

West Bengal Real Estate Regulatory Authority
Calcutta Greens Commercial Complex (1st Floor)
1050/2, Survey Park, Kolkata- 700 075.

Complaint No. WBRERA/COM(PHYSICAL)000041

Partha Sengupta Complainant

Vs.

Narayan Ghosh..... Respondent

Sl. Number and date of order	Order and signature of Officer	Note of action taken on order
01 04.09.2023	<p>Complainant is present in the online hearing filing hazira through email.</p> <p>Respondent is absent in the online hearing despite due service of hearing notice through speed post and also by email.</p> <p>Let the track record of due service of hearing notice to the Respondent be kept on record.</p> <p>Heard the Complainant in detail.</p> <p>The Complainant stated that he has booked a flat in a project named 'Jaya Apartment' situated at 228/1/1/A, Uttarpara Road, P.O & P.S. Rahara, Kolkatta – 700 118, under Municipality of Khardah, Ward No. 3, Dist - North 24-Parganas (W.B.) in the year 2018 from Narayan Ghosh (Respondent Promoter). Total amount of Rs.17,20,000/- has been paid by the Complainant in this regard. He stated that the Completion Certificate (C.C) has not been issued by the Khardah Municipality till date and Registration of this flat has yet to be done in favour of the Complainant.</p> <p>The Complainant prays before the Authority for the relief of refund of the principal amount including Registration Fees of Rs.17,20,000/- (Rupees seventeen lakhs twenty thousand only) alongwith interest as per law.</p> <p>The Complainant also stated at the time of hearing that one F.I.R has been lodged against the Respondent in Rahara Police Station under Barrackpore Police</p>	

Commissionerate.

The Complainant also mentioned the above noted fact in his Complaint Petition.

After hearing both the parties, the Authority is pleased to admit this matter for further hearing and order and give the following directions:-

The Complainant is directed to submit his total submission regarding his Complaint Petition on a Notarized Affidavit annexing therewith notary attested supporting documents and a signed copy of the Complaint Petition and send the original Affidavit to the Authority serving a copy of the same to the Respondent, both in hard and soft copies, within 10 (Ten) days from the date of receipt of this order through email.

The Respondent is hereby directed to submit his Written Response on notarized affidavit regarding the Complaint Petition and Affidavit of the Complainant, annexing therewith notary attested supporting documents, if any, and send the original to the Authority serving a copy of the same to the Complainant, both in hard and soft copies, within 10 (Ten) days from the date of receipt of the Affidavit of the Complainant either by post or by email whichever is earlier.

Fix **05.10.2023** for further hearing and order.



(SANDIPAN MUKHERJEE)
Chairperson

West Bengal Real Estate Regulatory Authority



(BHOLANATH DAS)
Member

West Bengal Real Estate Regulatory Authority