

112-a **IN THE HIGH COURT OF PUNJAB AND HARYANA AT
CHANDIGARH**

CR-5518-2022
Decided on:-29.11.2022

Jagpal Singh

....Petitioner

vs.

M/s Roxy Bar & Restaurant and others

....Respondents.

CORAM:HON'BLE MR. JUSTICE HARKESH MANUJA

Present: Mr. R.S. Bajaj, Advocate,
for the petitioner.

HARKESH MANUJA J. (Oral)

By way of present revision petition, petitioner-landlord has approached this Court, praying for issuance of direction to the learned Rent Controller, Jalandhar, for expeditious disposal of Rent Case No.395/ 2019 dated 28.11.2019, titled as “Jagpal Singh and others vs. M/s Roxy Bar & Restaurant etc.”

2. Facts leading to the present case are that an eviction petition was filed at the instance of petitioner-landlord, seeking ejectment of respondents-tenant, as regards his commercial building known as Channa Mansion Building, situated opposite Friends Theatre, Old Post Office Road, Jalandhar, on account of non-payment of rent as well as for personal necessity. The ejectment petition was filed on 28.11.2019. Upon notice, respondents No.1 and 2 appeared through counsel and filed their written statement on 05.07.2022.

3. It has been contended on behalf of petitioner-landlord that despite the fact that the parties completed their pleadings, the trial in the

eviction petition has not commenced. He further submits that even till date the provisional assessment of rent has not been adjudicated upon by the Rent Controller.

4. Learned counsel for the petitioner also submits that out of the four petitioners in the eviction petition, three are now more than 65 years of age, waiting for their rights to be adjudicated upon by the learned Rent Controller.

5. I have heard learned counsel for the petitioner and gone through record.

6. Considering the fact that three out of the four petitioners-landlord in eviction petition are already 65 years of age and eviction petition filed at their instance, on the ground of bonafide necessity is still lingering on at the initial stage, despite expiry of almost 3 years now, I deem it appropriate to request the learned Rent Controller, so as to expedite the disposal of the aforementioned eviction petition and to decide the same preferably within a period of one year from today.

7. Keeping in view the nature of proceedings, the present petition is being disposed off without issuing notice to the respondents, least it may further delay the proceedings.

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

29.11.2022
sonika

(HARKESH MANUJA)
JUDGE

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