



## Real Estate Regulatory Authority, Punjab

First Floor, Block-B, Plot No. 3, Sector-18 A, Madhya Marg, Chandigarh – 160018

**Before the Bench of Sh. Rakesh Kumar Goyal, Chairman.**

Phone No. 0172-5139800, email id: [pschairrera@punjab.gov.in](mailto:pschairrera@punjab.gov.in) & [pachairrera@punjab.gov.in](mailto:pachairrera@punjab.gov.in)

1. **Complaint No.** :- GC.No. 0105/2024
2. **Name & Address of the complainant (s)/ Allottee** :- Deepak Aggarwal,  
H. No. 209, Sector 36-A, Chandigarh - 160036
3. **Name & Address of the respondent (s)/ Promoter** :-
  1. M/s. Address Infrastructure Pvt. Ltd.  
Sector 17, PR-4, Near International Cricket Stadium,  
New Chandigarh, SAS Nagar (Mohali), Punjab – 160014
  2. M/s. Innovative Housing and Infrastructure Pvt. Ltd.  
SCO 198, Inner Market, Sector 7, Chandigarh - 160019
4. **Date of filing of complaint** :- 06.03.2024
5. **Name of the Project** :- The Address
6. **RERA Registration No.** :- PBRERA-SAS80-PR0178
7. **Name of Counsel for the complainant, if any.** :- None for the complainant.
8. **Name of Counsel for the respondent, if any.** :- Sh.Vipul Khurana and Ms. Aanchal, Advocates for Sh. Mohd. Sartaj Khan, Advocate for the respondent.
9. **Section and Rules under which order is passed** :- Section 31 of the RERD Act, 2016 r.w. Rule 36 of Pb. State RERD Rules, 2017.
10. **Date of Order** :- 17.12.2024

**Order u/s. 31 of Real Estate (Regulation & Development) Act, 2016 read with Rule 36 of Pb. State Real Estate (Regulation & Development) Rules, 2017.**

When the matter was taken, Ld. Counsel for the respondent invited attention on the orders passed by this Bench on 12.11.2024. For ready reference, relevant extract of the same is reproduced hereunder:-

*“Vide Order Memo No. RERA/Pb/Legal/2024/10532 dated 25.10.2024, present file has been transferred to this Bench for proceeding further.*

*Ld. Counsel for the respondent sought an adjournment stating that talks of settlement between the parties are going on. She further stated that she will place on record the settlement deed on or before 05.12.2024, although no one is present on behalf of complainant to endorse this fact. However, in the interest of justice, **one last opportunity** is hereby given to the complainant for affirming that whether the matter in dispute is settled to its satisfaction or not. He is also directed to file an application in this regard. It is also made clear that in case, complainant will not appear on the next date of hearing alongwith the application, it will be assumed that the matter is settled and the complainant is fully satisfied with settlement executed inter-parties; and matter will be disposed off accordingly.*

*To come up on **17.12.2024 at 10.30 am** for filing of reply, in case, settlement is not arrived at.*

*Registry is also directed to serve a copy this order through registered post/email upon the complainant for information and necessary compliances. Respondent no. 2 be also informed accordingly.”*


Today again, despite intimation no one attended today's proceedings for the complainant, to confront the settlement executed between the complainant and respondent. The proceedings were conducted from time to time. Sufficient opportunities had already been given to the complainant to pursue its matter and it appears that the complainant does not wish to pursue the matter further. In view the above, the present matter is **dismissed in default**. File be consigned to record room.

Chandigarh  
Dated: 17.12.2024

  
(Rakesh Kumar Goyal),  
Chairman,  
RERA, Punjab.

A copy of the above order may be sent by the Registry of this Authority to the followings:-

1. Deepak Aggarwal, H. No. 209, Sector 36-A, Chandigarh - 160036
2. M/s. Address Infrastructure Pvt. Ltd., Sector 17, PR-4, Near International Cricket Stadium, New Chandigarh, SAS Nagar (Mohali), Punjab - 160014
3. M/s. Innovative Housing and Infrastructure Pvt. Ltd., SCO 198, Inner Market, Sector 7, Chandigarh - 160019
4. The Complaint File.
5. The Master File.

  
(Sawan Kumar),  
P.A. to Chairman,  
RERA, Punjab.