

**BEFORE THE MAHARASHTRA REAL ESTATE  
APPELLATE TRIBUNAL, MUMBAI**

**31] MISC. APPLICATION NO. 150/22  
(Urgent Disposal)**

**MISC. APPLICATION NO. 191/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000053079 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Ramesh S. Singh

.. Respondent

**ALONGWITH**

**32] MISC. APPLICATION NO. 133/22  
(Urgent Disposal)**

**MISC. APPLICATION NO. 186/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000052641 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Nagma Affan Khan & Ors.

.. Respondent

**33] MISC. APPLICATION NO. 184/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000053159 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Namita Ostwal & Ors.

.. Respondents



ALONGWITH  
**34] MISC. APPLICATION NO. 140/22**  
 (Urgent Disposal)  
**MISC. APPLICATION NO. 193/22**  
 (Amendment)  
 IN  
**APPEAL NO. AT00600000053087 OF 2021**

CCI Projects Pvt. Ltd. .. Appellant  
 -VS-  
 Rachana Natani & Anr. .. Respondents

**35] MISC. APPLICATION NO. 105/22**  
 (Urgent Disposal)  
**MISC. APPLICATION NO. 202/22**  
 (Amendment)  
 IN  
**APPEAL NO. AT00600000053089 OF 2021**

CCI Projects Pvt. Ltd. .. Appellant  
 -VS-  
 Satya Natani .. Respondent

ALONGWITH  
**36] MISC. APPLICATION NO. 195/22**  
 (Amendment)  
 IN  
**APPEAL NO. AT00600000052851 OF 2021**

CCI Projects Pvt. Ltd. .. Appellant  
 -VS-  
 Anikumar Gupta .. Respondent

ALONGWITH  
**37] APPEAL NO. AT00600000052857 OF 2021**

CCI Projects Pvt. Ltd. .. Appellant



-VS-  
Dinesh N. Daphale

.. Respondent

**ALONGWITH**  
**38] APPEAL NO. AT006000000052874 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-  
Narendra Daga

.. Respondent

**ALONGWITH**  
**39] APPEAL NO. AT006000000052876 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-  
Neha Padwal and Anr.

.. Respondents

**ALONGWITH**  
**40] APPEAL NO. AT006000000052879 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-  
Pushkaraj Guhagarkar

.. Respondent

**ALONGWITH**  
**41] APPEAL NO. AT006000000052881 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-  
Sandeep Jain

.. Respondent

**ALONGWITH**  
**42] APPEAL NO. AT006000000052883 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-  
Siddharth Mehra

.. Respondent

**ALONGWITH**  
**43] MISC. APPLICATION NO. 198/22**  
**(Amendment)**  
**IN**  
**APPEAL NO. AT006000000052885 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-vs-

Vaishali Raje

.. Respondent

**ALONGWITH**

**44] APPEAL NO. AT006000000052886 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-vs-

Vijaya Bhartia

.. Respondent

**ALONGWITH**

**45] MISC. APPLICATION NO. 175/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000052982 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-vs-

Yogesh Kulkarni

.. Respondent

**ALONGWITH**

**46] MISC. APPLICATION NO. 207/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000053090 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-vs-

Sandhya Bahera & Anr.

.. Respondents

**ALONGWITH**

**47] MISC. APPLICATION NO. 170/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000053094 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-vs-



Hemant Kadam

.. Respondent

**ALONGWITH****48] APPEAL NO. AT006000000053104 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Prasannakumari Menon

.. Respondent

**ALONGWITH****49] MISC. APPLICATION NO. 210/22  
(Amendment)****APPEAL NO. AT006000000053126 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Nahid A. Parkar

.. Respondent

**ALONGWITH****50] MISC. APPLICATION NO. 182/22  
(Amendment)****IN****APPEAL NO. AT006000000053127 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Nikhil Ashar

.. Respondent

**ALONGWITH****51] APPEAL NO. AT006000000053128 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Prakash Patil

.. Respondent

**ALONGWITH****52] APPEAL NO. AT006000000053134 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-





Paresh N. Kadam

.. Respondent

**ALONGWITH**

**53] APPEAL NO. AT006000000053138 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Hemant A. Nawale & Anr.

.. Respondents

**ALONGWITH**

**54] MISC. APPLICATION NO. 201/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000053140 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Siddharth Pati

.. Respondent

**ALONGWITH**

**55] APPEAL NO. AT006000000053141 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Archana P. Jain

.. Respondent

**ALONGWITH**

**56] MISC. APPLICATION NO. 196/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000053142 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Asha Oza & Anr.

.. Respondent

**ALONGWITH**

**57] MISC. APPLICATION NO. 112/22  
(Urgent Disposal)**

**MISC. APPLICATION NO. 189/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000053143 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Chetan Bafna

.. Respondent

**58] ALONGWITH  
MISC. APPLICATION NO. 254/22  
(Amendment)**

**IN**

**APPEAL NO. AT00600000053147 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Jagdish Devaediga

.. Respondent

**59] ALONGWITH  
MISC. APPLICATION NO. 173/22  
(Amendment)**

**IN**

**APPEAL NO. AT00600000053148 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Dipankar Sanyal & Anr.

.. Respondents

**60] ALONGWITH  
MISC. APPLICATION NO. 181/22  
(Amendment)**

**IN**

**APPEAL NO. AT00600000053150 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Parag Bhavsar & Anr.

.. Respondents

**61] ALONGWITH  
APPEAL NO. AT00600000053151 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Paras B. Patel & Anr.

.. Respondent

**ALONGWITH**

**62] APPEAL NO. AT006000000053153 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Shakuntala Jain

.. Respondent

**ALONGWITH**

**63] APPEAL NO. AT006000000053155 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Suhag Desai & Ors.

.. Respondents

**ALONGWITH**

**64] MISC. APPLICATION NO. 197/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000053184 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Vaibhav Adyalkar

.. Respondent

**ALONGWITH**

**65] MISC. APPLICATION NO. 171/22  
(Amendment)**

**IN**

**APPEAL NO. AT006000000053376 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Kapil Sharma & Anr.

.. Respondents

**ALONGWITH**

**66] MISC. APPLICATION NO. 204/22**



**(Amendment)**  
**IN**  
**APPEAL NO. AT00600000053377 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Malati Kelkar

.. Respondent

**ALONGWITH**

**67] MISC. APPLICATION NO. 203/22**  
**(Amendment)**  
**IN**

**APPEAL NO. AT00600000053113 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Adesh Gupta & Anr.

.. Respondents

**ALONGWITH**

**68] MISC. APPLICATION NO. 382/23**  
**(Dismissal of Appeal)**  
**IN**

**APPEAL NO. AT00600000053125 OF 2021**

CCI Projects Pvt. Ltd.

.. Appellant

-VS-

Anjum Qazi

.. Respondent

*Adv. Mr. Abir Patel for Appellants in all the matters*

*Adv. Ramesh Singh for Respondent (Sr. No. 31)*

*Adv. Anand mamidwar for Respondent (Sr. No. 32)*

*Adv. Rikky Dedhia for Respondent (Sr. No. 33)*

*Adv. Avinash Pawar for Respondent (Sr. Nos. 34 to 66)*

*None for Respondent (Sr. No. 67)*

*Adv. Pooja Idgar for Respondent (Sr. Nos. 68)*

---

**CORAM : SHRIRAM R. JAGTAP, MEMBER (J) &  
DR. K. SHIVAJI, MEMBER (A)**

**DATE : 1<sup>st</sup> March, 2024**



**(THROUGH VIDEO CONFERENCING)**

1. Learned Adv. Abir Patel submits that pursuant to directions of this Tribunal dated 21.12.2023, the appellant has filed calculations with regard to interest till date of offer of possession in all the appeals, whereas, allottees i.e. respondents in appeal at Sr. No. 32 and 34 to 66 have filed their affidavit with regard to calculation of interest.
2. Adv. Pooja Idgar in appeal no. AT006-53125, submits that the allottee has failed statement of claim as per the order of this Tribunal dated 21.12.2023 and served the copy of the same to other side.
3. Adv. Abir Patel submits that he has not received the copy of statement of claim of the respondent/allottee. Adv. Pooja Idgar undertakes to re-serve it.
4. Record reveals that allottees in appeal no. At006-53113, have not filed their statement of claim. They are directed to file their statement of claim with regard to the compliance of proviso to Section 43(5) of RERA on or before next date, failing which it will be presumed that they do not want to file statement of claim with regard to proviso to Section 43(5) of MahaRERA.
5. Adv. Avinash Pawar submits that he will file statement of claim of allottees in tabular form specifying the date of offer of possession and date of actual possession.
6. Liberty as sought is granted.
7. Learned Adv. Mr. Abir Patel submits that in appeal no. AT006-53143, the parties have arrived at compromise and have executed consent terms. He seeks time to file consent terms on record. Adv.




Avinash Pawar confirms the same.

8. Therefore, appeal AT006-53143 stands over to 15<sup>th</sup> March, 2024 for filing consent terms.
9. Rest of the appeals, stand over to 27<sup>th</sup> April, 2024 for filing appropriate calculations by respondents.

  
(DR. K. SHIVAJI)

Ajit

  
(SHRIRAM R. JAGTAP)