

REAL ESTATE REGULATORY AUTHORITY, BIHAR, PATNA  
6<sup>th</sup> Floor, Bihar State Building Construction Corporation Complex  
Shastri Nagar, Patna-800023.

Before Mr R.B. Sinha & Mr S.K. Sinha, Members of RERA, Bihar

Case No. SM /408/2018, SM/409/2018, SM /410/2018 & SM /411/2018

M/s Shine City Infra Projects Pvt Ltd.....Respondent

- Projects: i) River Mount, Sasaram  
ii) Nisarg Lodhirpur  
iii) Tashi, Dariyapur, Patna  
iv) Omna, Patna-Aurangabad Highway

Present: For the Authority: Mr Sumit Kumar, Advocate.  
For the Respondent: Mr Irshad Hussain.

29/01/2019

PROCEEDING

The respondent company is represented by its staff Mr Irshad Hassan.

Four suo motu show cause notices were issued against M/s Shine City Infra Projects Pvt Ltd on 30/07/1918 for non-registration of their on-going real estate projects; i) Tashi Dariyapur, Naubatpur, Patna, ii) Nisarg, Lodhirpur, Near Chutney Factory, Islampur Road, Rajgir, iii) Omna, Patna-Aurangabad Highway, Near IIT, Patna and iv) River Mount, Sasaram. The company failed to give any response to any of the show cause notices. Accordingly they were called for personal hearing on 19/12/2018. On the day of first hearing, the learned counsel Miss Vibha Verma appeared on behalf of the company and sought time for registration of the projects. Next date of hearing was fixed on 15/01/2019. Again learned counsel for the respondent company Miss Vibha Verma sought for two weeks' time for filing the registration papers with the Authority. She committed that if the respondent company does not file application for registration, she would withdraw from the case. On 23/01/2019 she submitted her papers to the Authority withdrawing her vakalatnama which was duly signed by the Director of the Company Md Asif Nasim. Today no counsel of the company has appeared. However, an employee calling himself Irshad Hussain S/o Mansoor Hussain, Adhar Card No.933152257517 appeared and stated that some more time should be given to them.

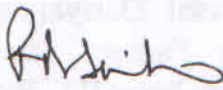


(2)

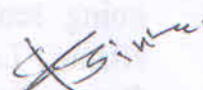
As more than six months have passed since the date of issue of first show cause notice to the company, the Bench feels that there is an urgent need for passage of interim orders under Section-36 of the Real Estate (Regulation & Development) Act, 2016. Accordingly, Bench directs that (i) all activities of the company in the real estate sector in the State of Bihar should be stopped forthwith (ii) all bank accounts of the company should be frozen with immediate effect. Mr Irshad Hussain has informed that the company has bank accounts in Kotak Mahindra Bank, ICICI Bank, Bandhan Bank and Axis Bank. (iii) The Authority should also direct all the Registering Officers (DSRs) of the State not to register a single project of M/s Shine City Infra Projects Pvt Ltd with immediate effect. The Authority should also issue an alert on their website to prospective buyers to desist from entering into any transaction with the company until further order. A copy of the order should also be sent to RERA, UP, Lucknow for information and necessary action.

Let this order be received by the representative of the company. Let the company show this order on their website for information of the general public.

Put up on 25/02/2019.

  
Member



  
Member

