

**BEFORE THE TAMILNADU REAL ESTATE REGULATORY AUTHORITY (TNRERA)**

**PRESENT: THIRU. SUNIL KUMAR, I.P.S., (Retd)**

**SINGLE MEMBER**

**LIST OF CASES HEARD ON 02.04.2024**

<b>S.NO</b>	<b>CASE. NO.</b>	<b>COMPLAINANT (S)</b>	<b>RESPONDENT (S)</b>	<b>ADJUDICATION</b>
1	RCP.178/2022	1. Mr. Raghavan Srinivasan 2. Mrs. Priya Ramakrishnan	M/s. Ananyakrishnaa Constructions Pvt. Ltd.,	Complainant counsel present. Respondent counsel absent. The complainant counsel files memo of settlement which is recorded. The RCP is disposed as settled.
2	RCP.107/2023 RCP.109/2023 RCP.110/2023	1. Mr. K. Muthuzhagan 2. Mr. Vaikunda Nadar Thivakaran 3. Mr. Rajarathinam & Ano	M/s. Casa Grande Homes Private Limited.,	Complainant counsel present. Respondent counsel present and pays Rs.2,000/- as cost for RCP's 107, 109 and 110/2023. Proof affidavit submitted by the respondent is examined as RW1 and 3 documents filed are recorded. Posted to 20/06/2024 for arguments.
3	RCP.112/2023 RCP.113/2023 RCP.114/2023	1. Lt. Col. Shivramakrihnan (Retd.) 2. Lt. Col. A Mary Anjalin 3. COL LJT Gilbert	M/s. Army welfare Housing Organisation (AWHO)	Complainant counsel present. Respondent counsel present. At the Complainant/Respondent in I.A request posted to 20/06/2024 for counter finally.  <b><u>I. A. 96, 97 &amp; 98/2023</u></b> At the respondent request posted to 20/06/2024 for respondent counter finally.
4	RCP.132/2023	Lt. Col. V. Balasubramanian	M/s. Army welfare Housing Organisation (AWHO)	Complainant counsel present. Respondent counsel present. At the Complainant/Respondent in I.A request posted to 20/06/2024 for counter finally.  <b><u>I. A. 95/2023</u></b> At the respondent request posted to 20/06/2024 for respondent counter finally.

5	RCP.138/2023 RCP.139/2023 RCP.140/2023 RCP.141/2023 RCP.142/2023	1.Lt Col R Srinivasan 2. Lt Col Thambi Varghese PS 3. Hav N Raja 4. Mrs K P Radhalakshmi 5. Maj Gen J J Mathews	M/s. Army Welfare Housing Organisation	Complainant counsel present. Respondent counsel present. At the request of the complainant counsel posted to 20/06/2024 finally.  <b><u>I. A. 1, 2, 3, 4 &amp; 5/2024</u></b> Posted to 20/06/2024 on the request of the respondent.
6	RCP.146/2023 RCP.147/2023  RCP.148/2023 RCP.149/2023	1.Lt Col Karthikeyan R, 2. Brig G Pandia Rani (Retd)  3.Brig R Ilangovan (Retd) 4. Col Pooliah Doss S (Retd)	M/s. Army Welfare Housing Organisation.,	Complainant counsel present. Respondent counsel present. At the request of the complainant counsel posted to 20/06/2024 finally.  <b><u>I. A. 100, 102, 104 &amp; 106/2023</u></b> Posted to 20/06/2024 on the request of the respondent.
7	RCP.155/2023	Wg Cdr T P Hari Prasad	M/s. Selene Estate Limited.,	Complainant counsel present. Respondent ex-parte. Proof affidavit filed by the complainant is examined as CW1 and 5 documents filed are recorded. Complainant argued and was heard in full. Reserved for orders.
8	RCP.156/2023 RCP.157/2023 RCP.158/2023	1. Mrs. R. Vanaja &Another 2. Mr. V. Selvapathy 3. Mr. S. Indirani	M/s. Sri Renga Property Developers Private Limited.,	Complainant counsel present. Respondent counsel present. The respondent files memo of having paid the cost imposed. The respondent filed counter which is recorded. The respondent files I.A to implead a proposed respondent. Posted to 04/06/2024 for counter of the respondent in the I.A and notice to the proposed respondent.  <b><u>I. A. 19, 20 &amp; 21/2024:-</u></b> Posted to 04/06/2024 for counter of the respondent/complainant allottee and the notice to the proposed respondent.
9	RCP.159/2023	1. Mr. Boney Francis 2. Mrs. Susan Liya	M/s. Marg Properties Limited.,	Complainant absent. Respondent counsel present. Authorization is not filed by the respondent counsel. Posted to 20/06/2024 for proof affidavit of the complainant and authorization by the respondent finally. No more dates.

