

BEFORE THE TAMILNADU REAL ESTATE REGULATORY AUTHORITY (TNRERA)

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

ADV. M. KRISHNAMOORTHY, MEMBER

LIST OF CASES HEARD ON 21.01.2025

S.NO	Case. No.	COMPLAINANT (S)	RESPONDENT (S)	ADJUDICATION
1	RCP.1/2024	Nivedita Ghosh	M/s. Selene Estate Limited.,	Counsel for complainant present. Counsel for respondent absent. Complainant's side documents are marked as Ex.A1 to Ex.A11 is recorded. For proof affidavit of the respondent, posted to 18.02.2025.
2	RCP.14/2024	Kavitha Kothari	M/s. Lifestyle Housing & Infrastructure	Both sides present. Respondent seeks time to file proof affidavit. For filing proof affidavit of the respondent, posted to 18.02.2025.
3	RCP.47/2024	Mrs. Mahjabeen Ahmed	M/s. Alameen International Limied	Counsel for complainant present. Respondent builder present. Counter along with documents filed by the respondent is recorded and the same has been served to the complainant. For proof affidavit of the complainant, posted to 18.02.2025.

4	RCP.50/2024 RCP.51/2024 RCP.52/2024 RCP.53/2024 RCP.54/2024 RCP.55/2024 RCP.56/2024 RCP.57/2024 RCP.58/2024 RCP.59/2024 RCP.61/2024 RCP.62/2024	1. S. Balasubramanian 2. R. Vidhya 1. D. Jayashankar 1. Mr. V. Rajagopal 1. Thirumalai Thevarpiran 1. P.S. Ramesh 2. Chitra Ramesh 1. G. Sridhar 1. Karthik K. Dharmapuri 2. Mahalakshmi Kathik 1. M. Saravanan 2. S. Sivagami 1. Sivakumar Kailas 1. S. Sudha Krishna 2. P. Pothirai 1. Ragamanjusha Kallepalli 1. S. Perumal	M/s. Casa Grande Civil Engineering Private Limited	Both sides present. Complainant seeks time for filing counter to the IA filed by the respondent. For filing counter to the IA by the complainants and proof of service of IA to complainants by the respondent, posted to 18.02.2025.
5	RCP.85/2024 RCP.86/2024 RCP.87/2024 RCP.88/2024 RCP.89/2024 RCP.90/2024 RCP.91/2024 RCP.92/2024	1. T.M. Ajayakumar 2. Chithra. K 1. R. Anandhi 2. R. Ramesh 1. S. Sundari 2. S. Sairaj 1. B. Deepika 2. R.M. Pravin 3. Vijaya Chamundeswari 1. S. Sudarsan 2. Vidhya Sudarsan 1. K. Thamarai Manalan 2. Rekha 1. Santhanaraman Ganesh 1. Mr. Prabhu	M/s. Casa Grande Civil Engineering Private Limited.,	Both sides present. The counsel for complainants seeks time for filing counter to the IA. Posted to 18.02.2025 for filing counter to the IA by the complainants on maintainability.

6	RCP.111/2024	Dr. Mekala Daniel	M/s. Casa Grande Horizons Private Limited.,	Representing counsel for complainant present. Counsel for respondent present. Complainant submits that the issue is settled between the parties and seeks time for filing compliance affidavit. For filing compliance affidavit, posted to 07.02.2025.
7	E.P.53/2024	S. Jeyapradeepa	M/s. Casagrand Magick Ruffy Private Limited,	Both sides present. It is submitted by the respondent that the settlement talks are going on. For reporting settlement, posted to 04.02.2025.
8	E.P.4/2021	1. Bhavadharini Ramu 2. Avinash Mysore Srikanth	M/s. KGEYES Residency Pvt Ltd	Counsel for applicants present. Counsel for respondent absent. It is submitted by the applicants that the CMSA No. 3/2022 is pending before Hon'ble High Court. The applicants are directed to produce the case status of the CMSA No. 3/2022 pending before the Hon'ble High Court. Posted to 21.03.2025.
9	E.P.5/2021	1. Cyril Anand Bakianathan 2. Josephine Mary Praba	R1. M/s. KGEYES Residency Pvt Ltd R2. The Managing Director, M/s. KGEYES Residency Pvt Ltd	Counsel for applicants present. Counsel for respondents absent. It is submitted by the applicants that the CMSA No. 4/2022 is pending before Hon'ble High Court. The applicants are directed to produce the case status of the CMSA No. 4/2022 pending before the Hon'ble High Court. Posted to 21.03.2025.
10	RCP.93/2024 RCP.94/2024	1. Karthik. M 1. K. Subbulakshmi 2. S. Jeyaraj	R1. M/s. Sylvanus Builders and Developers Ltd., R2. M/s. Pacifica (Chennai Project) Infrastructure Co. Pvt. Ltd.,	Both sides present. In RCP No. 93 of 2024, the complainant's side documents are marked as Ex.A1 to Ex.A9 is recorded. In RCP No. 94 of 2024, the complainant's side documents are marked as Ex.A1 to Ex.A10 which is also recorded. For proof affidavit of the respondents, posted to 21.02.2025.
11	U/F. RCP./2024 in S.R.290/24	1. K. Devaki Vigna 2. V. Kaladevi 3. V. Kannan	M/s. Pacifica Builders Private Ltd.,	Counsel for complainants present and seeks time for arguments on maintainability. For arguments on maintainability, posted to 21.02.2025.

