

In the High Court of Punjab and Haryana at Chandigarh

CR No. 720 of 2019(O&M)

Date of Decision: 11.2.2019

Oriental Bank of Commerce, Hissar and another

---Petitioners

versus

Dr. Surender Kumar Gulati and another

---Respondents

Coram: Hon'ble Mrs. Justice Rekha Mittal

**Present: Mr. Anil K.Ahuja, Advocate
for the petitioners**

**Mr. Ajay Jain, Advocate,
for caveator-respondent No. 1**

Rekha Mittal, J.

The present petition directs challenge against order dated 20.10.2018 passed by the Appellate Authority, Hissar whereby appeal against order dated 21.10.2015 passed by the Rent Controller, Hissar has been allowed and the petitioners have been evicted from the tenancy premises and given three months' time w.e.f. 20.10.2018 to hand over vacant possession of the demised premises to the respondents-landlords.

Counsel for the petitioners would inform that he does not press the petition on merits but the petitioners may be given reasonable time to wind up their affairs and re-locate themselves in an alternative accommodation. He would pray for allowing one year's time for doing the needful.

Counsel for caveator-respondent No. 1 has not objected to giving reasonable time to the petitioners to shift from the tenancy premises.

In view of the above, eviction order dated 20.10.2018 passed by the Appellate Authority is affirmed, subject, however, to the following conditions:-

1. The petitioners shall hand over vacant possession of the tenancy premises in terms of order passed by the Appellate Authority on or before 31.10.2019.
2. The petitioners through their authorized representative shall furnish an undertaking before the Rent Controller, Hisar within a period of 15 days from today that they shall hand over vacant possession of tenancy premises to the respondents on or before 31.10.2019.
3. The petitioners shall deposit arrears of rent upto 31.10.2019 within a period of three months by way of deposit in the account of the respondent(s), as is being done earlier.

Failure of the petitioners to comply with either of the aforesaid conditions would entitle the respondents to execute the eviction order forthwith.

(Rekha Mittal)
Judge

11.2.2019

PARAMJIT

Whether speaking/reasoned : Yes

Whether reportable : Yes/No