

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

Complaint No. WBRERA/COM000216

Sekhar Ray..... Complainant

Vs

Eden Real Estates Pvt. Ltd.....Respondent


Sl. Number and date of order	Order and signature of Authority	Note of action taken on order
02 03.05.2024	<p>Advocate Shri. Abhik Nandi (Mobile – 9903168024 & email id – adv.abhiknandi@gmail.com) is present in the online hearing on behalf of the Complainant filing hazira through email. He is directed to submit his vakalatnama through email to the Authority immediately after today's hearing.</p> <p>Advocate Smt. Sanjukta Ray (Mob. 9830248307 & email Id- sanjukray@gmail.com) & Smt. Suranjana Dey, Legal Manager of the Respondent Company are present in the online hearing on behalf of the Respondent.</p> <p>The Complainant submitted notarized affidavit dated 06.02.2024, containing his full submission regarding this Complaint Petition, as per last order of the Authority dated 24.01.2024, which has been received by this Authority.</p> <p>Let the said affidavit of the Complainant be taken on record.</p> <p>The Respondent did not submit any Affidavit till date before the Authority in non-compliance with the last order of the Authority dated 24.01.2024.</p> <p>Heard both the parties in detail.</p> <p>The Advocate of the Respondent prayed for a short time to submit the Affidavit containing their Written Response.</p> <p>The Advocate of the Complainant stated that in the Civil Court some cases are pending regarding the non-cooperation of the allottees in the formation of Association of Allottees and the cases have been filed by the Respondent Company.</p> <p>The Advocate of the Respondent stated that the cases have been filed in the year September'2023 whereas RERA case has been filed by the</p>	

Complainant in the year of 2024.

After hearing both the parties and going through the affidavit of the Complainant, the Authority is hereby pleased to give the following directions:-


- a) The Respondent shall submit a Notarized Affidavit containing their Written Response to the Complaint Petition and Affidavit of the Complainant, annexing therewith authenticated copy of supporting documents, if any, and send the Affidavit (in original) to the Authority serving a copy of the same to the Complainant, both in hard and scan copies, within **15 (fifteen)** days from the date of receipt of this order of the Authority by email; and
- b) The Respondent is further directed to submit in detail the present status with last order(s) of the cases, if any, filed by them in the Civil Court and other Courts. They may submit it in their Affidavit containing Written Response or they may submit a **Supplementary Affidavit**, if required in this regard, serving a copy of the same to the Complainant, both in hard and scan copies, within **15 (fifteen)** days from the date of receipt of this order of the Authority through email; and
- c) The Complainant is directed to submit a consolidated Rejoinder/Reply on Notarized Affidavit against the Affidavit and Supplementary Affidavit, if any, of the Respondent, and send the Affidavit (in original) to the Authority serving a copy of the same to the Respondent, both in hard and scan copies, within **15 (fifteen)** days from the date of receipt of both of the Affidavit and Supplementary Affidavit, if any, of the Respondent through speed post or email, whichever is earlier.

Fix **25.07.2024** for further online hearing and order.


(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority


(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority