

**ORDER SHEET**

**WEST BENGAL HOUSING INDUSTRY REGULATORY AUTHORITY**

**Complaint No. COM-000319**

**Zeyauddin Ahmed.....Complainant**

**AND**

**Syed Irfan Sher.....Respondent**

Sl. Number and date of  order	Order and signature of Officer	Note of action  Taken on order
1 ----- 14-08-2020	<p>Complainant is present in the online hearing and filed hazira through email today.</p> <p>Respondent is absent in the online hearing and he informed via letter that he is not conversant with online hearing and requested for giving a scope to appear in physical hearing before the Authority.</p> <p>Considered the prayer of the Respondent regarding physical hearing and allowed as he informs his inability to appear in online hearing.</p> <p>Heard the Complainant in length.</p> <p>The case of the complainant is that he booked a flat in a project named Anandam Housing Private Limited of the Respondent. An Agreement For Sell was executed between the parties in this regard. As per the Complainant there</p>	

is a delay in the delivery of possession of the flat. The Complainant prays for Compensation/penalty as per the Agreement for Sell for this delay. He also has the grievance that in violation of the Agreement for Sell, local made lifts have been installed in place of branded lifts in the project by the Respondent. He claims penalty for this violation also.

After hearing the Complainant, this Authority is satisfied to proceed for further hearing in terms of Rule 36(2)(e) of WBHIRA Rules, 2018 and accordingly Complainant is directed to submit on Notarized Affidavit the submissions made by him today at the time of hearing attaching therewith a copy of the signed Complaint petition and self attested photo copies of supporting documents which are available with him e.g Advertisement of the project, brochure of the project, allotment letter, General Terms and Conditions, Agreement for Sell, money receipts, correspondences between the parties and/or any other related documents which he has in his possession, to the Authority by speed post and also via email with copy of the same to the Respondent in the same way, within one week from the date of receipt of this order via email.

The Respondent is directed to submit Written Response to the Complaint Petition on Notarized Affidavit by speed post and also by email to this Authority and send a copy of the same to the Complainant in the same way, within three weeks from the date of receipt of this order via email.

Fix 08.10.2020 for further hearing and order in this matter.

The next hearing shall be done physically in this matter.

Sd/-  
(HAR GOBIND SINGH)  
Member

West Bengal Housing Industry Regulatory Authority

Sd/-  
(SANDIPAN MUKHERJEE)  
Chairman

West Bengal Housing Industry Regulatory Authority

*Certified to be true copy.*

*Soma De*

SOMA DE, WBSL  
Special Law Officer  
Housing Industry Regulatory Authority  
West Bengal