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IN THE HIGH COURT OF PUNJAB AND HARYANA
AT CHANDIGARH

Date of decision: 11.12.2025

(I) ARB-194-2025

M/S TUV INDIA PRIVATE LIMITED

...Applicant(s)

VERSUS

M/S IREO HOSPITALITY COMPANY PRIVATE LIMITED

...Respondent(s)

(II) ARB-195-2025

M/S TUV INDIA PRIVATE LIMITED

...Applicant(s)

VERSUS

M/S IREO GRACE REALTECH PRIVATE LIMITED

...Respondent(s)

CORAM: HON'BLE MR. JUSTICE JASGURPREET SINGH PURI

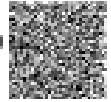
Present:- Mr. Mayank Aggarwal, Advocate
for the applicant.

Mr. Prateek Rathee, Advocate
for the respondent.

JASGURPREET SINGH PURI, J. (Oral)

1. Both these applications are taken up together for final disposal with the consent of learned counsels for the parties.

2. The present applications have been filed under Section 11 of the Arbitration and Conciliation Act, 1996 (hereinafter referred to as 'the Act')



seeking appointment of an independent Arbitrator to adjudicate the disputes and differences which have arisen between the parties.

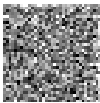
3. Respective replies have been filed on behalf of the respondent in the Court today in both the cases and the same are taken on record.

4. Learned counsel for the applicant in both the cases submitted that a work order was executed between the parties vide Annexure P-1, which contains an arbitration clause providing for the appointment of a Sole Arbitrator. He further submitted that since a dispute has arisen between the parties, the applicant invoked the arbitration clause by issuing notices vide Annexure P-4 dated 24.05.2024 in ARB-194-2025 and vide Annexure P-3 dated 24.05.2024 in ARB-195-2025, but no response was received from the respondents and therefore, the present applications have been filed seeking appointment of an independent Arbitrator.

5. On the other hand, learned counsel for the respondent submitted that there is no dispute with regard to the existence of the aforesaid work order, the arbitration clause and also the invocation of the arbitration clause by way of issuance of notices as aforesaid. He further submitted that the only objection of the respondent is that the claim of the applicant is time barred.

6. I have heard the learned counsels for the parties.

7. The existence of the aforesaid work order, the arbitration clause and the invocation of the aforesaid arbitration clause by way of issuance of notices as aforesaid is not in dispute. The objection raised by the learned counsel for the respondent that the claim of the applicant is time barred can be dealt with only by the learned Arbitrator and not by this Court at the reference



stage under Section 11 of the Act. Therefore, all the essential conditions for appointment of a Sole Arbitrator under Section 11 of the Act stand satisfied.

8. Consequently, both the applications are allowed. Sh. G. S. Bajwa, Advocate, resident of # 247 PP, Emaar Mohali Hills, Sector-108, S.A.S. Nagar, Punjab, Mobile No.-9814103628, E-mail ID-bajwags58@yahoo.co.in, is nominated as the Sole Arbitrator to adjudicate the dispute between the parties, subject to compliance of statutory provisions including Section 12 of the Act, in both the cases.

9. Parties in both the cases are directed to appear before the learned Arbitrator on date, time and place to be fixed and communicated by the learned Arbitrator at his convenience.

10. Fee shall be paid to the learned Arbitrator in accordance with the Fourth Schedule of the Arbitration Act, as amended.

11. Learned Arbitrator is also requested to complete the proceedings in both the cases as per the time limit prescribed under Section 29-A of the Act.

12. A request letter alongwith a copy of the order be sent to Sh. G. S. Bajwa, Advocate.

(JASGURPREET SINGH PURI)
JUDGE

11.12.2025
Chetan Thakur

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