

IN THE HIGH COURT OF PUNJAB AND HARYANA
AT CHANDIGARH

113, 115/1 to 115/3, 115/5, 115/6, 115/8, 116, 117, 118 and 120

2023:PHHC:119604-DB

**CWP Nos.19638, 19708, 19728,
19738, 19772, 19774, 19811, 19864,
19873, 19912 and 20039 of 2023**
Date of Decision: 12.09.2023

IREO Grace Realtech Pvt. Ltd. and others

.....Petitioner(s)

Versus

State of Haryana and others

....Respondent(s)

**CORAM: HON'BLE MR. JUSTICE G.S.SANDHAWALIA
HON'BLE MS. JUSTICE HARPREET KAUR JEEWAN**

Present: Mr. Shekhar Verma. Advocate,
for the petitioners.

Mr. Aman Bahri, Addl. A.G., Haryana.

G.S.SANDHAWALIA, J. (Oral)

1. The present order shall dispose of 11 writ petitions i.e. CWP Nos.19638, 19708, 19728, 19738, 19772, 19774, 19811, 19864, 19873, 19912 and 20039 of 2023 since common questions of facts and law are involved. Reference is being made to ***CWP No. 19638 of 2023, IREO Grace Realtech Pvt. Ltd. and others vs. State of Haryana and others.***

2. Challenge in the present batch of writ petitions is to various orders dated 17.09.2021, 13.07.2022, 10.08.2022 and 17.08.2022 passed by the respondent no.2 i.e. Haryana Real Estate Regulatory Authority, Gurugram.

3. After arguing for some time and after drawing our attention to the table in Para No.25 of the writ petition, it has been pointed out that various amounts would be outstanding against the allottees. However, since

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(Regulation and Development) Act, 2016, counsel submits that the petitioners may be relegated to their remedy before the Appellate Tribunal. It is submitted that though there is a requirement of pre-deposit, he has relied upon the observations made by the co-ordinate Bench in **CWP-6688-2021, Ramprastha Promoters and Developers Pvt. Ltd. vs. Union of India and others**, decided on 13.01.2022 that he would file an appropriate application before the Appellate Tribunal for dispensing with the pre-deposit issue projecting the hardships etc. of the petitioners in accordance with law.

4. Keeping in view the above, we permit the writ petitions to be dismissed as withdrawn with the aforesaid liberty.

(G.S. SANDHAWALIA)
JUDGE

12.09.2023
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(HARPREET KAUR JEEWAN)
JUDGE

Whether reasoned/speaking	Yes
Whether reportable	No