



CR-3844-2023 (O&M)

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IN THE HIGH COURT OF PUNJAB AND HARYANA AT
CHANDIGARH

(125)

CR-3844-2023 (O&M)

Date of decision: - 19.09.2025

M/s Humble Hospitality Punjab Pvt. Ltd.

....Petitioner

Versus

Dinesh Anand and others

.....Respondents

CORAM : HON'BLE MR. JUSTICE VIKAS BAHL

Present:- Mr. Sunil Chadha, Senior Advocate, with
Mr. Bikramjit Singh Patwalia, Advocate,
Mr. Akshay Chadha, Advocate, and
Ms. Taanvi Dhull, Advocate,
for the petitioner.

Mr. Prateek Sodhi, Advocate
for respondents No.1 and 2.

None for respondent No.3.

VIKAS BAHL, J. (ORAL)

1. Present civil revision petition has been filed under Article 227 of the Constitution of India for setting aside the order dated 17.05.2023 (Annexure P-11) whereby the application filed by the petitioner to file rejoinder to the replication filed by the respondents has been dismissed by the Rent Controller, Amritsar.

2. On 17.09.2025, this Court was pleased to pass the following order: -

*“Present:- Mr. Sunil Chadha, Sr. Advocate with
Mr. Bikramjit Singh Patwalia, Advocate and
Ms. Taanvi Dhull, Advocate for the petitioner.*

Mr. Prateek Sodhi, Advocate for respondent

Nos.1 and 2.

Learned counsel for the parties pray for an adjournment to get instructions in the matter.

Adjourned to 18.09.2025.

To be taken up at 01:45 pm.

17.09.2025”

3. Thereafter, on 18.09.2025, the case was adjourned to today.
4. Learned counsel for respondents No.1 and 2, who filed the rent petition for eviction and are the contesting respondents, have very fairly submitted that he has instructions to state that the impugned order dated 17.05.2023 (Annexure P-11) be set aside and the application dated 21.10.2021 (Annexure P-6) filed by the petitioner for allowing to file rejoinder to the replication be allowed and the rejoinder to the replication dated 21.10.2021 (Annexure P-7) be taken on record. It is further submitted that however since the rent petition is pending for 04.10.2025, thus, the Rent Controller be directed to decide the main case as expeditiously as possible. It is further submitted that the case is now pending for deciding the application filed by the petitioner for not assessing the provisional rent. It is stated that in the said application, the reply has already been filed and the same is now listed for 04.10.2025 and prayed that the Rent Controller be directed to decide the said application and the aspect of provisional assessment, as expeditiously as possible, in a time bound manner. It is further stated that counsel appearing for the respondents No.1 and 2 before the Rent Controller would fully assist the Court in expeditious disposal of the case.

5. Learned senior counsel for the petitioner, on instructions, has submitted that in view of the stand taken by the respondents No.1 and 2, counsel for the petitioner before the Rent Controller also undertakes to fully assist the Court in expeditious disposal of the case.

6. Keeping in view the above-said facts and circumstances and the fair stand taken on behalf of the petitioner as well as of the contesting respondents No.1 and 2, the present revision petition is allowed and the impugned order dated 17.05.2023 is set aside and the application filed by the petitioner dated 21.10.2021 for permitting the petitioner to file rejoinder to the replication is allowed and the Rent Controller is directed to take on record the rejoinder dated 21.10.2021 (Annexure P-7) in accordance with law. The Rent Controller is requested to decide the application filed by the petitioner for not assessing the provisional assessment and also the aspect of provisional assessment, as expeditiously as possible, preferably, within a period of six weeks from 04.10.2025, which is stated to be the next date of hearing. The Rent Controller is also requested to decide the main rent petition, which is pending since 2018, as expeditiously as possible.

7. As undertaken before this Court, all the counsel concerned would fully assist the Rent Controller in the expeditious disposal of the case.

(VIKAS BAHL)
JUDGE

September 19, 2025
naresh.k

Whether reasoned/speaking?	Yes/No
Whether reportable?	Yes/No