

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

Complaint No.WBRERA/COM 001011

Tarun Dhar. Complainant

Vs.

Debjit Saha..... Respondent

Sl. Number and date of order	Order and signature of the Authority	Note of action taken on order
02 <u>07.03.2025</u>	Complainant alongwith her Advocate Monami Basu is present in the hearing physically and signed the Attendance Sheet. Respondent is absent despite due service of hearing notice through email. Let the track record of due service of hearing notice be kept on record. Heard the Complainant in details. As per the Complainant, the fact of the case is that,- The Promoter has illegally kept a flat for himself which he uses as his office and shop without informing or taking permission from the Complainant or other flat owners. He has inducted a family illegally into a flat situated at 2nd floor of the said building without informing or taking permission from the Complainant. They do not know identity or whereabouts of this people nor did the Promoter cares to inform them of their whereabouts and in the rooftop area Promoter made a room without informing or taking permission from the Complainant. Now the Respondent want to make a toilet in the rooftop area without any information or permission from the Complainant. The Complainant prays before the Authority for the following reliefs:- To pay outstanding dues (650000 excluding interest), to remove the office of the Respondent which he has made illegally in the property, to remove the trespassers which the Promoter has illegally inducted into the property, to complete the registration of the legally allocated portion in the property. After hearing the Complainant, the Authority is hereby pleased to admit this matter for further hearing and order as per the provisions contained in Section 31 of the Real Estate (Regulation and Development) Act, 2016 read with Rule 36 of the West Bengal Real Estate (Regulation and Development) Rules, 2021	

and give the following directions:-

The Complainant is hereby directed to submit his total submission regarding this Complaint Petition on a Notarized Affidavit, annexing therewith notary attested/self-attested copy of supporting documents and a signed copy of the Complaint Petition and send the Affidavit (in original) to the Authority serving a copy of the same to the Respondent, both in hard and scan 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 Written Response on notarized affidavit regarding the Complaint Petition and Affidavit of the Complainant, annexing therewith notary attested/self-attested copy of supporting documents, if any, 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 **08.09.2025** for further hearing and order.


(BHOLANATH DAS)
Member

West Bengal Real Estate Regulatory Authority


(TAPAS MUKHOPADHYAY)
Member

West Bengal Real Estate Regulatory Authority