

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

Complaint No. WBRERA/COM000281

Babulal Ghosh..... Complainant

Vs

Subrata Bakshi..... Respondent

Sl. Number and date of order	Order and signature of the Authority	Note of action taken on order
01 23.04.2024	<p>Complainant (Mob. No. 9734588524 & email Id: babulal.green86@gmail.com) is present in the physical hearing and signed the Attendance Sheet.</p> <p>Respondent is absent in the physical hearing despite due service of hearing notice to the Respondent through speed post and also by mail.</p> <p>Let the track record of the due service of hearing notice to the Respondent be kept on record.</p> <p>Respondent Mr. Subrata Bakshi (Mobile no. – 8777262831 & email id - 1965subrata@gmail.com) sent an email communication dated 21.04.2024 stating reasons for non-appearance in today's hearing.</p> <p>Let the said email communication of the Respondent dated 21.04.2024 be taken on record.</p> <p>In the said email communication the Respondent stated that he will not be able to attend today's hearing as because he is pre-occupied with some urgent work. He also stated that the Complainant has taken possession in the year 2021 and complaining in the year 2024. Therefore, there is no ground of this Complaint Petition. He requested for Adjournment of today's hearing and provide for a short hearing date.</p> <p>Heard the Complainant in detail.</p> <p>As per the Complainant, –</p> <ol style="list-style-type: none">1. Municipality does not agree to do mutation due to non assessment of flat by promoter.	

2. Respondent-Promoter has built a room in common place illegally.

The Complainant prays before the Authority for the following relief(s):-

1. He wants to do mutation immediately.
2. He wants destruction of the illegal room in common place.

After hearing the Complainant, the Authority is pleased to admit this matter for further hearing and order as per the provisions contained in Section 31 of the Real Estate (Regulation and Development) Act, 2016 read with Rule 36 of the West Bengal Real Estate (Regulation and Development) Rules, 2021 and give the following directions:-

The Complainant is directed to submit his total submission regarding their Complaint Petition on a Notarized Affidavit annexing therewith notary attested /self-attested supporting documents and a signed copy of the Complaint Petition and send the Affidavit (in original) to the Authority serving a copy of the same to the Respondent, both in hard and soft copies, within **15 (fifteen)** days from the date of receipt of this order of the Authority by 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/self-attested 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 soft copies, within **15 (fifteen)** days from the date of receipt of the Affidavit of the Complainant either by post or by email whichever is earlier.

Fix **15.07.2024** for further hearing and order. On the next date the hearing shall be done physically in the office of WBRERA.


(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority


(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority