

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

Complaint No.WBRERA/COM001112

Raghabpur Projects LLP..... Complainant

Vs

Patit Paban Pattanayak & Minati Pattanayak.....Respondents

Sl. Number and date of order	Order and signature of the Authority	Note of action taken on order
02 30.04.2025	Mr. Ritesh Pal (Mob. No. 8697960924 & email Id: ritesh@srijanreality.in), being Senior Executive (Legal) of the Complainant is present on behalf of the Complainant in the hearing through online mode. He is directed to file hazira and authorization through email immediately after today's hearing. Mr. Shuvradeep Pattanayak, son as well as Authorized Representative of the Respondents, is present in the hearing through online mode. He is directed to send his Authorization through email to the Authority immediately after today's hearing. Heard both the parties in details. Complainant submitted Notarized Affidavit dated 28.02.2025, containing its total submission regarding the Complaint Petition, as per the last order of the Authority dated 20.02.2025, which has been received by this Authority. Let the said Affidavit of the Complainant be taken on record. Authorized Representative of the Respondents stated that his father Patit Paban Pattanayak died in recent past. He also stated that due to the death of his father, they are not in a position to continue with the said project and want to withdraw from the same. He also stated that they have informed number of times the Complainant that they want to withdraw from the said project. He also stated that there is a change of address etc. of the Respondents and he will inform the same to the Authority as well to the Complainant immediately. After hearing both the parties, the Authority is hereby pleased to give the following directions:- - Respondent shall send her contact details, present address, email etc. to the Authority (rera.wb@gmail.com) as well as to the Complainant (ritesh@srijanreality.in) through email within 3 days from today; and - Complainant shall send a copy of its Affidavit to the Respondent by email and also by post to the present Address and email of the	

Respondent, as informed by the Respondent through email, within **7 days** from today; and

- c) The **Respondent-Allottee** shall submit their **Written Response on a 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 scan copies, within **15 (fifteen)** days from the date of receipt of this order of the Authority by email; and
- d) Respondent shall annex with her Affidavit the death certificate of Mr. Patit Paban Pattanayak and specifically state in her Affidavit whether she wants to continue with the project or withdraw from it; and
- e) Respondent-Allottee is hereby given the last chance to file Affidavit, failing which, the Authority may proceed with ex-parte hearing and disposal of this matter on the next date of hearing and no more chance / opportunity shall be given to the Respondent-Allottee to file Affidavit on the ground of speedy disposal of justice as per section 29(4) of the Real Estate (Regulation and Development) Act, 2016; and
- f) Let the copy of this order as well the hearing notice for the next date of hearing be sent through speed post as well as by email.

Fix **14.07.2025** for further hearing and order.


(BHOLANATH DAS)
Member

West Bengal Real Estate Regulatory Authority


(TAPAS MUKHOPADHYAY)
Member

West Bengal Real Estate Regulatory Authority