

**BEFORE THE TAMIL NADU REAL ESTATE REGULATORY AUTHORITY (TNRERA)****PRESENT: Thiru Adv. M.Krishnamoorthy, Member****Calling: 03.00 P.M****LIST OF CASES HEARD ON 04-09-2024**

<b>Sl.N o.</b>	<b>Complaint No.</b>	<b>Name of the Complainant</b>	<b>Name of the Respondent</b>	<b>Proceedings</b>
1	003/2024	Shivkumar Mahalingam	1)Poomalai Housing Pvt. Ltd.	The Complainants absent The Counsel for Respondents-1 to 3 present The Counsel for Respondent-7 present The Counsel for Respondents-1 to 3 submitted that compromise talks are going on. Hence, posted to 16.10.2024 for reporting settlement.
	004/2024	N. Mohan	2)V.Murugan	
			3)Deepa Murugan	
	005/2024	K.P. Ganesh Rao	4)M/s.Alpha Beta Developers	
	015/2024	Umaa Badrinarayanan	5)M/s.Brios Properties Private Limited.	
	016/2024	K.S.Ranga Rao	6)S.Balasubramanian	
	017/2024	R.Jyothi	7)S.M.Kumar	
	018/2024	S.Sainathan		
2	E.P.No.39/2023 in C.No.104/2022	1) Thiru Karthirvelu Thirumaran 2) Tmt. Shenbagam Sundaram	M/s. Casa Grande Builder Pvt. Ltd.	The Counsel for Execution Petitioners present. The Counsel for Respondent present At the request of the counsel for Respondent posted to 16.10.2024 for filing Counter finally. No more adjournment.
3	036/2024	Puthuthamaraipatti Garden Villas Owners and Residents Welfare Association (VNCT GVORW Association)	St. Angelo's VNCT Ventures LLP (Formerly known as VNCT Ventures LLP)	Complainant absent. The Counsel for Respondents present Posted to 06.11.2024 for Counter by the Complainant to the IA filed by the Respondent.

4	E.P.No.006/2024 in C.No.101/2021	Srimathi Sundaravalli Memorial Nagar Flat owners Association, known as SSM Nagar Flat Owners Association,	M/s. SSM Builders & Promoters Represented by its Partners	The Counsel for the Execution Petitioner present. The Counsel for Respondents present and filed a Memo to the effect that CMSA filed against the order of this Authority, today condoned delay was ordered by the Hon'ble High Court of Madras. Posted to 16.10.2024 for filing Counter finally. No more dates.
5	E.P.No.008/2024 in C.No.54/2023	Harisri Flat Owners Welfare Association, Chitlapakkam Represented by its Secretary	1) M/s. Stepsstone Promoters Pvt. Ltd. Represented by its Managing Director Thiru K. Mothish Kumar 2) Tmt. P. Maruthambal @ Maruthammal 3) Tmt. K. Indirani	The Execution Petitioner absent. The Counsel M/s. Ganesh and Ganesh present and undertook to file vakalat for Respondents-1 and 3 along with set aside petition for Respondent-3. Posted to 16.10.2024 for filing vakalat and Counter finally

