3. Case is adjourned to **31.05.2023** granting one last opportunity to complainant to argue the case on its maintainability.

  
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**DR. GEETA RATHEE SINGH**  
**[MEMBER]**

  
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**NADIM AKHTAR**  
**[MEMBER]**