

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

Name of the Company: Bengal Shelter Housing Development Limited

Project Name: Neel Diganta

Sl. Number and date of order	Order and signature of Officer	Note of action taken on order
1 ----- 20.09.2023	<p>Advocate Subhro Kanti Roy Chowdhury, advocate Soumik Laskar and Authorized Signatory of the Promoter Company Mr. Angshuman Roy are present in the physical hearing on behalf of Bengal Shelter Housing Development Ltd. (BSHDL) and signed the attendance sheet.</p> <p>The Authorized Signatory of the Promoter Company has submitted a Reply dated 18.08.2023 to the show cause notice of this Authority dated 11.08.2023, which has been received by this Authority on 22.08.2023.</p> <p>The Authorized Signatory and advocates appearing on behalf of the Promoter Company has stated that the Promoter had abandoned / scrapped the project named 'Neel Diganta' long before in the year 2014 and Promoter has discontinued the advertisement, marketing, booking etc for selling plot, apartment or building in the said project much before the commencement of the Real Estate (Regulation and Development) Act, 2016, due to litigation and statutory obligations and / or other necessary permissions. Therefore the project is not an ongoing project as defined in section 3(1)</p>	

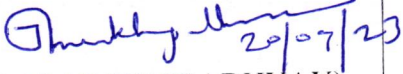
of the RERA Act, 2016 and therefore it is not fit to qualify for registration with WBRERA as per section 3 of the RERA Act read with notification no. 135-RERA/L-01/2023 dated 03.02.2023.

After hearing the submission of the Advocates and Authorized Representative of the Promoter Company the Authority is pleased to direct the following :-

- a) The Promoter Company shall submit a Notarized Affidavit stating the facts which they have submitted before the Authority today and send the Affidavit to the Authority within 15 days from the date of receipt of this order of the Authority by email; and
- b) The Promoter Company is further directed to submit a list of total Allottees who have booked flat in the said project and the present status of refund made to those allottees as the project has been stated to be abandoned; and
- c) A date wise chronological events must be given in the said Affidavit as directed at (a) above.

Let copy of this order be served to the Promoter Company by speed post and also by email immediately.


(BHOLANATH DAS)
Member
West Bengal Real Estate regulatory Authority


(TAPAS MUKHOPADHYAY)
Member
West Bengal Real Estate Regulatory Authority