

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

Complaint No. WBRERA/COM000266

Harikrishna Pramanik..... Complainant

Vs

Dharitri Infraventure Pvt. Ltd..... Respondent

Sl. Number and date of order	Order and signature of Authority	Note of action taken on order
01 22.03.2024	<p>The Complainant is absent in the physical hearing despite due service of hearing notice to the Complainant through speed post and also by email.</p> <p>Let the track record of due service of hearing notice to the Complainant be kept on record.</p> <p>Advocate Smt. Sayantani Das (Mob. No. 8240745213 &amp; email Id:- legalquery@dharitri-infra.com) is present in the physical hearing on behalf of the Respondent filing vakalatnama and signed the attendance sheet.</p> <p>Heard the Respondent in detail.</p> <p>As per the Complainant he had booked a 2BHK flat in the project at <b>'Royal Enclave'</b> from the Respondent Company with a booking amount of Rs.9,00,000/-on 01.10.2018. After two years the said company was unable to hand over the flat to the Complainant as per Agreement for Sale. The said Promoter-Company has returned an amount of Rs.2,55,000/-only in many installments, but the remaining amount of Rs.6,45,000/- only was not refunded till date by the Respondent.</p> <p>In this Complaint Petition the Complainant prays before the Authority for the relief of refund of the balance Principal Amount of Rs.6,45,000/- alongwith Compensation as per law.</p> <p>After hearing both the parties, 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:-</p> <p>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 <b>15 (fifteen)</b> days from the</p>	

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 **28.06.2024** for further hearing and order.

  
(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority

  
(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority