Housing and Urban
Development Department,
Secretariat, Chennai – 9.

Letter No.4756953/UD3(2)/2023-6, dated 12.01.2024

From
Thiru.C.Samayamoorthy, I.A.S.,
Secretary to Government.

To

1. The Chief Secretary to Government,
   Secretariat, Chennai-9.
2. The Director,
   National Institute of Urban Affairs,
   1st and 2nd floor, Core 4B,
   India Habitat Centre, Lodhi Road, New Delhi -110 003.
3. The Director,
   Tamil Nadu Institute of Urban Studies,
   No.203, Alagesan Road,
   Saibaba Colony, Coimbatore – 641 011.
4. The Managing Director,
   Tamil Nadu Housing Board,
   Koyambedu – 107.
5. National Housing Bank,
   No.55, 2nd Floor, Gandhi Nagar,
   Adyar, 4th Main Road, Chennai-20.
6. The Secretary,
   Confederation of Real Estate Developers Association
   (CREDAI), GF-3, Century Plaza, No.526 (560-562),
   Anna Salai, Chennai-18.
7. The Special Secretary/Chief Executive Officer,
   Tamil Nadu Infrastructure Development Board,
   Chennai-8.
8. The Chairman,
   Madras School of Economics, Gandhi Mandapam Road,
   Behind Government Data Center, Kotturpuram,
   Chennai-25.
9. The Chairman,
   Madras Institute of Development Studies,
   79, Second Main Road, Gandhi Nagar, Adyar,
   Chennai-20.

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10. The President,
Institute of Town Planners, 4-A, Ring Road,
I.P.Estate, New Delhi – 110 002.

11. The President,
School of Architecture and Planning, Anna University,
Sardar Patel Road, Anna University Campus, Guindy,
Chennai.

12. The Advocate General of Tamil Nadu,
High Court or Madras, Chennai-104.

13. The President,
Madras Chambers of Commerce and Industry,
Karumuttu Centre, 1st Floor,
634, Anna Salai, Nandanam, Chennai-35.

14. The President,
Federation of Indian Chambers of Commerce and Industry(FICCI),
No.5, Vivekananda Road, Off Spur Tank Road,
Chetpet, Chennai-31.

15. The President,
The Associated Chambers of Commerce and Industry of India
(ASSOCHAM), 5, Sardar Patel Marg,
Chankyapuri, New Delhi -11 0021.

16. The President,
Institute of Chartered Accountants of India,
122, Mahatma Gandhi Road,
Post Box No.3314, Nungambakkam, Chennai-34.

17. The Director,
Confederation of Indian Industry (Tamil Nadu)
98/1, Velachery Main Road, Guindy, Chennai-32.

18. The Director,
Indian Institute of Management (Trichy),
Pudukottai Main Road, Chinna Suriyur Village,
Tiruchy -24.

19. The President,
Madras Management Association (MMA)
21/11, 3rd Cross Street, Seethammal Extension (Opp. SIET College)
Teynampet, Chennai-18.

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20. The Director,
Social Welfare & Noon Meal Programme,
No.1, Panagal Maligai Building 2nd Floor,
(Near Kalaingar Arch), Jeenis Road, Saidpet,
Chenai-15.

Sir/Madam,

Sub: Real Estate (Regulation and Development) Act, 2016 – Tamil Nadu Real Estate (Regulation and Development) Rules, 2017 - Notified - Selection Committee Meeting held – Nomination of experts to the Real Estate Appellate Tribunal (TNREAT) for the post of Administrative member - Regarding.

Ref: G.O.(Ms).No.113, Housing and Urban Development [UD1(2)] Department, dated 22.6.2017.

The real estate sector has grown rapidly in the recent years and from the perspective of consumer protection, the Real Estate (Regulation and Development) Act, 2016 has been enacted.

2. Some of the salient features of the Act are as follows:-

a. Establishment of on Real Estate Regulatory Authority (RERA) in every State in India for monitoring and adjudicating disputes relating to real estate projects (Section 20).

b. Establishment of fast track dispute resolution mechanism for settlement of real estate disputes through dedicated adjudicating officers and Appellate Tribunal (Section 43 & 44).

3. In pursuance of the said Act, the Government of Tamil Nadu have notified the Tamil Nadu Real Estate (Regulation and Development) Rules, 2017.

4. In the G.O cited, the Government have constituted a Selection Committee for the purpose of Selection of Chairperson and Members of the Real Estate Regulatory Authority and Members of the Real Estate Appellate Tribunal with following members:-

i. Chief Justice of High Court of Madras or his nominee.
ii. Secretary, Housing and Urban Development Department.
iii. Secretary, Law Department.

5. Now Administrative Member post was vacant in Real Estate Appellate Tribunal (REAT) and it is notified in G.O.(Ms)No.65, Housing and Urban Development (UD3(2)) Department, dated 28.06.2023. Hence, the Selection Committee has been constituted on 03.07.2023 and the first Selection Committee Meeting was held on 11.01.2024.

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6. The Committee discussed the modalities for selection of the Administrative Member in REAT. The Committee decided to request professional bodies, associations and cadre authorities to nominate / suggest suitable experts in the fields indicated in section 46 of the Real Estate (Regulation and Development) Act, 2016.

7. The qualification prescribed for the post of Administrative Member of the Tribunal is tabulated in the annexure to this letter. The only disqualification prescribed under section 23(2) of the Real Estate (Regulation and Development) Act, 2016, is that the person recommended must not have any financial or other interest as it likely to affect prejudicially his functions as such Member. You may keep note of this aspect in making your suggestion.

8. The candidates suggested should not exceed the age of 62 in order to ensure that they have atleast 3 years tenure.

9. I am therefore to request you to nominate / suggest list of suitable experts in the field of Urban development, Housing Real Estate development, Infrastructure, Economics, Planning, Law, Commerce, Accountancy, Industry, Management, Public affairs or administration and possess experience of atleast twenty years in the field or who has held the post in the Central Government, or a State Government equivalent to the post of Additional Secretary to the Government of India or an equivalent post in the Central Government or an equivalent post in the State Government.

10. The last date for receiving nomination is 12.02.2024. (postal delay will not be considered)

11. I am therefore to request you to nominate/ suggest suitable candidates along with their bio-data to the Secretary to Government, Housing and Urban Development Department, Secretariat, Chennai-9 on or before 12.02.2024 in order to place the same before the Selection Committee for further action. (Copy of the Real Estate (Regulation and Development) Act, 2016 may be downloaded from the following link:http://mohua.gov.in and the Tamil Nadu Real Estate (Regulation and Development) Rules, 2017 at http://cms.tn.gov.in/sites/default/files/go/hud_e_112_2017.pdf

Yours faithfully,

12/01/24

for Secretary to Government.

12/1/24

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ANNEXURE

The qualification prescribed to the post of Administrative Member of Tamil Nadu Real Estate Appellate Tribunal (TNREAT)

Qualification of Members of the Tribunal
In the case of Administrative Member, he is a person who is well-versed in the field of Urban development, Housing real estate development, Infrastructure, Economics, Planning, Law, Commerce, Accountancy, Industry, Management, Public affairs or administration and possess experience of at least **twenty years in the field or who has held the post in the Central Government, or a State Government equivalent to the post of Additional Secretary to the Government of India or an equivalent post in the Central Government or an equivalent post in the State Government.**

C.SAMAYAMOORTHY
SECRETARY TO GOVERNMENT

//TRUE COPY //

12/01/24

SECTION OFFICER.

12/1/24

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