

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

Complaint No. WBRERA/COM (PHYSICAL) 000076

Subrata Das..... Complainant

Vs

Manohar Prasad Verma..... Respondent

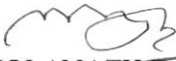
Sl. Number and date of order	Order and signature of Authority	Note of action taken on order
02 04.07.2025	Advocate Debasis Nandi is present in the hearing physically on behalf of the Complainant and signed the Attendance Sheet. Advocate Abhijit Sengupta appeared on behalf of the Respondent physically and signed the Attendance Sheet. The Complainant submitted Notarized Affidavit as per order of the Authority dated 05.03.2025 which has been received by this Authority on 08.04.2025. Let the said Affidavit be taken on record. Respondent also submitted Notarized Affidavit as per order of the Authority dated 05.03.2025 which has been received by this Authority on 04.07.2025. Let the said Affidavit be taken on record. As per Complainant, the father of the Complainant Samarendra Nath Das, now deceased, entered into an Agreement dated 08.07.2018 with the Respondent during his life time to construct two additional floors on his existing building of G+1 storied situated on 01 cottah 12 chittak 26 sq. ft being premises no.8/2/2, Kumar Para Lane, ward no. 22, within limits of Howrah Municipal Corporation. The Complainant also stated that he did not get any sanctioned	

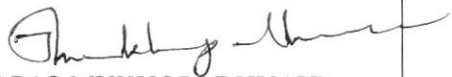
building plan from the Respondent though the construction has been completed.

The Respondent stated that the instant case is not maintainable under WBRERA as the basic requirement, i.e. construction on minimum 200 sq. meter of land or construction of more than 6 (six) number of flats has not been fulfilled in the instant case.

After hearing both the parties and going through the Affidavits of the both the parties in details, this Authority is of opinion that the basic requirements for adjudication of the Complaint Petition i.e. minimum 200 sq. meter of land or construction of more than 6 (six) number of flats has not been fulfilled in the instant case and therefore this Complaint Petition is hereby dismissed.

Let copy of this order be served to both the parties immediately.


(BHOLANATH DAS)
Member
West Bengal Real Estate Regulatory Authority


(TAPAS MUKHOPADHYAY)
Member
West Bengal Real Estate Regulatory Authority