

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

Complaint No. WBRERA/COM 001337

Sambhu Nath Mondal..... Complainant

Vs

Patther Panchali Phase 1 Respondent

Sl. Number and date of order	Order and signature of the Authority	Note of action taken on order
01 27.08.2025	Complainant (mobile:- 9836669276, email:- sambhunath_001@yahoo.co.in) is present in today's hearing physically and signed the attendance sheet. Respondent is absent in the hearing, despite due service of the hearing notice through email. Heard the Complainant in detail. As per the Complainant he booked a flat in a housing project in 2017 from "Team Taurus Developers" at Boral, Garia, and paid Rs. 4,50,5000/- as advance but till date the project has not been started. The Complainant also stated that he went to their office and asked for refund of the money repeatedly but he did not get refund of the same till date. He prays before the authority for refund of the said amount paid to the Respondent along with accrued interest as per provision of Real Estate (Regulation and Development) Act, 2016. After hearing the Complainant, 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 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 soft copies, within 15 (fifteen) 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 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 soft copies, within **15 (fifteen)** days from the date of receipt of the Affidavit of the Complainant either by post or by email whichever is earlier.

Fix after **6(six) weeks** for further hearing and order.



(JAYANTA KR. BASU)

Chairperson

West Bengal Real Estate Regulatory Authority



(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority