

ಕರ್ನಾಟಕ ರಿಯಲ್ ಎಸ್ಟೇಟ್ ನಿಯಂತ್ರಣ ಪ್ರಾಧಿಕಾರ,

Karnataka Real Estate Regulatory Authority,
1/14, 2nd Floor, Silver Jubilee Block, Unity Building, Backside, CSI Compound,
3rd Cross, Mission Road, Bengaluru-560027

PROCEEDINGS OF THE AUTHORITY

Dated: 16th of DECEMBER 2021

COMPLAINT NO.CMP/UR/201112/0007050

**MR. RAVIKANT PANDEY
NATION PROPERTY GREEN VIEW APARTMENT
MUNESHWARA NAGAR,
KATEGENHALI,
YELAHANKA,
BENGALURU-560064.**

... COMPLAINANT

VERSUS

**MR. FAROOKUH AHMEHD
FLAT NO.304,
NATION PROPERTY GREEN VIEW,
BENGALURU-560064.**

... RESPONDENT

The above said complaint has been filed by the complainant Mr. Ravikant Pandey on 12/11/2020 against Mr. Farookuh Ahemehd, Promoter-Nation Property Green View Project.

The facts of the complaint are as follows:

"1. As I am one of the owner I am raising this request to get help from RERA for the issue which builder is causing to all resident.

2. There are 16 flat which is constructed by builder and each floor has 4 flats. The total area of land on which flat constructed is 4200 sq/foot.

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3. On terrace area builder has also constructed a pent house which has been covered by builder and builder is saying that terrace area belongs to him. The buyer don't have any rights on terrace.

4. Terrace area claim by builder and half terrace already covered by pent house.

5. While purchasing flats I have trusted builder and assumed that it is approved from BBMP because the loan sanction was done by LICHL.

6. But later on came to know that this property is not approved by BBMP and it does not have any OC or RERA approved certificate.

7. On my sale deed I don't see any where that terrace belongs to builder.

8. Builder is also not paying maintenance for pent house based on the sq/feet. We have started collecting maintenance based on sq/feet per flat because each flat size differ.

9. I also attaching my sale deed for more reference.

10. Please do let us know if you need any further information from my side.

Relief sought from RERA: would like to get clarification on this. As per law terrace belongs to all flat owners."

After verification, it was found that the project has not been registered with RERA. Hearing notice was sent on 17/11/2021 to both Complainant and

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Respondent to attend the hearing on 8/12/2021. Both the Complainant and the Respondent were absent from the hearing.

In view of the above, the following order is passed.

ORDER

It is an unregistered project. The complainant was given an opportunity to present his case but there is a failure on the part of the complainant to appear before the authority/prosecute the complaint. In view of the non-prosecution of the complaint filed, the same is dismissed.


(Neelmani Raju)
Member
K-RERA


(D. Vishnuvardhana Reddy)
Member
K-RERA


(H.C. Kishore Chandra)
Chairman
K-RERA

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