6	C.No.77/2023	Thiru Venkatakrishnan Ramaswamy Represented by his duly authorised POA Thiru P.K. Ramaswamy	M/s. Green Avenue Homes & Gardens Represented by its Proprietor Thiru D. Dinakaran	<p>The Counsel for the Complainant present. The complainant has already filed written submission of arguments. The Respondent party in person present and again sought time to file set aside petition and for filing Counter for the reasons that he does not have base papers for filing Counter. The cost imposed has also not paid by the Respondent. Earlier, during the hearing on 05.06.2024, this Authority directed the Respondent to file vakalat and Counter at cost Rs.5000/- and again on 07.08.2024 hearing, the Counsel for Respondent again sought adjournment for filing set aside petition and Counter. The Authority again in the day order dated 07.08.2024 granted time upto 21.08.2024 with direction to file set aside petition and Counter finally with cost Rs.10,000/- to be paid to the CM's Relief fund. In spite of lot of opportunities given to the Respondent, the Respondent has not paid the cost and also the set aside petition was not filed as directed by this Authority. During the hearing on 21.08.2024, the Authority again given a chance to the Respondent to appear in person during next hearing scheduled on 04.09.2024 along with set aside petition. The Respondent failed to comply with the directions of this Authority. Hence, the Authority reserved for Orders.</p>
7	C.No.026 of 2024	Tmt. R. Sivakamasundari	State Bank of India Officers' Association (SBIOACC) Chennai Circle Represented by its General Secretary, Thiru A.V. Joseph	<p>The Counsel for Complainant present and filed Rejoinder to the Counter filed by the Respondent with copy served on the Respondent. The Counsel for Respondent present. Posted to 16.10.2024 for arguments.</p>

8	C.No.029 of 2024	Milano Orchard Flat Owners Association Represented by its President	1.M/s. Al Ameen International Ltd. Represented by its Managing Director Thiru Abdullah Sarawar & 6 Others	<p>The Counsel for Complainant present For Respondents-1, 3, 4 and 5, new Counsel M/s. B. Deepak Narayanan present and filed change of vakalat which is recorded.</p> <p>The Counsel for Complainant stated that no compliance was taken place though the Authority during the hearing on 07.08.2024 has directed the Respondent-2 to comply with the orders of the Authority dated 10.07.2024 within two weeks and file Compliance report on or before next hearing i.e. today's hearing.</p> <p>At the request of the Counsel for the Respondents posted to 09.10.2024 for filing compliance report finally.</p> <p>No more adjournment.</p>
9	E.P.No.53 of 2023 in C.No.152 of 2022	Thiru T.G. Parthasarathy	M/s. Land Mark Constructions Rep. by its Proprietor, Thiru T. Udaykumar	<p>The Counsel for the Execution Petitioner present Neither the Respondent nor their Counsel present, in spite of the Authority at the request of the Counsel for Respondent posted today's hearing for Counter by Respondent finally with cost Rs.10,000/- to be paid to Complainant.</p> <p>As per the Counsel for the Execution Petitioner, the cost is also not paid by the Respondent to the Execution Petitioner.</p> <p>The Respondent is directed to appear in person before this Authority during next hearing scheduled on 16.10.2024 along with Counter and cost to be paid to the Execution Petitioner on the day of next hearing</p> <p>No more dates.</p>

10	C.No.147/2023	Thiru Mustafa Sheriff	1) M/s. Ramky Wavoo Developers (P) Ltd. Represented by its Director Thiru Wavoo Seyed Abdur Rahman Habibullah  2) Cornriche Flat Owners Association Egmore Rep. by its Secretary, Thiru Munavar Sheriff	The Counsel for Complainant present. The Counsel for Respondents present Both parties directed to file written arguments on or before 09.10.2024 and exchange the written arguments each other. Posted to 16.10.2024 for arguments.
11	C.No.002/2024	1) Bharath Lajhna Multi State Housing Co-op. Societies Ltd. Rep. by its President & 4 Others	1) The Chairman and Managing Director/Chief Executive Officer Ten Square Realty Private Limited & 2 Others.	The Counsel for Complainants present and sought time for filing Rejoinder and amendment petition. The Counsel for the Respondents present. Posted to 06.11.2024 for filing Rejoinder and amendment petition, if any, by the Complainant.
12	C.No.105/2022	VME Lakeside Owners Welfare Association Represented by its Secretary, Thiru S. Karthikeyan	1) M/s. VME Realty Pvt. Ltd. Represented by its Managing Director Thiru V. Manickam 2) M/s. Stanza Living Represented by its Director	Complainant Counsel present and sought time for arguments. Respondent absent Posted to 09.10.2024 for arguments finally
13	124/2023	N. Vijayakumar	M/s. Casagrand Builder Private Limited Rep. by its Authorised Signatory Thiru Sumanth Krishna	Both the Counsel for Complainants and the Counsel for Respondent present. At the request of the Counsel for the Complainants posted to 16.10.2024 for arguments. No more dates.
	125/2023	M. Iyappan		
	126/2023	S. Barath Ganesh		
	127/2023	C. Ranjan		
	128/2023	Priya Santhosh		
	129/2023	Kanchana		
	130/2023	Christopher Vinoth Kumar.E		
	131/2023	P. Anandan		

14	C.No.58/2023	Thiru Selvaraju Duraisamy	1)M/s. Radiance Realty Developers India Limited & 2 Others.	The Counsel for Complainant present. The Counsel for Respondents-1 & 2 present. At the request of the Counsel for Complainant posted to 09.10.2024 for arguments. Both the parties directed to exchange their written arguments on or before 11.09.2024.
15	C.No.37/2024	Thiru K.D. Prem Kumar	M/s. Alliance Villas Pvt. Ltd. Represented by its authorised signatory Thiru Dega Srinivasulu Reddy	The Counsel for Complainant present.  The Counsel for Respondent present. At the request of the Counsel for Complainant, posted to 09.10.2024 for arguments.
16	006/2024	Manali Benefit fund Ltd	M/s.Sekar Constructions	The Counsel for Complainants present and sought time to file Rejoinder to the counter filed by the Respondent. Representing Counsel for Respondent present. Posted to 16.10.2024 for filing Rejoinder by the Complainants.
	007/2024	1.C.Dinesh Kumar 2.C.Sathish Kumar		
	008/2024	R.Dilli Babu		
	009/2024	C.Kothandaraman		
	010/2024	1.Anjali Devi (Deceased) 2.K.R.Ramakrishnan		
	011/2024	T.M.Arjun (Deceased) 1.A.Indirakumari 2.A.Deevya 3.A.Deenadayalan		
17	C.No.53/2023	Arena Residents Welfare Association	M/s. Casa Grande Vallam LLP	The Counsel for the Complainant present. The complainants already filed written submission of arguments. The Counsel for the Respondent present and sought time to file written submission of arguments. At the request of the Respondent Counsel posted to 16.10.2024 for filing written submission of arguments and for arguments finally. No more dates.

18	C.No.103 of 2023	(Capt.) V.J. Pushpa Kumar	M/s. SAS Hotels and Enterprises Limited Represented by Authorised Signatory & Governing Directors, Mr. Ravi Appaswamy & Mr. Rohit Ravi	Counsel for Complainant present Counsel for Respondent present. Posted to 09.10.2024 for arguments. In the meantime both the parties shall exchange their written submissions on or before 01.10.2024
19	C.No.001 of 2024	1) Thiru P. Nagarajan 2) Thiru K.P. Loganathan	M/s. Manju Foundations Private Limited Represented by Vidhya	Counsel for Complainants present and sought time to file written submissions. Counsel for Respondent present. Both the parties directed to file written submissions on or before 16.10.2024 and exchange the written arguments. Posted to 16.10.2024 for arguments.
20	C.No.34/2024	Arihant Farm Developers Represented by N. Dinesh Surana	1) M/s. Manju Foundations Private Limited Represented by Vidhya 2) M/s. Pedro Developers Limited Represented by Thru Gourav Bhalla	Counsel for Complainants present and sought time to file written submissions. Counsel for Respondent present. Both the parties directed to file written submissions on or before 16.10.2024 and exchange the written arguments. Posted to 16.10.2024 for arguments.
21	C.No.030 of 2024	Casagrand Asta Apartment Owners Association Represented by its Secretary, Thiru K. Akhilesh	M/s. Casa Grande Shelter LLP Represented by its Managing Partner Thiru N. Arun	The Counsel for Complainant present and wants to file IA for appointment of Advocate Commissioner. The Counsel for Respondent present. Posted to 16.10.2024 for filing IA by the Complainant