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

CM-3759-CII-2024 in/and
CR-1060-2021 (O&M)
Date of decision: 26.11.2025

Tilak Raj Verma

...Petitioner

Versus

Inderpal Singh Kalra and another

...Respondents

CORAM: HON'BLE MR. JUSTICE VIKAS BAHL

Present: Mr. Arihant Jain, Advocate and
Mr. Varun Jain, Advocate for the petitioner.

Mr. Mridul Mahajan, Advocate for
Mr. Puneet Sharma, Advocate for the respondents.

VIKAS BAHL, J. (ORAL)

CM-3759-CII-2024

1. This is an application filed under Section 151 CPC for adjudication regarding the maintainability of the present petition and for preponement of the date of hearing in the main case from 04.02.2026 to an early date.

2. It has been jointly submitted by learned counsel for the parties that instead of deciding the present application, let the main petition be disposed of.

3. Accordingly, the present application is disposed of by



preponing the date of hearing in the main case from 04.02.2026 to today and the main case is taken on Board today itself for final disposal.

Main case

1. This is a revision petition filed under Article 227 of the Constitution of India for setting aside the order dated 09.04.2021 (Annexure P-6) passed by the Rent Controller, Jalandhar.

2. On 14.11.2025, this Court had passed the following order:-

*“Present:- Mr. Puneet Sharma, Advocate and
Ms. Mridul Mahajan, Advocate for the
applicants-respondents.*

*Learned counsel for the applicants-respondents has
submitted that apart from other issues, the main revision
petition is not maintainable as impugned order is
appealable.*

*Notice in the application to learned counsel for the
non-applicant/petitioner for 26.11.2025.*

To be taken up after the urgent list.

14.11.2025”

3. Learned counsel for the petitioner has submitted that in view of the said objection and in view of the settled law, he seeks to withdraw the present revision petition with liberty to the petitioner to challenge the impugned order by filing an appeal. It is further prayed that since the petitioner has been pursuing the present revision petition thus in case the petitioner files an appeal within a period of 15 days from today, the Appellate Authority be directed not to dismiss the same solely on the



ground of limitation.

4. Learned counsel for the respondents has submitted that the respondents have no objection to the said course of action.
5. Keeping in view the abovesaid facts and circumstances, the present revision petition is dismissed as withdrawn with liberty to the petitioner to challenge the impugned order by filing an appeal.
6. It is made clear that in case the petitioner files statutory appeal within a period of 15 days from today then same would not be dismissed by the Appellate Authority solely on the ground of limitation.
7. All the pending miscellaneous applications, if any, shall stand disposed of in view of the abovesaid order.

26.11.2025
Pawan

(VIKAS BAHL)
JUDGE

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