

**IN THE HIGH COURT OF PUNJAB AND HARYANA AT
CHANDIGARH****Date of decision: 10.10.2017****CR No.7049 of 2017**

Tejinder Pal Singh

...Petitioner

Vs.

Bhagat Singh

...Respondent

CORAM: HON'BLE MR. JUSTICE RAJIV NARAIN RAINAPresent: Mr. Abhijeet P.S. Chaudhary, Advocate,
for the petitioner.**RAJIV NARAIN RAINA, J. (ORAL)**

1. No interference is called for in the order of provisional assessment of rent made by the learned Rent Controller, Ludhiana. He has assessed the rent at ₹2000/- per month for a shop-cum-house with the shop part below admeasuring 20 ft. x 10 ft. The tenant is a pharmacist, who runs a chemist's shop in the name and style of 'M/s Anjali Medicos'. The rate of rent assessed does not appear to be on the excessive side or oppressive and harsh and, therefore, I find no cogent reason to upset the order dated 11.09.2017 passed by the learned Rent Controller, Ludhiana.

2. An amount of ₹1,27,400/- has been calculated by the learned Rent Controller as due for payment by the tenant as arrears and as directed. The date for payment fixed by the learned Rent Controller is the next date of hearing i.e. 17.10.2017 which is around the corner. Accordingly, in order to serve the ends of justice and to give sufficient breathing time to the tenant, he is granted time upto 17.11.2017 to make good the deposit of the assessed

rent before the learned Rent Controller, Ludhiana and in this acceptance the learned Rent Controller would not non-suit the petitioner/tenant citing Rakesh Wadhawan Vs. M/s Jagdamba Industrial Corporation, AIR 2002 SC 2004. However, if there is default in payment on the date fixed by this Court then the law in the above cited case will be put into motion and will entail eviction by the orders in writing of the learned Rent Controller.

3. With these observations and accommodation by enlargement of time to deposit, the present petition stands dismissed.

10.10.2017
Vimal

[RAJIV NARAIN RAINA]
JUDGE

<i>Whether speaking/reasoned:</i>	<i>Yes</i>
<i>Whether Reportable:</i>	<i>No</i>