

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

Complaint No. WBRERA/COM000023

Nitai Chandra Nandy .....Complainant

Vs.

Riverbank Developers Private Limited..... Respondent

Sl. Number and date of order	Order and signature of Officer	Note of action taken on order
<p>(1) Execution</p> <p>-----</p> <p>16.01.2024</p>	<p>Today the matter is taken up for execution hearing of the final order dated 05.07.2023 passed in this matter.</p> <p>Complainant is present in the online hearing filing hazira through email.</p> <p>Advocate Anirban Chatterjee (Phone- 9836700012 and email id - adv.anirban1@gmail.com) is present in the online hearing on behalf of the Respondent filing hazira and vakalatnama through email.</p> <p>Complainant has submitted an Notarized Application dated 08.12.2023 praying for execution of the final order dated 05.07.2023, which has been received by this Authority on 08.12.2023.</p> <p>Let the said Execution Application of the Complainant be taken on record.</p> <p>Heard both the parties in detail.</p> <p>Complainant submitted that no payment has been made by the Respondent as per the final order of this Authority dated 05.07.2023 and he</p>	

prayed for complete execution of the said order at the earliest.

Advocate of the Respondent stated that they will complete in 8 (eight) equal consecutive monthly instalments and prayed for approval of the Authority in this regard.

Complainant stated that he will accept the payment as per the direction of this Authority and she requested that the payment by the Respondent is to be made under the supervision / review of this Authority.

After hearing both the parties, the Authority is pleased to give the following directions :-

- a) Respondent is directed to complete the refund of the Principal Amount in 4 (four) equal consecutive monthly installments starting from **March, 2024 ending with June, 2024** and the interest amount shall be paid in 2 (two) equal consecutive monthly installments starting from **July, 2024 ending with August, 2024** ; and
- b) The refund shall be made by **bank transfer** to the bank account of the Complainant; and
- c) The Complainant shall send his bank account details in which he wants to take the refund amount, to the Respondent by email within 3 days from the date of receipt of this order of the Authority by email; and
- d) If the Respondent fails / neglects to comply the above order of the Authority, penalty may be imposed upon the Respondent as per the section 38 read with section 61 of the Real Estate (Regulation and Development) Act, 2016, if the Authority thinks fit to do so on the next date of hearing.

The Authority shall review the matter on the next date of hearing.

Fix **07.05.2024** for further hearing and order.



(SANDIPAN MUKHERJEE)

Chairperson

West Bengal Real Estate Regulatory Authority



(BHOLANATH DAS)

Member

West Bengal Real Estate Regulatory Authority



(TAPAS MUKHOPADHYAY)

Member

West Bengal Real Estate Regulatory Authority