



W.P.No.16955 of 2025

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IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED : 05.06.2025

CORAM

THE HONOURABLE MR. JUSTICE N.ANAND VENKATESH

W.P.No.16955 of 2025

Dharmaraj

.. Petitioner

VS

1. The Revenue Divisional Officer
Office of Revenue Divisional Officer
Ranipet – 632 401.

2. The Revenue Divisional Officer
Office of Revenue Divisional Officer
Arakkonam.

.. Respondents

Prayer: Petition filed under Article 226 of the Constitution of India, seeking a writ of mandamus, directing the respondents to consider the petitioner's representation dated 07.12.2021 regarding deposit of his rent as per order passed by District Munsif Court, Arakkonam in RLTOP.2/2021 dated 17.11.2021.

For Petitioner : Mr.N.Elayaraja

For Respondents : Mr.T.M.Rajangam
Government Advocate

Page No.1 of 6



W.P.No.16955 of 2025

ORDER

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This writ petition has been filed for issuance of a writ of mandamus, to direct the respondents to deal with the application submitted by the petitioner on 07.12.2021, wherein, the petitioner has sought for depositing the rent as per the order passed by the District Munsif Court, Arakkonam in R.L.T.O.P.No.2 of 2021 dated 17.11.2021.

2. Heard *Mr.E.Elayaraja*, learned counsel for the petitioner and *Mr.T.M.Rajangam*, learned Government Advocate for the respondents.

3. The case of the petitioner is that he was a tenant under one *B.Ramamurthy Rao* with respect to the subject property. He has also been paying the rent regularly. Subsequently, the property vested with one *R.Sathish Kumar* and he was receiving rents. The petitioner received a notice from the said *R.Sathish Kumar* as if there are arrears of rent and directed the petitioner to pay the same.

4. The specific case of the petitioner is that the rent has been regularly paid and the dispute was raised by the said *R.Sathish Kumar*.

Page No.2 of 6



W.P.No.16955 of 2025

WEB COPY

The petitioner filed an application in R.L.T.O.P.No.2 of 2021 before the District Munsif Court, Arakkonam, under Section 14 of the Act for depositing the rent into Court. The Court rejected the petition on 17.11.2021 stating that a Rental Authority has been appointed and the petitioner has to deposit the rent only before the said Authority.

5. Pursuant to the above order, the petitioner filed an application before the first respondent on 07.12.2021 to permit the petitioner to deposit the rent. The said application was forwarded to the second respondent and thereafter, there was no response. The petitioner, therefore, submitted an application on 07.03.2024 requesting to furnish the status of the application submitted by the petitioner. The petitioner received a response from the first respondent dated 12.03.2024 stating that the application could be filed only within the jurisdiction of Arakkonam. Even thereafter, a communication dated 25.04.2024 was received from the second respondent and there was absolutely no clarity as to the status of the application submitted by the petitioner. It is under these circumstances, the present writ petition has been filed before this Court seeking appropriate relief.

Page No.3 of 6



W.P.No.16955 of 2025

WEB COPY

6. When the matter came up for hearing before this Court on 02.06.2025, this Court directed the learned counsel for the petitioner to furnish the proof of filing the application before the first respondent. When the matter was taken up for hearing today, the learned counsel for the petitioner produced the proof and it is seen that the seal of the first respondent is available with the date as 07.12.2021. However, it is not clear as to whether the first respondent has forwarded the same to the second respondent.

7. The learned Government Advocate, on instructions, submitted that the application is not available on the file of the second respondent and to substantiate the same, the learned Government Advocate relied upon the communication that was sent by the second respondent dated 25.04.2024.

8. In the considered view of this Court, one of the Authorities will have to deal with the application submitted by the petitioner. If the application is not available with the second respondent, it is left open

Page No.4 of 6



W.P.No.16955 of 2025

WEB COPY

to the petitioner to submit an application before the second respondent along with the endorsement that was made by the first respondent when it was originally filed on 07.12.2021. On receipt of the same, the second respondent shall deal with the application and pass appropriate orders in accordance with law as expeditiously as possible.

9. This writ petition is disposed of in the above terms. There shall be no order as to costs.

05.06.2025

Speaking Order/Non-Speaking Order.
Internet : Yes/No.
Index: Yes/No.
Neutral Citation: Yes/No

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To

1. The Revenue Divisional Officer
Office of Revenue Divisional Officer
Ranipet – 632 401.
2. The Revenue Divisional Officer
Office of Revenue Divisional Officer
Arakkonam.

N.ANAND VENKATESH, J.

Page No.5 of 6



WEB COPY



W.P.No.16955 of 2025

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W.P.No.16955 of 2025

05.06.2025

Page No.6 of 6