

BEFORE THE TAMIL NADU REAL ESTATE REGULATORY AUTHORITY (TNRERA)

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

Chairperson (i/c)

Calling: 03.00 P.M

LIST OF CASES HEARD ON 05-06-2024

Sl.N o.	Complaint No.	Name of the Complainant	Name of the Respondent	Proceedings
1)	140/2023	VGN Tranquil Flat Owners' Association	1) VGN Homes Pvt. Ltd. & 2) VGN Southern Avenue Flat Owners Association	The Counsel for Complainant present. The Counsel for 2nd Respondent present and filed vakalat in the name of M/s.Santhosh Kumar. The 2nd Respondent also filed Counter Affidavit which is recorded. For Respondent-1 the Counsel Ms. Anbukarasi present and undertook to file IA to set aside the ex-parte order. Posted to 21.08.2024 for filing IA by the 1st Respondent at the cost of Rs.2500/- to be paid to the Complainant and for filing vakalat and Counter Affidavit finally.
2)	141/2023	Prachin Tie Up (P) Ltd.	SPR & RG Construction (P) Ltd.	The Complainant absent. The Respondent absent Posted to 23.10.2024 finally. No more dates.
3)	142/2023	Monitor Commercial (P) Ltd.	SPR Constructions (P) Ltd.	The Complainant absent. The Respondent absent Posted to 23.10.2024 finally. No more dates.
4)	143/2023	Khusboo Hiren Kapadia	Ozone Projects Pvt. Ltd.	The Complainant absent The Counsel for Respondent present Posted to 11.06.2024 for orders on the Memo filed by the Respondent.

5)	144/2023	Dr. Arvind Chander	Casa Grande Coimbatore LLP	The Counsel for the Complainant present. The Respondent absent. Posted to 19.06.2024 finally.
6)	145/2023	1) G. Latha 2) D. Giri	Casagrand Builders Pvt. Ltd.	The Counsel for the Complainant present. The Respondent absent. Posted to 19.06.2024 finally for Counter at cost of Rs.2,500/- to be paid to the Complainant.
7)	002/2024	1) M/s. Bharath Lajhna Multi State Housing Co-op. Societies Ltd., Represented by its President & 4 Others	1) The Chairman and Managing Director, M/s. Ten Square Realty Private Limited & 2 Others	The Complainants absent. Common Counsel for all the Respondents present. The Counter Affidavit filed by the Respondents along with typed set documents is recorded. Posted to 31.07.2024 for arguments.
8)	146/2023	1. Mrs. Suganthi Ravi 2. Mr. Ravi Iyengar	M/s. Code	The Counsel for Complainant present. The Counsel M/s. K.P. Sathish Kumar filed vakalat for Respondent which is recorded. Posted to 03.07.2024 for Counter along with cost Rs.2,500/-
9)	147/2023	Mustafa Sherif	1) Ramky Wavoo Developers (Pvt) Ltd., 2) Corniche Flat Owners Association Egmore	The Counsel for Complainant present. The Counsel for Respondents present and filed Counter Affidavit which is recorded. Posted to 31.07.2024 for arguments
10)	E.P.No.50/2023 in C.No.62/2022	Somya Preeti Jena	M/s. Selene Estate Limited Represented by its CEO, Thiru Prakasam Jagan	The Counsel for the Execution Petitioners present. The Counsel for Respondent present and filed Compliance Affidavit along with typed set documents which is recorded. Posted to 03.07.2024 for arguments.
	E.P.No.51/2023 in C.No.89/2022	1) Biswabhusan Prusti 2) Namita Sahu	M/s. Selene Estate Limited Represented by its CEO, Thiru Prakasam Jagan	

