

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

Complaint No. WBRERA/COM000235

Arani Gupta & Moutusi Nath..... Complainants

Vs

Astdurga Construction Pvt. Ltd..... Respondent

Sl. Number and date of order	Order and signature of Authority	Note of action taken on order
02 15.04.2024	<p>Complainants are present in the online hearing filing hazira through email.</p> <p>Chartered Accountant Mr. Amit Kumar Kedia is present in the online hearing on behalf of the Respondent, being its Authorized Representative, filing hazira and Authorization through email.</p> <p>The Complainant submitted notarized affidavit dated 07.03.2024, containing their full submission regarding this Complaint Petition, as per the last order of this Authority dated 22.02.2024, which has been received by this Authority on 11.03.2024.</p> <p>Let the said Affidavit of the Complainant be taken on record.</p> <p>The Respondent submitted their Written Response on Notarized Affidavit dated 01.04.2024, as per the last order of the Authority dated 22.02.2024, which has been received by this Authority on 01.04.2024.</p> <p>Let the said Written Response on notarized affidavit of the Respondent be taken on record.</p> <p>Heard both the parties in detail.</p> <p>The Complainants stated at the time of hearing that till date they have not received the Completion Certificate (C.C). They have received possession in the year 2019 but without C.C. they are not able to sell out the flat to any person.</p> <p>The Authorized Representative of the Respondent Company stated that they have applied for the C.C. on 02.07.2020 but till date they have not received the C.C. and therefore the delay in providing the C.C. is not due to any fault on</p>	

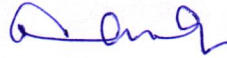
the part of the Respondent, it is due to the delay on the part of the Bidhannagar Municipal Corporation. He also stated that the granting of compensation is not within the jurisdiction and purview of the WBRERA Authority, it is within the purview of Adjudicating Officer to be appointed by the WBRERA.

After hearing both the parties and taking into consideration the documents submitted by both of them, the Authority is hereby pleased to give the following directions:-

- a) The Chairman Bidhannagar Municipal Corporation (BMC) is hereby directed to send a **Status Report** regarding the processing of the Application for obtaining Completion Certificate as applied by the **Astdurga Construction Pvt. Ltd.**, on 02.07.2020 for the project namely '**Meena Graciya**', and send the Status Report to the Authority within a period of 60 days from the date of receipt of this order of the Authority through email; and
- b) The Respondent shall also make necessary pursuance with the Bidhannagar Municipal Corporation (BMC) to get the C.C. from the BMC and send a Status Report to this end, serving a copy of the same to the Complainant, within 60 days from the date of receipt of this order of the Authority through email; and
- c) Granting of compensation is within the purview of Adjudicating Officer to be appointed by the WBRERA. The Complainant is at liberty to make an application praying for compensation before the Adjudicating Officer whenever he will be appointed and the appointment shall be notified in the website of WBRERA.

The Authority shall review the matter after three (03) months.

Fix **05.08.2024** for further hearing and order.



(SANDIPAN MUKHERJEE)

Chairperson

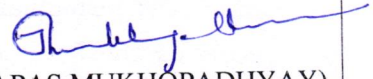
West Bengal Real Estate Regulatory Authority



(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority



(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority