

Date : 16.08.2024

Sr.No.9

**BEFORE THE MAHARASHTRA REAL ESTATE REGULATORY  
AUTHORITY, PUNE**

**Video Conferencing Hearing as per MahaRERA Order  
No.593/2023 Held by  
Shri.F. D. Jadhav, Dy. Secretary-Cum-Head**

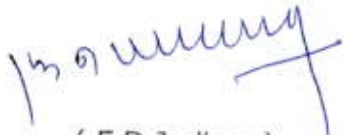
**SUO MOTU ADVERTISEMENT PUNE CASE NO.128 OF 2024**

PROJECT REG. NO.	NAME OF PROMOTER	AGENT REG.NO.	NAME OF AGENT	PROJECT NAME	Charge
P52100055141	K Saraf Realtors LLP	--	--	Urban Element	QR

**R O Z N A M A**

Appearance : Rahul Saraf

Rahul Saraf for respondent present. Reply has been filed on behalf of the respondent.  
Taken on record. Issue notice to 99acres.com. Adjourned for hearing to 27.08.2024.

  
( F.D.Jadhav )  
Dy.Secretary-Cum-Head,  
MahaRERA, Pune

Date : 27.08.2024

Sr.No.10

**BEFORE THE MAHARASHTRA REAL ESTATE REGULATORY  
AUTHORITY, PUNE**

**Video Conferencing Hearing as per MahaRERA Order  
No.593/2023 Held by  
Shri.F. D. Jadhav, Dy. Secretary-Cum-Head**

**SUO MOTU ADVERTISEMENT PUNE CASE NO. 128 OF 2024**

PROJECT REG. NO.	NAME OF PROMOTER	AGENT REG.NO.	NAME OF AGENT	PROJECT NAME	Charge
P52100055141	K Saraf Realtors LLP		99 acres	Urban Element	QR

**R O Z N A M A**

Appearance : Mr. Rahul Saraf, partner of respondent-promoter and Mr. Ayush Bhatia, Sr. Associate Legal for 99 acres.

Mr. Rahul Saraf, partner for respondent-promoter present. Mr. Ayush Bhatia, Sr. Associate Legal for 99 acres present. Mr. Ayush Bhatia submits that he has complied the intimation letter sent by ASCI. He seeks time to furnish reply along with documents of compliance. Time granted. Adjourned for furnishing reply and documents by 99 acres to 13.09.2024.

  
( F.D.Jadhav )  
Dy.Secretary-Cum-Head,  
MahaRERA, Pune

Date : 13.09.2024

Sr.No.10

**BEFORE THE MAHARASHTRA REAL ESTATE REGULATORY  
AUTHORITY, PUNE**

**Video Conferencing Hearing as per MahaRERA Order  
No.593/2023 Held by  
Shri.F. D. Jadhav, Dy. Secretary-Cum-Head**


**SUO MOTU ADVERTISEMENT PUNE CASE NO. 128 OF 2024**

<b>PROJECT REG. NO.</b>	<b>NAME OF PROMOTER</b>	<b>AGENT REG.NO.</b>	<b>NAME OF AGENT</b>	<b>PROJECT NAME</b>	<b>Charge</b>
P52100055141	K Saraf Realtors LLP			Urban Element	QR

**ROZNAMA**

Appearance : Mr. Rahul Saraf, partner of respondent-promoter. Mr. Ayush Bhatia for 99 acres.com

Mr. Rahul Saraf, partner for respondent-promoter present. Mr. Ayhush Bhatia for 99 acres present. Reply filed on behalf of 99 acres.com. Heard Mr. Rahul Saraf for promoter and Mr. Ayush Bhatia for 99 acres.com. Adjourned for further arguments to 04.10.2024.

