



ಕರ್ನಾಟಕ ಲಿಯಲ್ ಎನ್ಫೀಟ್ ನಿಯಂತ್ರಣ ಪ್ರಾಧಿಕಾರ

ಕಡತ ಸಂಖ್ಯೆ Comp. No: 1690 & 1710

ಪುಟ ಸಂಖ್ಯೆ

ವಿಷಯ Mr. Narasimha Manja & Veena Manja
Zuari Infraworld India Pvt. Ltd,

ಕಂಡಿಕೆ
ಸಂಖ್ಯೆ

ಟಿಪ್ಪಣಿ ಮತ್ತು ಆದೇಶಗಳು

The Complaint No: CMP/181203/0001710 and complaint No. CMP/181129/0001690 (clubbed cases)

01.08.2023

As per the request of the complainant Mr. Narasimha Manja complainant in complaint No. CMP/181129/0001690 who is also a GPA holder of Mrs. Veena Manja complainant in CMP/181203/0001710 and Mr. Srinivas B.S. authorised signatory of the respondent, these complaints are taken-up for amicable settlement in the National Lok Adalat to be held on 09.09.2023.

The complainant Mr. Narasimha Manja complainant in complaint No. CMP/181129/0001690 who is also a GPA holder of Mrs. Veena Manja complainant in CMP/181203/0001710 and Mr. Srinivas B.S. authorised signatory of the respondent are present, in the pre-Lok-Adalat sitting held today on 01.08.2023. The complainant Mr. Narasimha Manja has filed copy of GPA executed by the Mrs. Veena Manja complainant in CMP/181203/0001710 & Mr. Srinivas B.S. has filed a copy of board resolution of the respondent dated:04.08.2022. The aforesaid complaint Nos. CMP/181203/0001710 & CMP/181129/0001690 are settled in terms of the joint memo dated:01.08.2023 filed during pre Lok Adalat sitting held on 01.08.2023. The authorised signatory Mr. Srinivas B.S. of respondent handed over a DD of Federal Bank bearing No: 254351 dated: 31.07.2023 for a sum of Rs. 8,00,000/- (Rupees Eight Lakhs Only) of Koramangala Branch, during pre Lok Adalat sitting to Mr. Narasimha Manja, drawn in the names of complainants. The settlement entered between the parties is voluntary and legal one. The settlement is accepted and consequently above complaint Nos. CMP/181203/0001710 & CMP/181129/0001690 are closed as settled/compromised between the parties in terms of above joint

For Zuari Infraworld India Ltd
B.S.
Authorised Signatory



ಕರ್ನಾಟಕ ಲಿಯಲ್ ಎನ್ಫೋರ್ಸ್ ನಿಯಂತ್ರಣ ಪ್ರಾಧಿಕಾರ

ಕಡತ ಸಂಖ್ಯೆ Comp.No: 1690 & 1710

ಪುಟ ಸಂಖ್ಯೆ

ವಿಷಯ Mr. Narasimha Manja & Veena Manja
Zuari Infiaworld India Pvt. Ltd.,

ಕಂಡಿಕೆ
ಸಂಖ್ಯೆ

ಟಿಪ್ಪಣಿ ಮತ್ತು ಆದೇಶಗಳು

memo. The parties have no further claims against each other in the above said complaints. The RRC's already issued in the above complaints are recalled and office is directed to issue intimation to the concerned DC about the recall of the RRC's in view of settlement/compromise of the aforesaid cases in the Lok Adalat. To draw the award the above matters are referred to Lok-Adalat to be held on 09.09.2023.

[Signature]
Judicial Conciliator.

[Signature]
Advocate Conciliator.

Received a demand
draft of Rs. 8,00,000/-
[Eight Lakh only]

[Signature]
[K. Narasimha Manja]
for self and as a GPA
holder of Veena N Manja
Complement in 1710.

[Signature]
[B.S. Srinivas]
Authorised Signatory

COMPLAINT No. CMP/181129/0001690

Between:

Mr. Narasimha Manja,
S/o Mr. Shivarama Manja,
Aged about 60 years,
Residing at No. 201, Pariwar Shanbhag,
Satyabhamangar, Vijaya Bank Layout,
Banerghatta road, Bengaluru – 560076.

COMPLAINT No. CMP/181203/0001710

Mrs. Veena Manja,
W/o Mr. Narasimha Manja,
Aged about 54 years,
Residing at No. 201, Pariwar Shanbhag,
Satyabhamangar, Vijaya Bank Layout,
Banerghatta road, Bengaluru – 560076.

... **COMPLAINANTS**

AND:

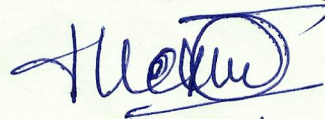
M/s Zuari Infracore India Limited,
A Company Incorporated under Companies Act, 1956,
having office at Adventz Centre, 1st floor,
No. 28, Cubbon Road, Bengaluru- 560001.

... **RESPONDENT**

JOINT MEMO

The Complainants and the Respondent in the above Complaint jointly submit as under:

1. It is submitted that both the above Complaints were filed by the Complainants with respect to the same unit and hence both the Complaints were clubbed together. The said Complaint came to be allowed on 02.04.2019 by the Hon'ble RERA Authority. Later being aggrieved by the judgement and decree dated 02.04.2019 passed by the Hon'ble RERA Authority, the Respondent had preferred an appeal bearing RERA Appeal No. 81/2019 before the interim



Complainant in
CMP/181129/0001690



Complainant of CMP/181203/0001710
represented by GPA Holder
Mr. Narasimha Manja.

