

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

Complaint No.WBRERA/COM-000046

Sento Bhusan Kar

.....Complainant

Vs

Bengal Shapoorji Housing Development Pvt. Ltd.

.....Respondent

Sl. Number and date of order	Order and signature of Officer	Note of action taken on order
1 ----- 14.03.2023	<p>Complainant is present in the online hearing filing hazira through email.</p> <p>Advocate Rami Chatterjee as well as Shourya Sinha and Prodyut Dasgupta were present on behalf of the Respondent filing hazira and authorization.</p> <p>Heard both the parties in detail.</p> <p>The Complainant at the time of hearing stated that his name is Sento Bhusan Kar and in the Complainant Petition it is Aento Bhusan Kar which has been typed by him by mistake and he prayed before the Authority for necessary correction in this regard.</p> <p>Considered the prayer of the Complainant and let the necessary correction be made in the record and the name of the Complainant will be</p>	

henceforth **Sento Bhusan Kar** in the instant Complaint Petition.

The case of the Complainant is that he booked an apartment bearing No. M/73/1102 (Spriha) in the project 'Shukhobrishti Phase-6' of the Respondent at Action area -III, New Town, Kolkata and the apartment was allotted to him on 05.09.2016, vide Allotment Letter No. P6/123308/PAL and a four wheeler parking space was allotted vide Allotment Letter No. P6/123308/PKNG/PAL. The scheduled date of possession of the said apartment was within 36 months from the date of allotment i.e. within 05.09.2019 but till date the Respondent failed to handover the possession of the said apartment and project is still under construction. Till date the Complainant paid total Rs.26,57,400/- (Rupees twenty six lakhs fifty seven thousand four hundred) only for the purchase of the said apartment.

The Complainant prays for the relief of handover of the possession of the said apartment along with the said car parking space at the earliest and interest on the paid-up amount of Rs.26,57,400/- from the date of payment to the date of handover of possession of the apartment, as compensation, due to delay for possession.

The Advocate of the Respondent submitted that they are contemplating to get the Completion Certificate by the end of March'2023.

After hearing the Complainant, the Authority is satisfied to admit this matter for further hearing and order.

The Complainant is directed to submit his total submission regarding his Complaint Petition on a Notarized Affidavit annexing therewith notary attested supporting documents, if any, and a signed copy of the Complaint Petition and send the original Affidavit to the Authority serving a copy of the same to the Respondent, both in hard and soft copies, within 15 days from

the date of receipt of this order through email.

The Respondent is directed to submit his Written Response regarding the Complaint Petition on a Notarized Affidavit annexing therewith notary attested supporting documents, if any, and send the original to the Authority serving a copy of the same to the Complainant, both in hard and soft copies, within 15 days from the date of receipt of the Affidavit of the Complainant.

The Respondent is further directed to mention specifically in their Notarized Affidavit the estimated date of getting Completion Certificate by them and giving the handover of possession of the apartment to the Complainant.

Fix **25.04.2023** for further online hearing and order.

Sd/-

(SANDIPAN MUKHERJEE)

Chairperson

West Bengal Real Estate Regulatory Authority

Sd/-

(BHOLANATH DAS)

Member

West Bengal Real Estate regulatory Authority

Sd/-

(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority

It is certified to be true copy



Special Law Officer

West Bengal Real Estate Regulatory Authority