10	RCP.161/2023	1. Mrs. Col. Prasanna V Nair 2. Dr. Praveen V Nair	M/s. Marg Properties Limited.,	Complainant absent. Respondent counsel present. Authorization is not filed by the respondent counsel. Posted to 20/06/2024 for proof affidavit of the complainant and authorization by the respondent finally. No more dates.
11	RCP.166/2023	S. Geethakrishnan	M/s. Brigade Enterprises Ltd.,	Complainant counsel present. Respondent counsel present. At the request of the respondent counsel [posted to 05/04/2024 finally. No more dates.
12	RCP.168/2023	Mr. Vinoth Krishnamoorthy	M/s. Casa Grande Homes Pvt. Ltd.,	Complainant counsel present. Respondent counsel present and files counter which is recorded. Posted to 04/06/2024 for proof affidavit of the complainant.
13	RCP.170/2023	V. Saravanan and 3 others	M/s. VGN Developers Pvt. Ltd.,	Complainant counsel present. Vakalat filed by M/s. Tatva legal is recorded. The parties submit that there is a settlement likely to happen. Posted to 20/06/2024 for reporting settlement or submitting counter.
14	RCP.3/2024	1. Avinash Parthasarathy 2. Mrs. Sheela Parthasarathy	M/s. Akshaya Private Limited.,	Complainant counsel present. Respondent counsel present and files vakalat by M/s. Akshayaa Benjamin which is recorded. Posted to 04/06/2023 for counter.
15	RCP.4/2024	1. Mrs. J. Dayana Mercy 2. L. Andrew Xavier Leonard	R1. Mrs. V. Divya R2. Mr. Dakshin Bhasker R3. M/s. DAV Promoters	Complainant counsel present. For respondent M/s. Sudhanraj files vakalat which is recorded. Posted to 04/06/2024 for counter.
16	RCP.12/2024	Narendran Rangaraju	M/s. Ashok Nandavanam Properties Pvt. Ltd.,	Complainant counsel present. Respondent notice served and absent. Hence treated as ex-parte. Posted to 25/04/2024 for proof affidavit of the complainant.
17	RCP.13/2024	R. Ambalavanan	M/s. Bahri Estates (P) Ltd	Complainant absent. Respondent notice acknowledgement received and not present. Hence treated as ex-pate. Posted to 23/04/2024 for proof affidavit of the complainant.
18	RCP.14/2024	Mrs. Kavitha Kothari	M/s. Lifestyle Housing & Infrastructure	Complainant counsel present. For respondent M/s. Saurash Misra undertakes to file vakalat for the respondent. Posted to 25/04/2024 for vakalat and counter.

