


Office of the Housing Industry Regulatory Authority, West Bengal  
Calcutta Greens Commercial Complex(1<sup>st</sup> Floor),  
1050/2, Survey Park, Kolkata-700 075.

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**In the matter of Real Estate Project, for NPR No.772 dated 17/05/2019**

Promoter : Aster Shree Gardens.

Sl. Number and date of order	Order and signature of Officer	Note of action Taken on order
<p>2 ----- 05-08-2019</p> <p>Dictated &amp; corrected by me</p> 	<p>Applicant/Promoter filed hazira. The promoter submitted a statement on account of project on fund utilization and withdrawal duly certified by the Chartered Accountant which is kept in record.</p> <p>The promoter also submitted details of flats sold of the project with the amount received from 84 allottees out of 164 and all the allottees have been given notice for possession of the flat with making final payment and among them 37 allottees have been given physical possession of the flat. Promoter also submitted completion certificate of the project from the concerned municipality issued dated 22/03/2019 which is kept in record.</p> <p>The Authority examines the record and directed the promoter to upload all the above documents in the Housing Industry Regulatory Authority Web Services. The promoter is also directed to upload a declaration that delay in possession of the flat to the allottee shall be given compensation as per the provision of agreement or as per provision of the West Bengal Housing Industry Regulation Act, 2017.</p> <p>The date of commencement of the project is 02/05/2014 and the Authority imposes penalty of Rs.1,13,200/- equivalent to 100% of the application fee as late registration and a penalty of Rs.56,600/- equivalent to 50% of application fee as per section 59 of the West Bengal Housing Industry Regulation Act, 2017 for violation of section 3 of West Bengal Housing Industry Regulation Act, 2017.</p> <p>This also ordered that the amount of penalty so imposed in this order shall not be passed on or added for the determination of sale price of the allottee in any manner.</p>	

Further promoter shall pay admissible interest/compensation to the allottee for delay in possession as per provisions of agreement with the buyers or under the provisions of West Bengal Housing Industry Regulation Act, 2017.

Dictated  
& corrected  
by me



The Promoter agreed to deposit the penalty within a week from today in the Bank A/c of West Bengal Housing Industry Regulatory Authority of (A/c No.:37809721103, IFS Code :SBIN0014524, Branch :Specialised Institutional Banking Branch, Kolkata., Bank :State Bank of India.) as per section 3 of West Bengal Housing Industry Regulation Act,2017 and on deposit of such penalty, the Project registration is allowed.



Designated Authority  
Housing Industry Regulatory Authority  
West Bengal