

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

Complaint No. WBRERA/COM001270

Dipankar Ghosh Complainant.

Vs.

Greentech IT City Pvt. Ltd. Respondent.

Sl. Number and date of order	Order and signature of Authority	Note of action taken on order
04 11.12.2025	<p>Complainant, Dipankar Ghosh, is physically present along with the Learned Advocate, Ananya Biswas and the Learned Advocate, Chitra Bhanu Gupta was also present online at the time of absent in today's hearing. They have filed hazira and the Ld. Advocate, Chitra Bhanu Gupta is requested to file hazira online or physically should be kept in record.</p> <p>Respondent, Greentech IT City Pvt. Ltd. is also absent in today's hearing although due notice was served upon him.</p> <p>Today is the 4th hearing and in the last hearing the Respondent was also absent and vide Order No. 1, 2 and 3 dated 22/05/2025, 17/07/2025 and 13/10/2025 the Respondent was directed to file Affidavit in Response but till date it is yet to be received.</p> <p>The Learned Advocate for the Complainant, Mr. Chitra Bhanu Gupta stated that basic amenities and facilities, as per the Agreement for Sale dated 28.03.2025 mentioned in Page 32 of the Affidavit, have not been given. The land of the said project is still 'Shali' as no conversion of land has been done by the Respondent as per Annexure "B" page 85 of the said Affidavit. The Respondent has also not paid the land taxes and the same is due for a long period. The Deed of Conveyance was executed on 08/10/2021 and the Complainant is in possession of the said flat. The Learned Advocate prayed for an Order directing the Respondent to provide Completion Certificate, Occupancy Certificate, Latest Land ax Receipt paid till 2025, Sanctioned Building Plan, Conversion Certificate, Site Master Plan, Electric Connection through proper personal WBSEDCL Meter, Transformer, Other amenities as stated above and to complete the Mutation process expeditiously as possible and provide Mutation documents of the Mutation Certificates to the Complainant.</p> <p>Heard the Complainant in details.</p> <p>Now, the Authority is of the opinion that Complaint relates to the other Authorities, so far as, the West Bengal Real Estate Regulatory Authority is concerned we direct the Respondent to submit whether the project is registered or not and submit Registration/Extension Certificate issued by erstwhile WBHIRA/WBRERA and certified copy of the Completion Certificate for this</p>	

Project.

Thus, the Authority is hereby pleased to direct the Respondent to supply the Complainant the copies of relevant legal documents concerned with the instant flat of the complainant.

The matter is hereby disposed of.

Let the copy of this Order be served to both the parties by speed post and also by email immediately.



(JAYANTA KR. BASU)
Chairperson

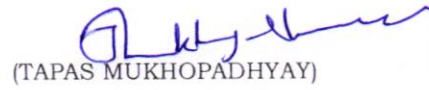
West Bengal Real Estate Regulatory Authority



(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority



(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority