

**THE MAHARASHTRA REAL ESTATE REGULATORY AUTHORITY,
MUMBAI.**

COMPLAINT NO: SC10000672.

Hrishikesh Ramesh Paranjape ... Complainants.
Ramesh Vasant Paranjape
Versus
M/S Geetanjali Aman ConstructionsRespondents.
Through its Partners 1)Khemchand Oswal
2)Hussain Pathan,

COMPLAINT NO: **SC10000691.**

Balaji Shashikant Samudra ... Complainants.
Swapna Balaji Samudra
Versus
M/S Geetanjali Aman ConstructionsRespondents.
Through its Partners 1)Khemchand Oswal
2)Hussain Pathan,

Project:
Utkarsh Apartment
Flat No-202, 2nd Floor,
CTS No-1512 and 1514,
Sadashiv Peth, Opposite Renuka Swaroop School,
Near Tilak Smarak Mandir, Pune-411030
CTS/ Survey No./Final Plot No./GAT No.
1512 , 1514

Coram: Hon'ble B.D. Kapadnis, Member-II.

Complainant: Adv. Manasi Joshi a/w Adv. Vaidya
Respondent: Adv. Sundeep Kinjalkar.

Order
(10th December 2018)

Heard the parties.

2. The respondents advocate admits that their project is ongoing but it has not been registered. It is redevelopment project having 38,259 sq.mtrs. area. 30 flats and 10 shops are being constructed. The respondents have



estimated the project cost which is 10 crores approximately. Some flats and shops are sold and 8 flats and 5 shops are still unsold. Thus, the respondents have committed the breach of Section 3 of RERA. It is necessary to impose penalty to the extent of 3% of the project cost under Section 59 of RERA. Hence the order.

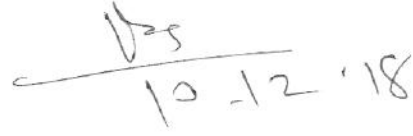
ORDER

The respondents shall register the project within three weeks from this order.

The respondents shall pay penalty of Rs. Thirty lakh under Section 59 of RERA.

Mumbai.

Date: 10.12.2018.


10-12-18

(B. D. Kapadnis)
Member II, MahaRERA, Mumbai.