



HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 759 OF 2022

Rashmi Jain

....COMPLAINANT

VERSUS

TDI Infrastructure Ltd.

....RESPONDENT

CORAM:

Nadim Akhtar

Member

Chander Shekhar

Member

Date of Hearing: 04.08.2025

Hearing: 13TH

Present: - Mr. Vikas Deep, Counsel for the complainant through VC.
Mr. Shubhnit Hans, Counsel for respondent.

ORDER (NADIM AKHTAR- MEMBER)

1. On the last date of hearing, i.e. 07.04.2025 following order was passed:-

"Greivance of the complainant in present case is two folds; first, refund of excess charges mentioned at age 6 and 7 of complaint pleadings inclusive of demand for increase in area and second, delay interest till execution of conveyance deed. Perusal of record reveals that complainant took the keys of the unit on 12.10.2013. But the same was under threat of cancellation and

coercion. In these circumstances, the complainant is directed to argue on issue of excess charges detailing out each of the charge with documentary evidence. Further, complainant is directed to argue on the point that when the keys/possession has been taken over in year 2013, i.e., before coming into force of RERA Act, 2016, then, how can the complainant claim statutory delay interest by filing of complains in year 2022?

Ld. counsel for complainant sought time to address arguments on the aforesaid issues. His request is accepted.

Respondent is also directed to submit the status of occupation certificate before the next date of hearing.

Parties are granted last opportunity to file supporting documents, if any within next 4 weeks with copies exchanged with each other. No further opportunity will be granted to parties.

Case is adjourned to 04.08.2025 for final arguments."

2. Today, Ld. counsel for respondent stated that copy of occupation certificates dated 01.06.2010, 21.04.2010 and 25.05.2012 are already on record as Annexure R-2. He will point out the relevant occupation certificate in which the unit of the applicant falls, at the time of final arguments.
3. On the other hand, Ld. counsel for complainant sought time to argue the case as he is stuck in/before Hon'ble High Court. His request is accepted.
4. Case is adjourned to 29.09.2025 for final arguments.


CHANDER SHEKHAR
[MEMBER]


NADIM AKHTAR
[MEMBER]