

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 24-07-2024

Sl.N o.	Complaint No.	Name of the Complainant	Name of the Respondent	Proceedings
1	C.Nos.39, 46, 74 to 78 & 82 to 85/2024	1. K. Senthil Kumar 2.S. Kalpana & Others	1) M/s. Rajkham Infa Private Limited Represented by Thiru Arumugam 2) M/s. Shriram Housing Finance Limited Rep. by Authorised Signatory	The Counsel for Complainants present. The Counsel for the Respondent-1 present The Counsel for the Respondent-2 present The rival parties report of impending settlement. At the request of both the parties, posted to 07.08.2024 for reporting settlement or Counter finally.
2	003/2024	Shivkumar Mahalingam	1)Poomalai Housing Pvt. Ltd.	The Counsel for Complainants present The Counsel for Respondents-1 to 3 present The Counsel for Respondent-7 present Respondents-4 to 6 ex-parte. At the request of both the parties, posted to 04.09.2024 for reporting settlement. The interim order restraining the Respondent from further encumbering the units belonging to the Complainants shall be
	004/2024	N. Mohan	2)V.Murugan	
	005/2024	K.P. Ganesh Rao	3)Deepa Murugan	
	015/2024	Umaa Badrinarayanan	4)M/s.Alpha Beta Developers 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		
3	013/2024	Evernest Industrial Park Private Limited	1) M/s. Bhoomi and Buildings Private Limited 2) M/s. Network Infra Buildcon Private Limited	The Counsel for the Complainant present. The Counsel for Respondents-1 & 2 present. At the request of both the parties, posted to 21.08.2024 for reporting settlement or Counter finally.

4	E.P.No.39/2023 in C.No.104/2022	1) Thiru Karthirvelu Thirumaran 2) Tmt. Shenbagam Sundaram	Thiru Arun M.N., Managing Director M/s. Casa Grande Builder Pvt. Ltd.	The Counsel for Execution Petitioners present. The Counsel for Respondent present At the request of rival parties posted to 04.09.2024 for reporting settlement or Counter finally.
5	E.P.No.01/2023 In C.No.279/2021	M/s. Palm Flat Owners Welfare Association (POWA)	M/s. Alliance Projects	Execution Petitioner absent. Respondent absent Posted to 23.10.2024
6	E.P.No.28/2023 In C.No.135/2021	Rhythm Residents Flat Owners Welfare Association, Represented by its President & Authorised Signatory Mr.R.Padmanabhan	1) M/s. Yes & Yes Premier Hi-tech Homes India Pvt. Ltd., Represented by its Executive Director, Thiru B.Ravi 2) Mr. A.K.Balasubramanian	Execution Petitioner absent. Counsel for Respondent present Posted to 23.10.2024
7	122/2023	Crescent Heights Owners Listed Association (CHOLA) Rep. by Thiru R. Vijayan, President	M/s. Sri Sreenivasa Constructions	The Complainant and the Respondent absent. Posted to 23.10.2024 for Counter by the Respondent finally. No more dates.
8	035/2024	Thiru Illango Shivaraman	1) The Managing Director Tamil Nadu Housing Board & 2 Others	The Counsel for the Complainant present The Counsel for all 3 Respondents present and filed Counter with typed set documents in the main complaint which is recorded. The Counsel for Complainant filed 3 IAs. Posted to 21.08.2024 for filing Counter by the Respondents on the IAs filed by the Complainant.

