

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

123

CR-3855-2022 (O&M)
Date of decision: 14.09.2022

PARKASH CHAND

....Petitioner

Versus

ADITYA

...Respondent(s)

CORAM: HON'BLE MRS. JUSTICE MANJARI NEHRU KAUL

Present : Ms. Sharmila Sharma, Advocate
for the petitioner.

MANJARI NEHRU KAUL. J. (ORAL)

The petitioner-tenant by filing present petition is impugning the order dated 24.10.2017, passed by the Rent Controller, Sonapat vide which he was ordered to hand over the vacant possession of Shop No.1 situated at Gohana Road, Sonapat bearing Municipal Committee No.1343/7 within 02 months and order dated 02.08.2022 passed by the Appellate Authority, Sonapat, whereby appeal preferred by the petitioner against the order dated 24.10.2017 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 nine months from today upto 15.06.2023;
- (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 15.06.2023, 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 15.06.2023, 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 15.06.2023;
- (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

September 14, 2022

S.Sharma(syr)

Whether speaking/reasoned : *Yes/No*

Whether reportable : *Yes/No*