

BEFORE THE  
MAHARASHTRA REAL ESTATE REGULATORY AUTHORITY  
MUMBAI

1. COMPLAINT NO. CC006000000110679  
Vinayak N Hiremath
2. COMPLAINT NO. CC006000000110707  
Dharambir Singh Jphar
3. COMPLAINT NO. CC006000000110709  
Chadrakant Laxman Patil
4. COMPLAINT NO. CC006000000110710  
Velladurai N. Mani Nadar
5. COMPLAINT NO. CC006000000110711  
Suhas Sopan Jadhav
6. COMPLAINT NO. CC006000000110712  
Nanda Y. Sapkale
7. COMPLAINT NO. CC006000000110713  
Rajiv Damaji Gangar
8. COMPLAINT NO. CC006000000110714  
P. Rajkumar Nadar

... Complainants

Versus

Shreenath Buildgrand Private Limited  
MahaRERA project Regn. No. P51800008231

... Respondent

Corum: Shri Gautam Chatterjee, Chairperson, MahaRERA

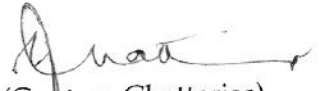
Complainants were themselves present a/w Mr. Avinash Sangurdekar, Adv.  
Respondent was represented by Mr. Rupesh Pawaskar, Adv.

**Order**

October 17, 2019



1. The Complainants have purchased apartments in the Respondent's project 'Udyam Kunj CHS Redevelopment Phase I' situated at Borivali, Mumbai. The Complainants have alleged that the date of possession, as stipulated by the said agreements is over and that the Respondent is yet to hand over possession till date. Therefore, the Complainants have *interalia* prayed that the Respondent be directed to handover possession of the apartments at the earliest and pay them interest for the delay.
2. On review of the Respondent's registration webpage it is observed that the project registration has lapsed on December 31, 2018.
3. During the course of the hearing, it was explained to the Complainants that since the project registration has lapsed, the allottees should explore the possibility of invoking the provisions of section 7/8 of the said Act to complete the project. At this stage when the project is incomplete and the registration period is over, the only way forward would be to protect the right of the allottees and enable them to form an Association.
4. In view of the above facts, the allottees are advised to take an informed decision pertaining to the said project and proceed under Section 7/8 of the Act as per the MahaRERA Order no. 8/2019 dated March 29, 2019 on Revocation of Registration of Project.
5. The Respondent is directed to handover the list of allottees of the said project to the Complainant within 30 days from the date of the said Order, to enable the allottees to take an informed decision and if the association of allottees may like to proceed with revocation of registration under Section 7 of the Act.
6. Consequently, the matters are hereby disposed of.

  
(Gautam Chatterjee)  
Chairperson, MahaRERA