9	036/2024	Puthuthamaraipatti Garden Villas Owners and Residents Welfare Association (VNCT GVORW Association)	M/s. St. Angelo's VNCT Ventures LLP (Formerly known as VNCT Ventures LLP) Represented by its Partners 1) Thiru C.T. Nagappan 2) Thiru Angelo Rajesh 3) Tmt. Geetha Nagappan 4) Tmt. Sugra Athaide	Complainant absent. The Counsel for Respondents present and filed IA in S.R.No.670/2024 which is recorded. Posted to 04.09.2024 for Counter to the IA filed by the Complainant.
10	037/2024	Thiru K.D. Prem Kumar	M/s. Alliance Villas Pvt. Ltd. Rep. by its authorised Signatory Thiru Dega Srinivasulu Reddy	The Counsel for Complainant present. Representing Counsel for Respondent present and filed Counter which is recorded. Posted to 04.09.2024 for argument.
11	E.P.No.42/2023 In C.No.336/2019	Dr. Vandana Parvez	1) M/s. IVR Hotels & Resorts Private Limited & 10 Others	Execution Petitioner absent. The Counsel for Respondent-1 present The Counsel for Respondents-2 to 4 present. All The Counsel for 1st Respondent filed a Memo intimating the stay granted by the Hon'ble Madras High Court. Posted to 23.10.2024.
12	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 The Counsel for Respondent present and assured of settlement. Posted to 07.08.2024 for reporting settlement finally or in case of settlement not arrived at, cost of Rs.10,000/- shall be imposed for Counter finally.
13	048/2024	G.Dhanavathy	The Director, VGP Housing Pvt Ltd.	Complainant party in person present Respondent absent even after undertaken to file vakalat. Posted to 31.07.2024 for filing vakalat and Counter finally at cost Rs.2500/-.

14	049/2024	Vishwanatha Rao DD	M/s.SPR Construction Pvt Ltd,	Complainant party in person present The Counsel for Respondent present and files IA to set aside ex-parte order which is recorded. The Counter filed by the Respondent is also recorded. Since both the parties report of impending settlement, the cost is waived off. Posted to 31.07.2024 for reporting settlement.
15	071/2024	Sivaraman G	Central Government Welfare Housing Organisation	Thiru J.Varadharajan represented the Complainant Thiru G. Sivaraman with authorization letter. The Counsel for Respondent present. Posted to 21.08.2024 for filing counter finally, else penalty shall be imposed. No more dates.
16	E.P.No.006/2024 in C.No.101/2021	Srimathi Sundaravalli Memorial Nagar Flat Owners Association	M/s. SSM Builders & Promoters	The Counsel for the Execution Petitioner present. The Counsel for Respondents present and cost paid. At the request of the Counsel for Respondent, posted to 04.09.2024 for Counter finally. No more dates.
17	S.R.242/2024 in E.P.No.33/2023 In C.No.73/2022	Thiru J. Yoganandan	M/s. Annai Builders Real Estates Pvt. Ltd. Represented by the Managing Director	Complainant party in person present Respondent absent. The written arguments filed by the Complainant is recorded. Reserved for orders.
18	E.P.No.55/2023 In C.No.88/2022	Thiru K.Shiva Sai	M/s. Radiance Realty Developers India Limited Represented by its Managing Director/ Chief Executive Officer	The Counsel for the Execution Petitioner present The Counsel for Respondents-1 & 2 present. Heard the parties and posted to 31.07.2024.

19	58/2023	Thiru Selvaraju Duraisamy	1) M/s. Radiance Realty Developers India Limited 2) M/s. Radiance Facility anagement Services Private Limited 3) M/s. Radiance Icon Owners Association (RIOA) Represented by its President/Secretary	The Counsel for Complainant present. The Counsel for Respondents-1 & 2 present. The Counsel for Respondent-3 present. The parties argued. Posted to 04.09.2024 for written arguments finally.
20	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. The Rejoinder to the Counter filed by the Complainant is recorded. Posted to 28.08.2024. Both the parties directed to exchange their written arguments by 14.08.2024 so that the oral arguments will be completed on 28.08.2024. No more dates.
21	E.P.No.17/2022 In C.No.40/2020	Thiru P. Suresh	1) M/s. SPR & RG Constructions Pvt. Ltd.& 2 Others	The Counsel for the Execution Petitioner present The Counsel for Respondents present Rival parties argued on the Execution Petition. Reserved for orders.
22	E.P.No.31/2023 In C.No.442/2019	Thiru V.K. Vijayaraghavan	1) M/s. SPR & RG Constructions Pvt. Ltd.& 2 Others	The Counsel for the Execution Petitioner present The Counsel for Respondents present Rival parties argued on the Execution Petition. Reserved for orders.
23	60/2023	M/s. BPCL Staff Residence Welfare Society Rep. by its Secretary, Tiru Ezhilan	1) M/s. Lakshmi Royal Home Constructions Represented by its Partner, Thiru P. Nithin & 7 Others	Counsel for Complainant present. Counsel for Respondent present. Advance hearing petition filed by the Complainant. Allowed. Posted to 31.07.2024.