19	C.No.29/2022	M/s. Casa Grande Palligio Owners Welfare Association	M/s. Casa Grande Builders Private Ltd.,	Complainant counsel present. Respondent counsel present. At the request of the respondent counsel posted to 18/04/2024 for filing counter at a cost of Rs.2000/-.
20	C.No.79/2022	Alliance Bougain Villea Residents Welfare Association	M/s. Alliance infrastructure Pvt Ltd.,	Complainant counsel present. Respondent counsel present and does not object to the I A. Hence I A is allowed. Posted to 04/06/2024 for proof affidavit of the complainant.  <b><u>I. A. 10/2024:-</u></b> I.A allowed as the respondent does not object.
21	E.P.80/2023 E.P.81/2023 E.P.82/2023	1. Mr. C. Karthikeyan & Another 1. Mr. Viswanathan 2. Kalyanasundaram 1. Mr. Navaneethakrishnan & Another	M/s.VGN Developers Pvt. Ltd.,	Complainant counsel present. Respondent counsel present. Complainant submits that rejoinder would not be filed. Cost of Rs.2,000/- imposed on the complainant. Posted to 18/04/2024 for payment of cost by the complainant to the Hon'ble CM relief fund for E.P. 80, 81, 82/2023 totally.
22	RCP.13/2022	1. Mrs. J. Divya Dona 2. Mr. Jesuraj Santiago	R1. Mr. Dattatray Dhone R2. Mr. R. Narayanan Godrej Sspdl Green across LLP	Complainant counsel present. Respondent counsel present and files I.A to submit additional documents. Posted to 25/04/2024 for counter to the I.A.  <b><u>I. A. 22/2024:-</u></b> Posted to 25/04/2024 for counter to the I.A.
23	RCP.62/2022	Mr. A.Manikandan & Ano	R1. M/s.Grace Gated Community LLL R2. M/s. Casa Grande Civil Engineering Pvt Ltd.,	Complainant counsel present. Respondent counsel present. At the request of the parties posted to 16/04/2024 for reporting settlement or arguments.
24	RCP. 69/2022 RCP. 72/2022 RCP. 73/2022	1.Mrs. Padma Rajam 2. Mr. Ganesh Ramakrishnan 1.Mr. D. Ravichandran 2. Mrs. C. Thiruvudha 1.Mrs. V.S. Nithyasri 2. Mr. S. Venugopal	R1. Mr. John Nellimala George R2. Mr. John Nellimala Varghese R3. Mrs. John Nellimala Sarai	Complainant counsel present. Respondent absent. Complainant reports of impending settlement. Posted to 20/06/2024 finally.

	RCP. 74/2022  RCP. 76/2022	1.Mrs. Umadevi Balakrishnan 2. Mr. B. Balakrishnan 1.Mr. S. Vijayakumar 2. Mrs. M. Jayasudha	R4. M/s. Rudraksh Housing Pvt Ltd.,	
25	RCP.164/2022	B. Aranganathan	R1. M/s. Akshya Pvt Ltd., R2. M/s. Realty Constructions Pvt Ltd.,	Complainant counsel present. Respondent counsel present. Written argument filed by the respondent is recorded. At the request of the representing counsel for the complainant posted to 20/06/2024 for written arguments finally. No more dates.
26	RCP.166/2022	A. Meenakshi Sundaram	M/s. Alliance Group	Complainant counsel present. Respondent counsel present and submits written argument which is recorded. Complainant argued and was heard in full. Posted to 25/04/2024 for arguments finally.
27	RCP.196/2022	1. B. Sreenivasalu 2. S. Devaki	M/s. V.G.N Developers Private Limited	Complainant counsel present. Respondent counsel present. Complainant files written argument which is recorded. Posted to 25/04/2024 for filing written arguments by the respondent finally.
28	RCP.120/2022	Dr.Murugesan & another	R1. M/s. Sare Jubilee Shelters Pvt. Ltd., R2. M/s.Nasreen Fathima	Complainant counsel present. Respondent 1 present. Respondent 2 ex-parte. R1 request for time to present their arguments. At the request of the R1 counsel posted to 04/06/2024 for arguments.
29	RCP.46/2023	1. Mr. Komal Vishvanathan Balachander 2. Mrs. Vimal Balachander 3. Ms. Avanti Balachander	M/s. Casa Grande Homes Private Limited	Complainant counsel present. Respondent counsel present. Posted to 12/04/2024 along with similar RCP's for arguments finally.
30	RCP.63/2023	1. Mr. Melvin Victor De Poures 2. Mrs. Sherly Jenifer Dhanraj	M/s. Poomalai Housing Pvt. Ltd	Complainant counsel present. Respondent counsel present. Both parties report of settlement in the absence of any withdrawal petition filed by the complainant. Posted to 12/04/2024 for filing withdrawal memo.

31	RCP.90/2023	Mrs. Jeeva. S	R1. M/s. JK Foundation, R2. M/s. Deva Constructions & Contractors Pvt Ltd.,	Complainant counsel present. Respondent 1 and 2 absent. Complainant presented the arguments. Posted to 25/04/2024 for written arguments of the complainant.
32	E.P. 27/2023	1. A. Bhuvaneswari and N. Annamalai 2. P. Pethal and CT. Narayanan	M/s. Lifestyle Housing and Infrastructure	Complainant absent. Respondent counsel present. At the request of the respondent counsel posted to 20/06/2024 finally. Complainant appeared and since presence is not objected by the respondent, they are recorded as being present.