

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

222

CR-1992-2014 (O&M)

DATE OF DECISION: 20.01.2020

DHARAM PAL

... Petitioner(s)

Versus

KULDIP SINGH MAHAL

... Respondent(s)

CORAM: HON'BLE MR. JUSTICE ANUPINDER SINGH GREWAL

Present: Mr. Amit Jain, Advocate for the petitioner.

Mr. Sandeep Verma, Advocate for the respondent.

ANUPINDER SINGH GREWAL, J. (ORAL)

Learned counsel for the petitioner states that he has received instructions from the petitioner, who is present in Court, that he shall hand over the vacant possession of the premises by 31.05.2020. He shall pay the arrears of rent within a period of one month before the Rent Controller. He shall also file an undertaking to this effect. He also contends that the petitioner does not own any other premises and, therefore, he would be put to hardship if he is not granted reasonable time to vacate the premises.

Learned counsel for the respondent contends that although the warrants of possession had been issued and the petitioner had given assurance that he will vacate the premises by 28.02.2020. He has no objection if the petitioner hands over vacant possession positively by 31.05.2020 provided he clears arrears of rent within a period of one month which are pending for over several years.

In view of the above, four months time is granted to the petitioner/tenant for making alternate arrangements, subject to his furnishing an undertaking within a period of one month before the learned Rent Controller, Chandigarh that actual, physical, vacant possession of the demised premises would be handed over to the respondent/landlord by 31.05.2020. The undertaking shall also state that the entire arrears of rent shall be cleared within a period of one month.

Needless to say that any violation of the aforesaid terms shall entitle the landlord to seek his eviction forthwith with police help, if necessary and without recourse to any remedy besides the petitioner/tenant making himself liable to contempt proceedings.

Petition is disposed of in the aforesaid terms.

Pending application(s), if any, shall also stand disposed of.

(ANUPINDER SINGH GREWAL)
JUDGE

20.01.2020.

SwarnjitS

Whether speaking/reasoned	:	Yes / No
Whether reportable	:	Yes / No