12	U/F. RCP./2024 in S.R.291/24	Srinivasan Sundararaman	R1. M/s. Sylvanus Builders and Developers Ltd., R2. M/s. Pacifica (Chennai Project) Infrastructure Co. Pvt. Ltd.,	Counsel for complainants present and seeks time for arguments on maintainability. For arguments on maintainability, posted to 21.02.2025.
13	RCP.13/2024	R. Ambalavanan	M/s. Bahri Estates (P) Ltd	The counsel for complainant present. The counsel for respondent present. The DTCP report is awaited. The registry is directed to send reminder to DTCP. Posted to 11.03.2025 for DTCP report.
14	I.A.No.60/2024 in E.P.17/24 in CCP.137/2020	M/s. Akshaya Pvt Ltd.,	Ananth Prabakaran	Both sides present. Applicant/respondent seeks time to file reply affidavit and additional affidavit. For filing reply affidavit and additional affidavit, posted to 21.02.2025.
15	RCP.153/2023	Mr. Surbhi Vohra	M/s. Akshaya Private Limited.,	Both sides present. Posted to 21.02.2025 for arguments finally.
16	E.P.6/2023	A. Nilofer Sharif	M/s. Alliance Projects	The counsel for applicant present. Counsel for respondent present. Written arguments filed by the applicant/decreed holder is recorded. The respondent made no objection to the amended petition filed by the applicant, hence IA is allowed. Respondent seeks time for filing written arguments. The applicant is directed to carry out the amendment in the execution petition. For filing written arguments by the respondent and to carry out the amendment in the execution petition by the applicant, posted to 21.02.2025.
17	RCP.209/2022	T. S. Muthu	M/s. Urbanrise Projects LLP Developers,	Both sides present. Written arguments filed by the complainant is recorded. Respondent seeks time for arguments. For arguments, posted to 21.02.2025.

18	RCP.194/2022	J. Manigandan	R1. Ranveer Shah, R2. M/s. Bennett property Holdings Company Ltd., (BPHCL) R3. M/s. Artha Real Estate Corporation Limited.	Both sides present. The complainant filed IA for receiving additional documents along with additional proof affidavit is recorded. R1 made no objection to the IA for receiving additional documents filed by the complainant. R2 and R3 seeks time for filing counter to the IA filed by the complainant. For filing counter to the IA by R2 and R3, Posted to 21.02.2025.
19	RCP.206/2022 RCP.207/2022	1. N. Gopinath 1. A. Harinarasimman	R1. Ranveer Shah, R2. M/s. Bennett property Holdings Company Ltd., (BPHCL) R3. M/s. Artha Real Estate Corporation Limited.	Both sides present. It is submitted by both parties that the settlement talks are going on. For reporting settlement or arguments, posted to 21.03.2025.
20	E.P.14/2022	S. Mangayarkarasi	M/s. SAA Builders	Counsel for order holder present. Counsel for respondent absent. For arguments, posted to 07.02.2025.
21	E.P.41/2023	W. Shajahan S. Parsana Parveen	M/s. VGN Builders Pvt. Ltd.,	Counsel for petitioners absent. Counsel for respondent present. Memo filed by the respondent stating that the issue is settled between the parties, to that effect, respondent filed settlement agreement dated 16.04.2024 and handing over agreement dated 22.04.2024 which is recorded. In view of the memo, the EP No. 41 of 2023 in CCP No. 57 of 2021 is closed as settled.
22	E.P.80/2023 E.P.81/2023 E.P.82/2023	1. C. Karthikeyan 2. Sandhya Karthikeyan 1. Viswanathan Kalyanasundaram 2. C.S. Saraswathi 1. Navaneethakrishnan 2. C.N. Subha	M/s.VGN Developers Pvt. Ltd.,	Both sides present. It is submitted by the respondent that the settlement talks are going on between the parties. But, the petitioners have denied the same. Respondent seeks time for settling the issue. For reporting settlement or arguments, posted to 18.02.2025.

23	RCP.97/2023	1. Ragothaman Sankar 2. Saradha Sankar	M/s. TATA Value Homes Limited/Tata Reality	Both sides present. Complainants seek time for arguments. For arguments, posted to 21.02.2025.
24	I.A. /2024 in S.R. 366/24 in RCP.169/2023	M/s. Spring Field Shelters (P) Ltd.,	V. Saravanan	Counsel for complainant present. For arguments, posted to 21.02.2025.