

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

Complaint No. COM 000336 (erstwhile WBHIRA)

Sanjay Kumar Patodia.....Complainant

Vs

Ideal Real Estate Pvt. Ltd.....Respondent

| Sl. Number and date of order | Order and signature of Authority | Note of action taken on order |
|--------------------------------------|---|-------------------------------|
| (3) Execution ----- 05.03.2024 | <p>Today is the third day of Execution Hearing of the final order passed in this matter on 01.08.2023.</p> <p>Complainant is present alongwith his Authorized Representative Chartered Accountant Mr. Gopal Krishna Lodha in the online hearing filing hazira and authorization, as the case may be, through email.</p> <p>Advocate Smt. Sayantani Banerjee is present in the online hearing on behalf of the Respondent. She is directed to send her hazira and vakalatnama, containing her mobile number and email Id, to the Authority through email immediately after today's hearing.</p> <p>Heard both the parties in detail.</p> <p>Complainant stated at the time of hearing that he has not received any amount from the Respondent till date after the final order of the Authority dated 01.08.2023 and no affidavit has been received from the Respondent stating the details of when and how they will make the payment, as directed, in the last order of the Authority dated 06.02.2024.</p> | |

Advocate of the Respondent stated that she has no instruction from her client today.

This Authority took a serious exception to the fact that the Respondent Promoter has completely ignored and neglected the last order of the Authority dated 06.02.2024 and also failed to comply the order for payment in instalments on 13.10.2023. In the order dated 13.10.2023, the Respondent has been given the option to make the payments in instalments but the Respondent also neglected to pay the amount in instalments.

Therefore, in exercise of the provisions contained in section 38 read with section 61 of the Real Estate (Regulation & Development) Act, 2016, the Authority is of the considered view to impose penalty upon the Respondent Promoter amounting to Rs.20,00,000/- (Rupees twenty lakhs only) with the direction to pay it directly to the Account of the West Bengal Real Estate Regulatory Authority (WBREERA) within one month from today. The account details of WBREERA is given below:-

Account Name: West Bengal Real Estate Regulatory Authority

Account No. 00000040777384369.

Branch: Specialized Institutional Banking, Kolkata

IFS Code: SBIN0014524.

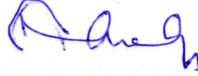
MICR Code: 700002404.

The Director of the Respondent Promoter Company Mr. Nakul Himatsingka is hereby directed to remain present positively in person before the Authority on the next date of physical hearing in the office of the WBREERA.

The matter shall be reviewed on the next date of hearing and hearing shall be held physically in the office of the

WBRERA.

Fix **27.03.2024** for further hearing and order.



(SANDIPAN MUKHERJEE)

Chairperson

West Bengal Real Estate Regulatory Authority



(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority