

BEFORE THE TAMILNADU REAL ESTATE REGULATORY AUTHORITY (TNRERA)

PRESENT: THIRU. SHIV DAS MEENA, I.A.S (Retd)., CHAIRPERSON

DR. L. SUBRAMANIAN, I.A.S (Retd)., MEMBER

ADV. M. KRISHNAMOORTHY, MEMBER

LIST OF CASES HEARD ON 24.12.2024

S.NO	Case. No.	COMPLAINANT (S)	RESPONDENT (S)	ADJUDICATION
1	RCP.114/2024	1. Sukumar Subramani 2. Sarumathi	M/s. G Square Realtors Private Limited.,	Complainants Party – In – Person absent. Respondent present. M/s. Indu Priya, Advocate filed vakalat for the respondent is recorded. For reporting settlement or filing counter, posted to 07.02.2025.
2	E.P.65/2024 E.P.66/2024 E.P.67/2024 E.P.68/2024	1. Mary Joseph 1. Gayathri Devi 2. Ramesh Babu 1. Gayathri Devi 2. Ramesh Babu 1. V. Sivashanmugam	M/s. Marg Properties Limited.,	Counsel for complainants present. Respondent present. In all the execution petitions, M/s. S. Gowri, Advocate filed vakalat for the respondent along with board resolution is recorded. For compliance affidavit, posted to 07.02.2025.
3	E.P.70/2024	Sriram Lakshmanan	R1. M/s. Green Peace Construction Pvt. Ltd., R2. Lavanya Earnarst, R3. Sathya Jagadeesan,	Counsel for complainant present.Respondents absent. Complainant is directed to take private notice to the respondents. For proof of service of private notice by the complainant, posted to 07.02.2025.
4	E.P.32/2024 in CCP.132/2020	M/s. Minica Services Pvt. Ltd	M/s. Akshaya Private Limited	Counsel for complainant present. Counsel for respondent present.Complainant seeks time for filing rejoinder. Respondent seeks time for filing counter to E.A No.02/2024. For filing rejoinder by the complainant and for filing counter to E.A No. 02/2024 by the respondent, posted to 07.02.2025.

5	E.P.69/2024	1. S. Sivakumar 2. Anitha Sivakumar	M/s. Akshaya Private Limited,	Counsel for complainants present. Respondent absent. Complainant is directed to take private notice to the respondent. For proof of service of private notice by complainants, posted to 07.02.2025.
6	E.P.10/2023	S. Arunrajaa	M/s. Provident Housing Ltd	Both sides present. EA No. 9 of 2024 is dismissed as not pressed. Respondent filed application to set aside ex parte order which is recorded. For numbering EA and for filing counter in the set aside application, posted to 07.02.2025.
7	E.P.35/2023 E.P.36/2023	1. Colonel C.M. Unnithan 2. Nagarajan Vasudeva Rao	M/s. Army Welfare Housing Organisation (AWHO)	Counsel for complainants present. Counsel for respondent absent. For reporting the status of the cases in CMSA Nos. 30 of 2023 and 31 of 2023 is pending before the the Hon'ble High Court, posted to 14.03.2025.
8	E.P.23/2024	Abdul Shakeel Abdul	R1. M/s. Excellent Housing Constructions Private Limited R2.M/s. Golden Homes Private Limited R3.M/s. Golden Construction	The counsel for applicant / award holder present. R1 treated as Ex-parte. R2 and R3 absent. Respondents R2 and R3 are directed to file compliance affidavit. For filing compliance affidavit of R2 and R3, posted to 07.02.2025 finally.
9	E.P.43/2024	1. G. Sunilkumar 2. Sanitha. P.M	R1. L. Satheeskumar., R2. M.D. Prabhakaran,	Counsel for applicants present. Respondents absent. Applicants filed proof of service of private notice to R1 is recorded. Private notice to R1 served and absent. For filing compliance affidavit by the R1, R2 and payment of cost of Rs.2,500/- to the applicants by R2, posted to 07.02.2025 finally, otherwise respondents shall be treated as ex-parte.

