

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

Complaint No. WBRERA/COM001263

Kausik Mouzumdar..... Complainant.

Vs.

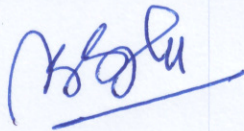
Vee Dee Realtors Pvt. Ltd. Respondent.

Sl. Number and date of order	Order and signature of Authority	Note of action taken on order
01 02.05.2025	The Complainant, Kausik Mouzumdar appeared online at the time of hearing of the instant Complaint. He has submitted hazira online which shall be kept in record. The Respondent, Vee Dee Realtors Pvt. Ltd is represented online by one Mr. Srikanta Kumar De, who is an Accounts Executive as per the provision of the RERA Act, he is not authorised to attend the hearing and he has also not filed any attendance or authorization.He is directed to submit his hazira. Today is the admission hearing of the instant Complaint. The complainant stated that he has purchased a Flat from the Respondent. As per the Agreement for Sale dated 18th August, 2022 after making full payment the Respondent is liable to hand over the possession of the Flat. He has made full payment. As currently he is in abroad he sent email authorization to the Respondent to hand over the keys to his father in law Mr. Surajit Dutta Roy but the Respondent. The complainant stated that he signed the possession letter alongwith handwritten authorization letter. After completing all formalities the complainant asked for delivery of flat but the Respondent denied to hand over the keys of the flat and he Complainant apprehends that the Respondent will not register the flat. The Complainant also stated that the Respondent has taken extra Rs.1,00,000/- for electric meter charge which was not mentioned in the Agreement for Sale. The Complainant prayed for hand over his flat keys to his father in Law Mr. Surajit Dutta Roy, before registration and refund of Rs.1,00,000/- as the same has been taken as extra amount. After hearing both the parties, the Authority is pleased to admit this matter for further hearing and order as per the provisions contained in Section 31 of the Real Estate (Regulation and Development) Act, 2016 read with Rule 36 of the West Bengal Real Estate (Regulation and Development) Rules, 2021 and give the following directions:-	

The Complainant is directed to submit his total submission regarding their Complaint Petition on a Notarized Affidavit annexing therewith notary attested/self-attested copy of supporting documents and a signed copy of the Complaint Petition in Form 'M' and send the Affidavit (in original) to the Authority serving a copy of the same to the Respondent, both in hard and scan copies, within **4 (four) weeks** from the date of receipt of this order of the Authority by email.

The Respondent is hereby directed to submit their Written Response on 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 **2 (two) weeks** from the date of receipt of the Affidavit of the Complainant either by post or by email whichever is earlier. The Respondent is directed to enclose the certified copy of the Registration Certificate of the Project received from the erstwhile WBHIRA/WBRERA along with his Affidavit.

Fix after **8 (eight) weeks** for further hearing and order.



(JAYANTA KR. BASU)
Chairperson
West Bengal Real Estate Regulatory Authority