Tribunal which was subsequently transferred to RERA Tribunal which was numbered as K-REAT No. 79/2020. In the said appeal the Respondent had deposited the principal amount paid by the Complainants i.e., Rs. 49,43,428/- as under:

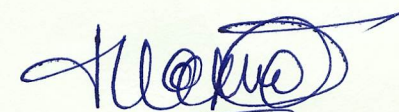
- a. Rs. 21,36,344/- as pre-deposit amount for filing the appeal before Hon'ble Interim Tribunal.
- b. Rs. 24,75,784/- on 30.06.2020 vide DD before Hon'ble RERA Tribunal.
- c. Rs. 3,31,300/- on 27.07.2020 vide DD before Hon'ble RERA Tribunal

The above said amount of Rs. 49,43,428/- is already withdrawn by the Complainants herein.

2. It is submitted that the said appeal K-REAT No. 79/2020 was dismissed vide judgment and decree dated 24.02.2021. Aggrieved by the judgment and decree dated 24.02.2021 in K-REAT No. 79/2020 the Respondent preferred RERA Appeal No. 8/2021 before the Hon'ble High Court of Karnataka wherein the judgment and decree dated 24.02.2021 in K-REAT No. 79/2020 passed by the Hon'ble RERA Tribunal and judgement and decree dated 02.04.2019 passed by the Hon'ble RERA Authority was set aside and the matter is remanded back to this Hon'ble Authority for fresh consideration.
3. The Complainants and the Respondent in order to put aside their differences, and to amicably settle all mutual claims, the parties have reached consensus through their well-wishers pertaining to the subject matter of the Complaint and have settled amicably before the Lok Adalat.
4. In view of the same, they jointly request this Lok Adalat to dispose of the complaint as amicably settled before the Lok Adalat since the Complainants have received a total amount of Rs. 57,43,428/- wherein Rs. 49,43,428/- is already withdrawn by the Complainants from Hon'ble RERA Tribunal which amount was deposited by the Respondent herein. The interest amount of Rs. 8,00,000/- (Rupees Eight Lakhs Only) is now handed over to the Complainants by the Respondent vide Demand Draft bearing No. 254351 dated 31.07.2023, Federal bank, Koramangala branch and the Complainants have acknowledged the receipt of said sum of Rs. 8,00,000/- (Rupees Eight Lakhs Only) towards interest.
5. The claim of the Complainants is being fully satisfied and the Complainants have no further claim whatsoever against the Respondent. Both parties to the

For Zuari Infraworld India Ltd.
Bs. 
Authorized Signatory
Respondent.


Complainant in
CMP/18/203/0001710


Complainant of CMP/18/203/0001710
represented by GPA Holder
M. S. Srinivasan Murthy.


proceedings have no claim whatsoever against each other in respect of the subject matter of the above Complaint, ^{Nos. CMP/18/129/0001690 and CMP/18/1203/0001710.} If there is any claim by either parties to this Complaint against each other before any forum or Court relating to the subject matter of the above Complaint, they have agreed that the same be disposed of as settled by either party filing an appropriate memo in such cases.

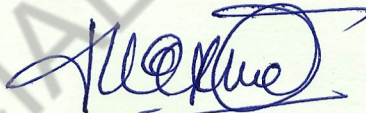
6. Parties further request that this settlement be recorded.

7. It is submitted that complainant in CMP/18/1203/0001710 i.e. Mrs. Veena Manja has executed General Power of Attorney dated 29/02/2020 in favour of Mr. Narasimha Manja

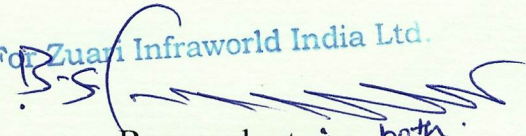
Place: Bengaluru.

Date: 01/08/2023.


in CMP/18/129/0001690.
Complainant/Allottee No. 1 1/8/2023


in CMP/18/1203/0001710.
Complainant/Allottee No. 2 1/8/2023

For Zuar Infraworld India Ltd.


Respondent in both.
CMP/18/129/0001690 and CMP/18/1203/0001710

Complaint No. 1690 & 1710


09.09.2023

Before the Lok-Adalat

The above cases are taken up before the Lok-Adalat. The joint memo filed by both the parties is hereby accepted. Hence, the matters/cases are settled before the Lok-Adalat as per joint memo. The joint memo filed by the parties shall be part and partial of award/order.

The complaints stands disposed off accordingly.


Judicial Conciliator.


Advocate Conciliator.

KARNATAKA STATE LEGAL SERVICES AUTHORITY
BEFORE THE LOK ADALAT
IN THE KARNATAKA REAL ESTATE REGULATORY AUTHORITY AT
BENGALURU

DATED: 09TH DAY OF SEPTEMBER 2023

: CONCILIATORS PRESENT:

Sri. I. F. Bidari

..... Judicial Conciliator

AND

Ms. Likitha T. A

..... Advocate Conciliator

COMPLAINT NO: CMP/181203/0001710 & CMP/181129/0001690

Between

1. Mr. Narasimha Manja
2. Mrs. Veena Manja
(In Person)

.... Complainants

AND


M/s. Zuari Infraworld India Limited
(By: Mr. Srinivas B.S. authorised signatory)

.....Respondent

Award

The dispute between the parties having been referred for determination to the Lok Adalat and the parties having compromised/settled the matters/cases, in terms of joint memo dated: 01.08.2023 filed during the pre Lok Adalat sitting held on dated:01.08.2023, same is accepted. The settlement entered between the parties is voluntary and legal one.

The complaints are stands disposed off in terms of the joint memo dated: 01.08.2023 and joint memo is a part and parcel of the award.


Judicial conciliator


Advocate conciliator