10	E.P.46/2024	Nangooram Builders Veedu House Owners Welfare Association	R1. M/s. Nangooram Builders Pvt Limited R2. Rajasekar. T	Both sides present. Counter filed by the order debtors are recorded. For arguments, posted to 07.02.2025.
11	RCP.80/2024	1. C.M. Ramu 2. R. Kalyani	M/s. Jeyam Shelters Pvt Ltd	Counsel for complainants present. Respondent absent and already treated as ex-parte. Proof affidavit filed by the complainants are examined as CW-1 is recorded. For marking of documents, posted to 04.02.2025.
12	E.P.7/2024 E.P.8/2024	1. T. R. Narasiman 2. N .Hemalatha Narasiman 1. Priya Thittai	R1. M/s. Jeyam Shelters Pvt Ltd R2. Lancor Holdings Limited R1. M/s. Jeyam Shelters Pvt Ltd R2. M/s. Third Wave Holdings Pvt Ltd., R3. Lancor Holdings Limited.,	Counsel for applicants present. R1 absent. R2 filed memo of cost and also filed counter which is recorded. The applicants are directed to take private notice to R1. For filing proof of service of private notice to R1, posted to 04.02.2025. Counsel for applicant present. R1 absent and already treated as ex-parte. In view of the memo filed by the applicant, issuance of notice to R2 is dispensed with. R3 present and filed memo of cost and also filed counter which is recorded. For arguments, posted to 04.02.2025.
13	E.P.48/2024 E.P.49/2024 E.P.50/2024	1. Suguna Muruganandam 1. V. Pushpavalli 1. P. Ezhil	R1. M/s. Jeyam Shelters Pvt. Ltd., R2. M/s. Lancor Holdings Ltd., R1. M/s. Jeyam Shelters Pvt. Ltd., R2. K.R. Jagadeeswaran R3. M/s. Lancor Holdings Ltd.,	Counsel for applicant present. R1 absent. R2 present. Proof of service of private notice filed by the applicant is recorded and appearance of R1 wrongly mentioned as Learned Adjudicating Authority, hence, the applicant is directed to take fresh private notice to R1. Mr. M. Sunil Zahariah, Advocate filed vakalat for R2 along with compliance affidavit is also recorded. For filing proof of service of private notice to R1, posted to 04.02.2025. Counsel for applicants present. Proof of service of private notice filed by the applicants are recorded and appearance of R1 wrongly mentioned as Learned Adjudicating Authority, hence, the applicants are directed to take fresh private notice to R1. Mr. M. Sunil Zahariah, Advocate filed vakalat for R3 along with counter in both the execution petitions are recorded. For filing proof of service of private notice to R1, posted to 04.02.2025.

14	E.P.24/2024 E.P.25/2024 E.P.26/2024	1. S. Lalitha 1. Senthil Raj. R 1. V. Venkatesan	R1. M/s. Jeyam Shelters Pvt Ltd R2. K.R. Jagadeeswaran R3. M/s. Lancor Holdings Limited	Counsel for applicants present. R1 already called Ex-Parte. Counsel for R2 and R3 present. For arguments, posted to 04.02.2025.
15	E.P.27/2024	T. Chandramohan	R1. M/s. Jeyam Shelters Pvt Ltd., R2. M/s. Lancor Holdings Limited.,	Counsel for complainant present. R1 already called Ex-Parte. Counsel for R2 present. For arguments, posted to 04.02.2025.
16	CCP.249/2021	Allwyn Jacob Sundararaj	M/s. BBCL Srishti Homes Ltd	Counsel for complainant present. Representative of respondent's company present and submitted that the issue is settled but the counsel for complainant has objected. The Authority has directed the complainant to be present in the next hearing. The counsel for complainant seeks time for the presence of the complainant, posted to 07.02.2025.
17	E.P.6/2024	1. D. K. Bhagavathi Nath 2. B. Rajalakshmi 3. T. S. Manohar	M/s. BBCL Shrishti Homes LLP	Both sides present. Respondent seeks time for arguments. For arguments, posted to 07.02.2025.
18	E.P. 28/2023	R. Vasanth Kumar	M/s. Casa Grande Civil Engg private limited.,	Both sides present and made arguments which was heard in full. Reserved for orders.
19	RCP.63/2022	Olive Malathi Vijayakumar	M/s. Casa Grande Civil Engineering Private Limited	Counsel for complainant absent. Counsel for respondent present. For arguments, posted to 07.02.2025.

20	RCP.219/2022	Hariharan Srinivasan	M/s. Casa Grande civil Engineering private limited.,	Counsel for complainant absent. Counsel for respondent present. For arguments, posted to 07.02.2025.
21	RCP.110/2022	K. Kokila & Another	R1. M/s. Grace gated Community LLP R2. M/s. Casa Grande Civil Engineering Pvt.Ltd.,	Both sides present. For arguments, posted to 28.02.2025.
22	RCP.138/2022 RCP.144/2022	1. S. Rajaswari 1. Vinnarasi	R1.M/s. Casa Grande Civil Engineering Pvt Ltd., R2. M/s. Grace Gated Community LLP.,	Both sides present. For arguments, posted to 28.02.2025.
23	RCP.170/2022	1. Prabhu. M 2. Sharanya. V	R1. M/s. Casa Grande Grace Private Limited R2. M/s. Casa Grande Enterprises LLP, R3. Mrs. R. Seema,	Both sides present. Complainants seek time for arguments, posted to 07.02.2025.
24	RCP.202/2022	A. Noorjahan	R1. M/s. Casa Grande Civil Engineering Private Limited R2. M/s. Grace Gated Community LLP,	Both sides present. For arguments, posted to 28.02.2025.
25	RCP.38/2023 RCP.39/2023 RCP.40/2023	1. N. Mohamed Zackkariah 2. S. Benazeer 1. Elangovan. S 2. Geetha. R.I 1. Sujatha Koyyada 2. Santhosh Koyaada	R1. M/s. Casa Grande Grace Private Limited R2. M/s. Casa Grande Enterprises LLP, R3. Mrs. R. Seema,	Both sides present. For arguments, posted to 07.02.2025.