11)	E.P.No.52/2023 in C.No.216/2021	A.G. Ranganathan	M/s. Selene Estate Limited Represented by its CEO, Thiru Prakasam Jagan	The Counsel for the Execution Petitioner present. The Counsel for Respondent present. Posted to 26.6.2024 for Counter finally.
12)	006/2024	Manali Benefit fund Ltd	M/s.Sekar Constructions	The Counsel for Complainants present. The Counsel M/s.S.Rajendran for Respondent present and filed vakalat which is recorded. Posted to 31.07.2024 for Counter and authorization letter finally.
	007/2024	1.C.Dinesh Kumar 2.C.Sathish Kumar	M/s.Sekar Constructions	
	008/2024	R.Dilli Babu	M/s.Sekar Constructions	
	009/2024	C.Kothandaraman	M/s.Sekar Constructions	
	010/2024	1.Anjali Devi (Deceased) 2.K.R.Ramakrishnan	M/s.Sekar Constructions	
	011/2024	T.M.Arjun (Deceased) 1.A.Indirakumari 2.A.Deevya 3.A.Deenadayalan	M/s.Sekar Constructions	
13)	E.P.No.01/2024 In C.No.17/2023	Vetri Nagar Rich Land (Sulur) Members Welfare Association – Salem East	1. Vetri Nagar Real Estate P Ltd. 2. G. Srinivasan	The Counsel for Complainant present. The Counsel for Respondents present and sought time to file Counter Affidavit. Posted to 03.07.2024 for Counter finally. No more dates.
14)	014/2024	P.S.Saravanan	1) M/s. Olympia Tech Park (Chennai) Pvt. Ltd. 2) The Secretary, Olympia Opaline Flat Owners Association	The Counsel for the Complainant present The Counsel for the Respondent-2 present and filed Counter which is recorded. The Counsel M/s. Jeevan Hari appeared for 1st Respondent and prayed for filing IA along with vakalat. Posted to 19.06.2024 for filing vakalat, IA along with Counter at cost Rs.2,500/- to be paid to the Complainant on or before 19.06.2024.
15)	135/2023	Prachin Tie Up (P) Ltd.	SPR Constructions (P) Ltd.	Both the Complainant and the Respondent absent. Posted to 23.10.2024 finally at cost Rs.2,500/- to be deposited with Chief Minister's Relief fund by the Respondent on or before 23.06.2024. No more dates.

16)	E.P.No.41/2023 in C.No.134/2022	Tmt. Sharmilee Bach Nielsen	M/s. Buoyant Technology Constellations Pvt. Ltd.	The Counsel for Complainant present. The Counsel M/s.Chandramouli Prabhakar for Respondent present and filed vakalat along with adjournment petition praying time to file Counter which is recorded. As last chance posted to 13.06.2024 for Counter finally. No more dates.
17)	106/2023	Nalam Home Owners Association	Mahendra Life space Developers Limited	The Counsel for the Complainant Association present The Counsel for the Respondent present and filed copy of the orders of the Hon'ble Appellate Tribunal dated 24.04.2024 which is recorded. At the request of the Counsel for the Respondent, the hearing is posted to 19.06.2024 for filing IA.
18)	103/2023	V.J.Pushpakumar	M/s.SAS Hotels & Enterprises Ltd.	The Counsel for the Complainant present The Counsel for the Respondent present. The Affidavit filed by the Counsel for the Complainant on the issue of maintainability is recorded. Posted to 26.06.2024 for arguments on the issue of maintainability.
19)	65/2023	Thiru S. Elangovan	Thiru N. Sivarajan	Except the Complainants party in person in C.No.65/2023, C.No.66/2023, C.No.68/2023 and in C.No.73/2023, all other Complainants absent. The Respondent absent. Posted to 13.06.2024 finally. No more dates.
	66/2023	Thiru A. Sankar	M/s. Sri Narayana Foundation	
	67/2023	Thiru S.R. Anand	Real Agencies	
	68/2023	Thiru R. Selvaraju		
	69/2023	Tmt. S. Jothi		
	70/2023	Thiru S. Chidambaresan		
	71/2023	Thiru R. Thiyagarajan		
	72/2023	Thiru J. Jayanth Kumar		
	73/2023	Thiru R. Chelladurai		
	74/2023	Tmt B. Vijayalakshmi		
	75/2023	Thiru M. Babu		

