

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

Complaint No.WBRERA/COM001216

Suchitra Sarkar..... Complainant

Vs.

Janapriyo Real Estate Pvt.Ltd..... Respondent

Sl. Number and date of order	Order and signature of the Authority	Note of action taken on order
02 18.06.2025	Complainant is present in the hearing through online mode filing hazira through email. Respondent is represented by Ld' Advocate Mr Faruk Hossain who appeared in person during this instant hearing .He is directed to submit his hazira and vakalatnama. The complainant submitted that she seeks refund of money paid by her to the respondent along with accrued interest as mandated by RERA Act 2016 for the exceptional delay in delivery of her plot from the respondent. Ld' Advocate submitted that the plot is ready for delivery and his clients are ready to execute the registration of the said plot as committed by the respondent during execution of agreement between them. The complainant questioned the claim made by the Ld' Advocate on this that the surroundings around the said plot is developed as promised by the respondent. After hearing the both 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 her 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 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 **7 (seven)** days 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 including all Government permission ,orders , 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 **7 (seven)** days from the date of receipt of the Affidavit of the Complainant either by post or by email whichever is earlier. Further the Authority directs respondent to present before this Authority the photographs of the instant plot and the surrounding area reflecting all the development work ,existing as on date as promised by the respondent to the complainant while demanding the payment from complainant .

Fix **next date 4(four) weeks** from this date for further hearing and order.



(JAYANTA KR. BASU)
Chairperson

West Bengal Real Estate Regulatory Authority