  
( F.D.Jadhav )  
Dy.Secretary-Cum-Head,  
MahaRERA, Pune

Date : 04.10.2024

Sr.No.10

**BEFORE THE MAHARASHTRA REAL ESTATE REGULATORY  
AUTHORITY, PUNE**

**Video Conferencing Hearing as per MahaRERA Order  
No.593/2023 Held by  
Shri.F. D. Jadhav, Dy. Secretary-Cum-Head**

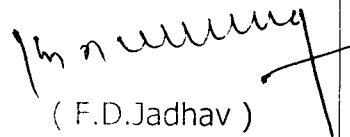
**SUO MOTU ADVERTISEMENT PUNE CASE NO. 128 OF 2024**

PROJECT REG. NO.	NAME OF PROMOTER	AGENT REG.NO.	NAME OF AGENT	PROJECT NAME	Charge
P52100055141	K Saraf Realtors LLP			Urban Element	QR

**ROZNAMA**

Appearance : Mr. Rahul Saraf, partner of respondent-promoter. Adv. Devashish Godbole along with Mr. Ayush Bhatia for 99 acres.com.

Mr. Rahul Saraf, partner for respondent-promoter present. Adv. Devashish Godbole along with Mr. Ayush Bhatia for 99 acres present. Adv. Devashish Godbole seeks time to furnish additional reply along with proof that the compliance has been made within the timeline. Adjourned for furnishing additional reply and documents by respondent to 18.10.2024.

  
( F.D.Jadhav )  
Dy.Secretary-Cum-Head,  
MahaRERA, Pune

Date : 18.10.2024

Sr.No.9

**BEFORE THE MAHARASHTRA REAL ESTATE REGULATORY  
AUTHORITY, PUNE**

**Video Conferencing Hearing as per MahaRERA Order  
No.593/2023 Held by  
Shri.F. D. Jadhav, Dy. Secretary-Cum-Head**

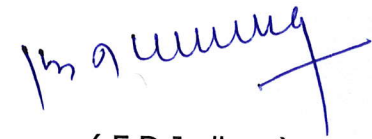
**SUO MOTU ADVERTISEMENT PUNE CASE NO.128 OF 2024**

PROJECT REG. NO.	NAME OF PROMOTER	AGENT REG.NO.	NAME OF AGENT	PROJECT NAME	Charge
P52100055141	K. Saraf Realtors LLP,	--	Info Edge (India) Ltd. (99acres.com)	Urban Element	QR

**ROZNAMA**

Appearance : Mr. Rahul Saraf for respondent. Adv. Devashish Godbole along with Mr. Ayush Bhatia for Info Edge (India) Ltd. (99acres.com)

Mr. Rahul Saraf for respondent present. Adv. Devashish Godbole along with Mr. Ayush Bhatia for Info Edge (India) Ltd. (99acres.com) present. Heard Mr. Rahul Saraf for respondent-promoter and Adv. Devashish Godbole for 99acres.com. Adjourned for passing order to 22.11.2024.



( F.D.Jadhav )  
Dy.Secretary-Cum-Head,  
MahaRERA, Pune

Date :20.12.2024

Sr.No.9

**BEFORE THE MAHARASHTRA REAL ESTATE REGULATORY  
AUTHORITY, PUNE**

**Video Conferencing Hearing as per MahaRERA Order  
No.593/2023 Held by**

**SUO MOTU ADVERTISEMENT PUNE CASE NO. 128 OF 2024**

PROJECT REG. NO.	NAME OF PROMOTER	AGENT REG.NO.	NAME OF AGENT	PROJECT NAME	Charge
P52100055141	K. Saraf Realtors LLP	--	Info Edge (India) Ltd. (99acres.com)	Urban Element	QR

**ROZNAMA**

Appearance : Mr. Rahul Saraf for Respondent-promoter. Mr. Ayush Bhatia for Info Edge (India) Ltd. (99acres.com)

Mr. Rahul Saraf for Respondent-promoter present. Mr. Ayush Bhatia for Respondent-Agent present. Presiding Officer is on leave. Adjourned for passing order to 17.01.2025.

*Ramgawali*

(R.B.Gawali)  
Jr. Legal Consultant,  
MahaRERA, Pune

Date :17.01.2025

Sr.No.9

**BEFORE THE MAHARASHTRA REAL ESTATE REGULATORY  
AUTHORITY, PUNE**

**Video Conferencing Hearing as per MahaRERA Order  
No.593/2023 Held by**

**SUO MOTU ADVERTISEMENT PUNE CASE NO. 128 OF 2024**

PROJECT REG. NO.	NAME OF PROMOTER	AGENT REG.NO.	NAME OF AGENT	PROJECT NAME	Charge
P52100055141	K. Saraf Realtors LLP	--	Info Edge (India) Ltd. (99acres.com)	Urban Element	QR

**ROZNAMA**

Appearance : Mr. Rahul Saraf for Respondent-promoter. Mr. Ayush Bhatia for Respondent-Agent

Mr. Rahul Saraf for Respondent-promoter present. Mr. Ayush Bhatia for respondent-agent present. Presiding Officer is not available. Adjourned for passing order to 18.02.2025.

  
(R.B.Gawali)  
Jr. Legal Consultant,  
MahaRERA, Pune

**Date :18.02.2025**

**Sr.No.9**

**BEFORE THE MAHARASHTRA REAL ESTATE REGULATORY AUTHORITY**

**CORAM : SHRI JAYANT B. DANDEGAONKAR, DY. SECRETARY, PUNE**

**Video Conferencing Hearing as per MahaRERA Order  
No.593/2023 Held by**

**SUO MOTU ADVERTISEMENT PUNE CASE NO. 128 OF 2024**

<b>PROJECT REG. NO.</b>	<b>NAME OF PROMOTER</b>	<b>AGENT REG.NO.</b>	<b>NAME OF AGENT</b>	<b>PROJECT NAME</b>	<b>Charge</b>
P52100055141	K. Saraf Realtors LLP	--	Info Edge (India) Ltd. (99acres.com)	Urban Element	QR

**ROZNAMA**

Appearance : Mr. Rahul Saraf, Respondent-Promoter.  
Mr. Ayush Bhatia for Respondent-Agent.

Mr. Rahul Saraf, Respondent-Promoter present in person. Mr. Ayush Bhatia for Respondent-Agent present. Mr. Saraf submitted that mail has been received by promoter before 1 day of the stipulated date fixed by the ASCI. Adjourned for passing order to 20.03.2025.

**JAYANT BALIRAM  
DANDEGAONKAR**

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(JAYANT B. DANDEGAONKAR)  
DEPUTY SECRETARY  
MahaRERA, Pune

**Date :20.03.2025**

**Sr.No.9**

**BEFORE THE MAHARASHTRA REAL ESTATE REGULATORY AUTHORITY**

**CORAM : SHRI JAYANT B. DANDEGAONKAR, DY. SECRETARY, PUNE**

**Video Conferencing Hearing as per MahaRERA Order No.593/2023**

**SUO MOTU ADVERTISEMENT PUNE CASE NO. 128 OF 2024**

<b>PROJECT REG. NO.</b>	<b>NAME OF PROMOTER</b>	<b>AGENT REG.NO.</b>	<b>NAME OF AGENT</b>	<b>PROJECT NAME</b>	<b>Charge</b>
P52100055141	K. Saraf Realtors LLP	--	Info Edge (India) Ltd. (99acres.com)	Urban Element	QR

**ROZNAMA**

Appearance : Mr. Rahul Saraf, Respondent-Promoter.  
Mr. Ayush Bhatia for Respondent-Agent.

Mr. Rahul Saraf, Respondent-Promoter present in person. Mr. Ayush Bhatia for Respondent-Agent present. Order passed. Penalty of Rs. 10,000/- for contravention of the directions issued by the MahaRERA Authority by Order No.46/2023, dated 29.05.2023 read with Order No.46A/2023, dated 25.07.2023 has been imposed on the promoter under Section 63 of RERA payable by the respondent within 15 days from the date of enforcing penalty, failing which respondent shall be liable to penalty of Rs.1000/- per day, in addition, till the compliance. The Technical and Finance Department of the MahaRERA Authority shall verify the payment of the said penalty before processing any applications by promoter for extension, corrections, change of name etc., with respect to the said project. Matter stands disposed off accordingly.

**JAYANT BALIRAM**  
**DANDEGAONKA**  
**R**

Digitally signed by JAYANT  
BALIRAM DANDEGAONKAR  
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(JAYANT B. DANDEGAONKAR)  
DEPUTY SECRETARY  
MahaRERA, Pune