20)	77/2023	Thiru Venkatakrishnan Ramaswamy Rep. By his duly authorised POA Thiru P.K. Ramasamy	M/s. Green Avenue Homes & Gardens Represented by its Proprietor, Thiru Dinakaran	The Counsel for the Complainant present The Respondent absent. Posted to 19.06.2024 for Respondent to file vakalat and Counter at cost Rs.5,000/-, out of which Rs.2,500/- to be paid to the Complainant and Rs.2,500/- to Chief Minister's Relief fund. No more dates.
21)	087/2023	M/s. Casa Grande Pavilion Owners Association Rep. by its Secretary	M/s. Casa Grande Builder Private Limited Rep. by its Managing Director	The Counsel for Complainant present. The Counsel for the Respondent present and filed Counter which is recorded. The cost of Rs.2500/- paid to the Complainant by the Respondent is also recorded. Posted to 24.07.2024 for arguments.
22)	E.P.No.53/2023 In C.No.152/2022	Thiru T.G. Parthasarathy	M/s. Land Mark Constructions Rep. by its Proprietor, Thiru T. Udaykumar	The Counsel for the Execution Petitioner present For Respondent, the Counsel M/s. S.Ramesh present and filed vakalat along with Memo praying to file Counter which is recorded. The cost paid to the Execution Petitioner by the Respondent is also recorded. Posted to 19.06.2024 for filing Counter finally with cost Rs.1,500/- to be paid to the Execution Petitioner.
23)	E.P.No.54/2023 In C.No.143/2020	Thiru Thiru K.R. Anantharaman	Thiru Y. Gangadhar Managing Director M/s. Ananyakrishnaa Constructions Pvt. Ltd.	The Counsel for the Execution Petitioner present The Respondent absent. Chance for filing Counter is closed. Reserved for orders.
24)	012/2024	Usha Raman	Green Choice Construction.co.pvt.Ltd.	The Counsel for the Complainant present For Respondent M/s. S.Suresh, Counsel present and filed vakalat which is recorded. Posted to 03.07.2024 for filing Counter finally at cost Rs.2,500/- to be paid to the Complainant.

25)	E.P.No.002/2024 in C.No.138/2021	K.S. Nethranandam	Jain Housing & Constructions Limited	The Counsel for the Execution Petitioner present. The Counsel for Respondent present. At the request of the Counsel for the Respondent posted to 03.07.2024 for Counter finally. No more dates.
26)	E.P.No.42/2023 In C.No.336/2019	Dr. Vandana Parvez	M/s. IVR Hotels & Resorts Private Limited & 10 Others	The Execution Petitioner party in person present. Representing Counsel for Respondent—1 present. The Counsel for Respondents-2 to 4 present and filed Counter along with typed set documents which is recorded. Respondents-5 to 11 have already been set ex-parte. At the request of the Counsel for Execution Petitioner, the Respondent-1 shall ensure that copy of the Counter is served on the Execution Petitioner on or before 10.06.2024. Posted to 13.06.2024 for filing Counter by Respondent-1 finally.
27)	286/2021	The Metrozone Apartment Owners Association	Ozone Projects Pvt Ltd	Counsel for the Complainant present Counsel for Respondent present. Posted to 11.06.2024 for orders on the Memo filed by the Respondent.
28)	E.P.No.45/2023 in C.No.176/2021	Monitor Commercial (P) Ltd.	Lokaa Developers (P) Ltd.	The Execution Petitioners absent. Counsel for Respondent M/s. S.S.Rajesh filed vakalat after payment of Rs.2,500/- to the Execution Petitioners which is recorded. Posted to 21.08.2024 for filing Counter Affidavit finally.
	E.P.No.46/2023 in C.No.177/2021	Monitor Commercial (P) Ltd.		
	E.P.No.47/2023 in C.No.178/2021	Bright Star Texim and Finvest (P) Ltd.		
	E.P.No.48/2023 in C.No.179/2021	Shriniwasa Road Carriers (P) Ltd.		

29)	60/2023	M/s. BPCL Staff Residence Welfare Society Rep. by its Secretary,	1) M/s. Lakshmi Royal Home Constructions & 7 Others	Counsel for the Complainants present Counsel for Respondents-1 to 4 and 7 present Counsel for Respondent 8 present. Respondents-5 present. The Counsel for the Respondents-1 to 4 and 7 argued and assured that SARFAESI proceedings initiated would be met by the Respondents and the Counsel also assured that he will come up with a report at next hearing which is on 02.07.2024 and report payment of the required dues to bring the property out of SARFAESI proceedings. the 1st Respondent also assured to provide time schedule for completion of the project beyond that date. Posted to 02.07.2024.
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