

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

Complaint No. WBRERA/COM 001548

Pabitra Kumar Gayen Complainant

Vs

Siddha Town Baruipur Respondent

Sl. Number and date of order	Order and signature of the Authority	Note of action taken on order
02 21.04.2026	<p>Complainant along with Advocate Sanjit Singh (mob:- 8910839329) and Advocate Mitali Mukherjee (mob:- 8100199092) is present in today's hearing physically by filing hazira and vakalatnama and signing the attendance sheet.</p> <p>Chartered Accountant, Mr. Gopal Krishna Lodha (mobile:- 9903275333 and email id:- rrlservices2018@gmail.com) along with Advocate Arkoprovo Dutta (mobile no:- 9903275333 and email id:- archo.rlservices2018@gmail.com) is present in the hearing on behalf of the Respondent physically by signing the attendance sheet.</p> <p>Complainant submitted Affidavit as per the order of the Authority dated 17.12.2025, which has been received by this Authority on 09.01.2026.</p> <p>Respondent also submitted Affidavit as per the order of the Authority dated 17.12.2025, which has been received by this Authority on 10.02.2026.</p> <p>But on going through those affidavits, it is observed that both the parties have not submitted a number of relevant documents in support of their submissions placed on those affidavits.</p> <p>Heard both the parties in detail.</p> <p>The Complainant though pointed out regarding the allegation raised by him but neither he could present the provision in the Agreement for Sale in support of his complaint nor he could furnish some specific information for proper adjudgement of his complaint petition.</p> <p>On the contrary the Respondent raised question regarding maintainability of the complaint petition as per provision of Section 31 of the RERA Act, 2016 but could not justify his stand on the said issue. While asking on the merit of his objection against the complaint matters the Respondent could not submit any specific documents apart from copy of occupancy certificate and fire recommendation letter from the Fire Department. On going through the complaint matters the Authority admits this complaint petition for further hearing.</p>	

Now, the Authority is hereby pleased to give the following directions: -

The Complainant shall submit a supplementary Affidavit in support of his complaint petition with specific documents self attested or notary attested 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 **21 (twenty-one)** days from the date of receipt of this order of the Authority by email.

The Respondent is hereby directed to submit their affidavit in response to the supplementary affidavit of the Complainant along with supporting documents 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 **21 (twenty-one)** days from the date of receipt of the Affidavit of the Complainant either by post or by email whichever is earlier.

Fix **after 7(seven) weeks** for further hearing and order.



(JAYANTA KR. BASU)

Chairperson

West Bengal Real Estate Regulatory Authority



(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority