

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 : 8/19/2021

Date of receipt by post : _____

Complaint No. : COM000770

Signature : _____

Authorized Officer : _____

IN THE HOUSING INDUSTRY REGULATORY AUTHORITIES OFFICE

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

Between

Vishal Gupta Complainant(s)

And

Patodia Realestate & Builders Pvt Ltd Respondent(s)

Details of claim :

1. Particulars of the complainant(s) :

(i) Name of the complainant : Vishal Gupta

(ii) Address of the existing office / residence of the complainant :

(iii) Address of the service of all notice : C/o Samskar Financial Services Pvt Ltd,

12A, N.S. Road 5th Floor, Room no.7

Kolkata, West Bengal

2. Particulars of the respondents:

(i) Name(s) of the respondent : Patodia Realestate & Builders Pvt Ltd

(ii) Office address of the respondent : 32, EZRA STREET NORTH SIDE

(iii) Address for service of all notices : Ashoka House, 3A, Hare Street, 5th Floor, Kolkata – 700001

3. Jurisdiction of the Authority : Kolkata

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

In August 2014, Manju Patodia (Director of Patodia Realestate & Builders Pvt Ltd) approached Samskar Financial Services Pvt Ltd, an NBFC registered with RBI, for a loan of Rs 1,00,00,000. In November 2014, Manju Patodia said that Patodia Realestate & Builders Pvt Ltd would not be able to repay the sum of Rs 1,00,00,000 to Samskar Financial Services Pvt Ltd and offered booking of a flat at Ramsnehi Unimark Towers in return. However, neither the flat was allocated nor the sum as referred above has been returned by Patodia Realestate & Builders Pvt Ltd.

Please see attached Bank statement for details of money transferred to Patodia Realestate & Builders Pvt Ltd.

(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) :

The Complainant prays for refund of the sum paid to Patodia Realestate & Builders Pvt Ltd of Rs 1,00,00,000 along with interest as per applicable interest rate.

(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:

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None

Pending final decision on the complaint the complainant seeks issue of the following interim order:
None

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

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

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)

Bank Statement

Verification

I **Vishal Gupta** son / daughter of **Jai Narayan Gupta** 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 : Kolkata

Date : August 19, 2021

Samskar Financial Services Pvt. Ltd

(Authorised representative)

Signature of the applicant(s)