

IN THE HIGH COURT OF PUNJAB AND HARYANA AT CHANDIGARH

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**Civil Revision No. 1915 of 2022
Date of Decision:13.05.2022**

Om Parkash Soodan

---Petitioner

versus

Rekha Rani

---Respondent

CORAM: HON'BLE MRS. JUSTICE MANJARI NEHRU KAUL

Present: Mr. Anshul Jain, Advocate
for the petitioner

MANJARI NEHRU KAUL, J.

The petitioner-tenant by filing present petition is impugning the order dated 11.2.2019, passed by the Rent Controller, Khanna, vide which he was ordered to hand over the vacant possession of the shop shown as red in the site plan, as fully detailed in the head note of the ejection petition within 02 months, and order dated 17.3.2022 passed by the Appellate Authority, Ludhiana whereby his appeal preferred against the order dated 11.2.2019 was dismissed.

Learned counsel for the petitioner, after arguing for some time, prays for a reasonable time to vacate the demised premises so that he can arrange for an alternate accommodation in the meantime.

In the wake of the prayer made by learned counsel and without issuing any notice to the respondent, to avert any further delay and expenses that he may have to incur to defend these proceedings, the revision petition

is disposed of in the following terms:

- (i) The petitioner-tenant shall continue to occupy the demised premises for a period of five months from today upto 13.10.2022;
- (ii) The petitioner-tenant shall clear all arrears of rent, if any, within a week from today and shall continue to deposit the agreed rent by 7th of every month till 13.10.2022, or till he remains in occupation of the premises;
- (iii) The petitioner-tenant shall clear all pending electricity and water bills, if any, within two weeks from today, and shall continue to pay those charges till 13.10.2022, or till he vacates the premises;
- (iv) The petitioner-tenant shall vacate and hand over the actual physical possession of the demised premises, free from all encumbrances, to the respondent/landlord on or before 13.10.2022;
- (v) The petitioner-tenant shall furnish an affidavit in the above terms before the Executing Court/Trial Court within two weeks from today, failing which the arrangement set out in this order shall stand vacated and the respondent shall be at liberty to execute the order of ejectment forthwith;
- (vi) In the event of even a single default, this arrangement shall stand vacated and the respondent shall be free to execute the order of ejectment forthwith and obtain possession and appropriate proceedings for breach of this arrangement shall also be initiated against the petitioner.

(MANJARI NEHRU KAUL)
JUDGE

13.05.2022
PARAMJIT

Whether speaking/reasoned:

Yes

Whether reportable :

Yes/No