26	RCP.111/2023	1. Mohanraj. J 2. Kumudha Vasini. N	M/s. Casa Grande Grace Private Limited.,	Both sides present. For arguments, posted to 07.02.2025.
27	RCP.68/2023	V.M. Henry Daniel	M/s. Achalaesh Infrastructure	Counsel for complainant present. Respondent already treated as Ex-Parte. Complainant argued and heard. Reserved for orders.
28	E.P.40/2023	1. K. R. Vinoth Sankar 2. Ramya Vinoth	M/s. MARG Properties Ltd.,	Both sides present. Respondent filed Hon'ble High Court Order copy in W.P No. 30617 of 2024 and W.M.P Nos. 33224, 33284 and 33285 of 2024 and submits that the Interim Stay is ordered. Posted to 07.02.2025.
29	RCP.177/2022	1. P. Varadharajulu 2. Mrs. P. Lakshmi Bhavani	R1. Parvathy Ayyavu R2. Prabhakaran Ayyavu	Counsel for complainants present. R1 already called Ex-Parte. Counsel for R2 present. Both sides argued and heard. Reserved for orders.
30	RCP.60/2023	1. N. Parul Mandal 2. K. Noble Srinivasani	M/s. Shriram Properties Limited.,	Counsel for complainants absent. Counsel for respondent present. Respondent filed affidavit of service of private notice and also filed additional written arguments are recorded. The respondent is directed to serve a copy of the same through post by RPAD to the complainants. For arguments, posted to 07.02.2025.
31	E.P.76/2023 E.P.77/2023	1. R. Thiyagarajan 2. T. Jayashree	M/s. Ozone Projects Pvt.Ltd.,	Both sides present. Petitioners filed written arguments in EP No. 76 of 2023 in RCP No. 3 of 2022 is recorded. Heard both sides. Reserved for orders.

32	E.P.79/2023	B.V.R. Venkatesh Babu	M/s. Ozone Projects Pvt.Ltd.,	Both sides present. Written arguments filed by the order holder along with one document is recorded. Heard both sides. Reserved for orders.
33	E.P.15/2024	Dilip Kumar Sharma	M/s. Ozone Projects Private Limited	Both sides present. Written arguments filed by the order holder along with one document is recorded. Respondent submitted that the counter may be treated as written submission. Heard both sides. Reserved for orders.
34	E.P.37/2024 E.P.38/2024	1. Nithi Selvaraj Anand 1. Bobby Doddy 2. B. Chandra Segaran	M/s. Ozone Projects Private Limited	Both sides present. Written arguments filed by the applicants in both the execution petitions are recorded. Respondent submitted that the counter may be treated as written submission. Heard both sides. Reserved for orders.
35	RCP.134/2023	Harikaushik Narasimhan	M/s. Hamlet Apartment Private Limited.,	Both sides present. Complainant and the respondent seek time for filing written arguments. For arguments, posted to 07.02.2025 finally.
36	C.No.45/2023 C.No.46/2023 C.No.47/2023	1. Harikaushik Narasimhan 1. Valsala Gopalan 2. G. Suja 1. Pushpa Pradeep 2. Pradeep Ayyappan	M/s. Hamlet Apartment Private Limited.,	Both sides present. Complainants represented that they have no objection to the IA's, hence IA's are allowed. For arguments, posted to 07.02.2025.
37	C.No.93/2023	1. K. Mohamed Kasim 2. Fareena Sherin	M/s. Hamlet Apartment Private Limited.,	Both sides present. Complainants represented that they have no objection to the IA, hence IA is allowed. For arguments, posted to 07.02.2025.

38	C.No.101/2023 C.No.102/2023	1. AmsaBabu Naidu 2. Hemalata Senthilkumar Naidu 1. Anjana Jayaprakash 2. Sateesh Ranjan	M/s. Hamlet Apartment Private Limited.,	Both sides present. Complainants represented that they have no objection to the IA's, hence IA's are allowed. For arguments, posted to 07.02.2025.
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