

FORM 'J'  
See rule 36(1)

**COMPLAINT TO AUTHORITY**  
Complaint under section 31 of the Act

For use of Authority(s) office :

Date of filing : 8/20/2020

Date of receipt by post : \_\_\_\_\_

Complaint No. : COM000469

Signature : \_\_\_\_\_

Authorized Officer : \_\_\_\_\_

**IN THE HOUSING INDUSTRY REGULATORY AUTHORITIES OFFICE**

Calcutta Greens Commercial Complex (1st Floor), 1050/2, Survey Park, Kolkata-700075

Between

Apurba Kumar Mandal Complainant(s)

And

Uday Modi Respondent(s)

**Details of claim :**

1. Particulars of the complainant(s) :

(i) Name of the complainant : Apurba Kumar Mandal

(ii) Address of the existing office / residence of the complainant : Flat No 1101 Tower 4 Hiland Willows  
Street No 622, North 24-Parganas, Bidhannagar Municipal Corporation, New Town, 700157

(iii) Address of the service of all notice :

2. Particulars of the respondents:

(i) Name(s) of the respondent : Uday Modi

(ii) Office address of the respondent : 1/1B Upper Wood Street Kolkata 700017

(iii) Address for service of all notices : Vedic Realty

1/1B Upper Wood Street

Kolkata 700017

3. Jurisdiction of the Authority :

4. The complainant declares that the subject matter of the claim falls within the jurisdiction of the Authority. Facts of the case:

Dear Sir,

I booked flat from Vedic Realty (Vedic Realty Pvt. Ltd. 1/1B Upper Woods Street Kolkata 700017) through Marketing Partner Indiabulls Ventures Pvt. Ltd. 26, Lee Road 2nd floor , Kolkata 700020

1. I booked one flat in GreenTech City (Smart Homes at Mouza – Bajetaraf, P.S. Rajarhat, North 24 Parganas, Kolkata - 700135) 1BHK (Unit No 5F, Block No. 3) on 8th July 2013.

2. Again, on 22nd November I boked another flat in Vedic Village (Ivy Greens at Sikharpur, P.O.- Bagu, P.S. Rajarhat, North 24 Parganas, Kolkata 700135) 2BHK (Unit No C4, Block No IG-05).

3. There was no progress in the work on either of the units and When I stared following up with them regularly, they suggest "you better move to Terrace Height progress will be faster".

4. As guided by builder I shift my booking from Smart Homes/ Ivey Greens to GreenTech City (Terrace Height 3BHK (Unit No 4-B5, Block No 4) on dated 5th February 2015.

So, from July 2013 till date I am running behind Indiabulls and Vedic Realty. No one is ready to listen my problem I am staying in small rented house couldn't bring my family to stay with me. I visit Vedic office regularly for update but last time when I visited, they told me "Don't come here go to court we will reply there".

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Sir I given all my savings, bank loan in my name, paying rent and now they are asking me to go court. How shall I will be able to bear the cost, please help me I am feeling very helpless.

Regards,  
Apurba Kumar Mandal  
Mobile No 9830566559

(give a concise statement of facts and grounds for complaint)

5. Relief(s)

In view of the facts mentioned in paragraph 4 above, the complainant prays for the following relief(s) :

Refund of money

Interest of money deposited

Closer of loan with interest

All expenses occurred for follow-up for project/refund

Compensation for time wasted

Compensation for mental harassment

(Specify below the relief(s) claimed explaining the grounds of relief(s) and the legal provisions (if any) relied upon)

6. Interim order, if prayed for:

No

Pending final decision on the complaint the complainant seeks issue of the following interim order:

No

(Give here the nature of the interim order prayed for with reasons)

7. Complainant not pending with any other court, etc:

No

The complainant further declares that the matter regarding which this complaint has been made is not pending before any court of law or any other authority or any other tribunal(s).

8. Particulars of bank draft in respect of the fee in terms of sub-rule (1) of rule 36:

(i) Amount : 1000

(ii) Name of the bank on which drawn : BillDesk Online Payment

9. List of enclosures :

(Specify the details of enclosures with the complaint)

Booking Documents

Money Receipts

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**Verification**

I Apurba Kumar Mandal son / daughter of Ananda Mohan Mandal the applicant do hereby verify that the contents of paragraphs (1 to 7) are true to my personal knowledge and belief and that I have not suppressed any material fact(s).

Place: New Town, Kolkata

Date: 24.08.2020



**Signature of the applicant(s)**