

REAL ESTATE REGULATORY AUTHORITY, BIHAR

**Before the Bench of Mr. Naveen Verma, Chairman &
Mrs. Nupur Banerjee, Member**

Case No. RERA/PRO/REG.25/2022

Authorized Representative of RERA

v.

Sanhit Infra Developers Private Limited

Project – S.N ENCLAVE

HEARING THROUGH VIDEO CONFERENCING

ORDER

09-03-2022

Hearing taken up under section 5 (1) (b) of the Real Estate (Regulation and Development) Act, 2016, for rejection of the application for registration of the project ‘S.N ENCLAVE’.

Real Estate Regulatory Authority, Bihar issued a show-cause notice to Sanhit Infra Developers Private Limited, through its Director, Mr. Rohit Kumar, on 04.03.2022 as to why the application for registration of the Project S.N ENCLAVE, filed by the company with the Real Estate Regulatory Authority (RERA), Bihar, on 04.02.2022, should not be rejected under Section 5 (1) (b) of the Real Estate (Regulation & Development) Act, 2016. The grounds for rejection were that the applicant failed to furnish notes forming a part of audited balance sheet for 2018-2019 and 2019-2020, audited cash flow statement with notes for last three years, auditor’s report with annexure and director’s report for last three years, Pan Card and Aadhar Card of Directors and also Proforma of Agreement for Sale as per Bihar RERA Rules, 2017.

No one appeared on behalf of the respondent company. The Authority observes that the promoter has made an application for registration of the Project ‘S.N ENCLAVE’, before the Real Estate Regulatory Authority (RERA), Bihar, on 04.02.2022. The Authorised Representative of RERA placed before the Bench that notice of hearing has already been sent to the

concerned promoter through registered post on 04.03.2022, as well as through email.

Since there has been no compliance of the notice issued u/s 5(1) (b) of the Real Estate (Regulation & Development) Act, 2016, the Bench deems it fit to reject the application bearing number RERAP01282022201121-1 on the ground of inadequate documents.

The promoter is at liberty to apply afresh with all the relevant documents with the Real Estate Regulatory Authority and no fees would be charged.

Sd/-
Nupur Banerjee
(Member)

Sd/-
Naveen Verma
(Chairman)