



WEB COPY

A No. 2156 of 2025



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 24-04-2025

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THE HONOURABLE MR JUSTICE S. S. SUNDAR

A No. 2156 of 2025

1. Administrator General and Official
Trustee of Tamil Nadu
High Court, Chennai 600 104.

Applicant(s)

Vs

1. nil
nil

Respondent(s)

A No. 2156 of 2025

PRAYER

To permit the Administrator General and Official Trustee of Tamil Nadu to accord sanction to the tenant to demolish the existing dilapidated structure at No.29, Singarachari Street, Triplicane, Chennai 600 005 and put up temporary structure to run a food court in the premises.

For Applicant(s): Mr. D.Lingeswaran,
Administrator General And
Official Trustee Of Tamil Nadu



ORDER

WEB COPY This application is filed to permit the learned Administrator General and Official Trustee of Tamil Nadu (“AG & OT” for brevity) to accord sanction to the tenant to demolish the existing dilapidated structure at No.29, Singarachari Street, Triplicane, Chennai 600 005, and put up temporary structure to run a food court in the premises.

2.The learned AG & OT has filed a report *inter alia* pointing out that the property at Door No.29, Singarachari Street, Triplicane, Chennai, was let out by way of public auction in 2023 and that a person by name P.M.Sukumar was the successful bidder in respect of portions of the property. Despite the property being let out to tenants already, it is admitted by the learned AG & OT that the building requires immediate demolition. The other tenant has also addressed a letter to the learned AG & OT recording her no objection. Despite the fact that the building is in dilapidated condition, it is stated that one of the tenant is paying rent at the rate of Rs.1,41,755/- for the portions taken on lease for a long time. However, immediately after entering into the lease, the prospective lessee



has made a request to permit him to demolish the building and then to put up temporary construction on his own, so that the leased out property can be commercially exploited by the prospective lessee. The learned AG & OT in his report, has submitted that the building is almost in a collapsable condition. Hence, the learned AG & OT, who has inspected the property, is convinced that the building as a whole requires immediate demolition, or else, it will endanger the public if no steps are taken.

3. In such circumstances, this Court is of the view that the application has to be allowed. Accordingly, **this application is allowed.** Since the property will be a vacant land after demolition and the successful bidder has taken the property on lease, permission is granted to the prospective lessee to carry out demolition and thereafter, carry on business by putting up a temporary structure to run his food court for which he took the property on lease. Learned AG & OT is directed to monitor the demolition process so that there will be no claim as against the Trust Estate in this process of demolition.

24-04-2025



A No. 2156 of 2025



Index: Yes/No

Speaking/Non-speaking order

Internet: Yes

Neutral Citation: Yes/No

mkn

To

The Administrator General and Official
Trustee of Tamil Nadu,
High Court Campus,
Chennai – 600 104.



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S.S.SUNDAR J.

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