

**IN THE HIGH COURT OF PUNJAB AND HARYANA
AT CHANDIGARH.**

**Civil Revision No.506 of 2019 (O&M)
Date of Decision: February 26, 2019**

Ram Mohini

..... Petitioner

VERSUS

Vijay Kumar and others

..... Respondents

CORAM:- HON'BLE MS. JUSTICE JAISHREE THAKUR

Present: Mr. Gaurav Tyagi, Advocate
for the petitioner.

Mr. Tanmoy Gupta, Advocate
for the respondents.

JAISHREE THAKUR, J.(Oral)

The petitioner-tenant herein seeks to challenge the orders of the Rent Controller and the Appellate Authority, Chandigarh by which the eviction petition filed under Section 13 of the East Punjab Urban Rent Restriction Act, 1949 (in short 'the Act') has been allowed on the grounds of bona fide necessity and the tenanted premises being unfit and unsafe for human habitation.

After arguing for some time, learned counsel for the petitioner does not press the instant revision on merits, however, prayed that petitioner be allowed reasonable time for making arrangements of alternative accommodation as well as for vacating/handing over the

possession of the tenanted premises to the respondents-landlords.

On the other hand, learned counsel for the respondents-landlords does not object in case, reasonable time is allowed to the petitioner-tenant to vacate the tenanted premises, subject to her depositing/clearing the entire arrears of rent upto date as well as regularly paying the future rent @ 500/- per month and furnishing the undertaking to the effect that she will hand over the vacant possession of the tenanted premises to the respondents-landlords.

On this, learned counsel for the petitioner-tenant does not object to paying the future rent @ 500/- per month till the vacation of the tenanted premises.

In view of the above, this revision is disposed of being not pressed. Order of eviction dated 17.09.2015 passed by the Rent Controller, which was affirmed in appeal by the Appellate Authority is confirmed. However, the revision petitioner is allowed period upto 30.11.2019 to vacate the tenanted premises, subject to the following terms:-

- (i) The petitioners-tenant will pay/deposit the entire due rent upto February, 2019 within a period of two weeks.
- (ii) She will keep on paying/depositing the advance rent of subsequent months upto 30.11.2019 @ ₹ 500/- per month on or before 7th day of each calendar month.
- (iii) She will file an affidavit before the Rent Controller within three weeks giving details of entire payment of rent and undertaking to vacate and hand over the vacant possession of the tenanted premises to the

respondents-landlord on or before 30th November, 2019

In case, the petitioner-tenant makes default of any of the above-said terms, the respondents-landlords would be entitled to execute the order of eviction forthwith.

Disposed of accordingly.

February 26, 2019

vijay saini

(JAISHREE THAKUR)
JUDGE