



HARYANA REAL ESTATE REGULATORY AUTHORITY PANCHKULA

Website: www.haryanarera.gov.in

COMPLAINT NO. 817 OF 2022

Ramesh Kumar

.....COMPLAINANT

Versus

1. Vatika Ltd.
2. Anjali Jain
3. Gulshan Kumar Kalra
4. Sudhir Kumar Kalra
5. Luxmi Batra

.....RESPONDENTS

CORAM:	Parneet S Sachdev	Chairman
	Nadim Akhtar	Member
	Dr. Geeta Rathee Singh	Member
	Chander Shekhar	Member

Date of Hearing: 30.10.2025

Hearing: 11th

Present: None for the complainant.

Ms. Vertika H. Singh, Counsel for the respondent, through
VC.

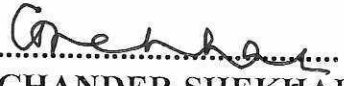
ORDER (PARNEET S SACHDEV-CHAIRMAN)

1. None appeared on behalf of the complainant. Ld. counsel for respondent appeared and informed that there is an adjournment request on behalf of ld. counsel for the complainant.

2. Request allowed. However, it is pertinent to note that the ld. counsel for the complainant vide order dated 09.07.2024, was directed to ensure compliance with Regulation 8(dd) of the Haryana Real Estate Regulatory Authority (Adjudication of Complaints) Regulations, 2018.
3. In compliance therewith, the complainant submitted an application on 22.10.2024. Upon perusal of the said application, it is observed that the requisite receipts supporting the same have not been enclosed.
4. Accordingly, complainant is given an opportunity to file the said receipts. In case, receipts are not available, complainant has to file an affidavit wherein, a chart in tabular form be prepared, mentioning therein the exact amounts of money paid with dates on which said amounts were paid by the complainant to the respondent. Said affidavit should be duly supported by bank statement of the account of the complainant from which payments were made, highlighting the entries of amount paid.
5. Additionally, vide last order dated 29.07.2025, the office was directed to issue notices to respondent no. 2 to 5. Said notices were issued on 26.09.2025 and were successfully delivered to respondent no. 2 and 5 on 29.09.2025 but was returned back from respondent no. 3 and 4. Despite successful delivery of notice, none of the additionally impleaded respondents have put an appearance today.

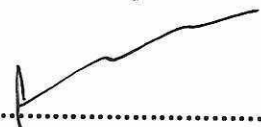


6. In light of the foregoing, the complainant is hereby granted a final opportunity to file written submissions before this Authority, accompanied by all relevant documentary evidence including receipts/ bank statement substantiating his claim by **15.12.2025**. Further, respondent no. 2 to 4 are also given an opportunity to file written submissions, if any by **15.12.2025** with an advance copy supplied to the complainants. Any information filed after 15.12.2025 will not be considered. No further opportunity shall be granted in this regard, and the matter shall thereafter be adjudicated on merits based on the material available on record. Adjourned to **15.01.2026** for final arguments.


.....
CHANDER SHEKHAR
[MEMBER]


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


.....
NADIM AKHTAR
[MEMBER]


.....
PARNEET S SACHDEV
[CHAIRMAN]