



IN THE HIGH COURT OF JUDICATURE AT MADRAS

DATED: 27-03-2026

CORAM

THE HON'BLE MRS.JUSTICE N. MALA

CMP No. 7748 of 2026

AND

CRP NO. 4290 OF 2025, CMP NO. 22017 OF 2025, CMP NO. 7538 OF 2026

Ravi Kattari

Apt. 1, Varuna 4 Sundaram Salai R.A.Puram,
Chennai 28

..Appellant(s)

Vs

1. The Chairman and Managing Director, SIPCOT
No.19A, Rukmani Lakshmipathy Road,
Egmore, Chennai 600008
2. The Special Tashildar (Ia)
SIPCOT, Irungattukottai Scheme,
Sriperumbudur Taluk

..Respondent(s)

CRP No. 4290 of 2025

The Chairman And Managing Director
SIPCOT, No.19A, RukmaniLakshmipathy Road,
Egmore, Chennai 600008

..Appellant(s)

Vs

1. Ravi Kattari
S/o Admiral Ram Das Katari Res at Varuna
No.4, SundaramSalai Raja Annamalaipuram,
Chennai 600 028
2. The Special Tashildar (Ia)
SIPCOT, Irungattukottai Scheme,
Sriperumbudur Taluk

..Respondent(s)

CMP No. 22017 of 2025

The Chairman And Managing Director
SIPCOT, No.19A, RukmaniLakshmipathy Road,



Egmore, Chennai 600008

..Appellant(s)

Vs

1. Ravi Kattari
S/o Admiral Ram Das Katari Res at Varuna
No.4, SundaramSalai Raja Annamalaipuram,
Chennai 600 028
2. The Special Tashildar (Ia)
SIPCOT, Irungattukottai Scheme,
Sriperumbudur Taluk

..Respondent(s)

CMP No. 7538 of 2026

Ravi Katari
Apt. 1, Varuna
4 Sundaram Salai
R.A.Puram, Chennai 28

..Appellant(s)

Vs

1. The Chairman and Managing Director, SIPCOT
No.19A, Rukmani Lakshmipathy Road,
Egmore, Chennai 600008
2. The Special Tashildar (Ia)
SIPCOT, Irungattukottai Scheme,
Sriperumbudur Taluk

..Respondent(s)

CMP No. 7748 of 2026

To permit the Petitioner to withdraw the amount of Rs.3,74,44,154/- along with accrued interest till date which was deposited on 06.03.2025 to the credit of E.P. No. 2870 of 2018 is pending on the file of the learned VIth City Civil Court at Chennai

CRP No. 4290 of 2025

To set aside the docket order of attachment dated 14.08.2025 in EP.No. 2870/2018 in LAOP.No. 75/2007 on the VI Assistant City civil Court, Chennai



CMP No. 22017 of 2025

To stay of all further proceedings in EP.No. 2870/2018 in
LAOP.No. 75/2007 on the VI Assistant City civil Court, Chennai

CMP No. 7538 of 2026

To vacate the interim stay granted on 04-09-2025 in CMP No.
22017 of 2025 in CRP No. 4290 of 2025

CMP No. 7748 of 2026

For Appellant(s): S.Vijay Anand
Maithili Shaan Katari Libby

For Respondent(s):

Order

- (1) The petition is filed by the petitioner to withdraw the amount of Rs.3,74,44,154/- along with the accrued interest, from the date of deposit, i.e., 06.03.2025, till date, in EP.No.2870/2018, pending on the file of the learned VI Judge, City Civil Court, Chennai.
- (2) The petitioner voluntarily handed over possession of his lands without any acquisition proceedings for the purpose of opening an IT Park by the State, on the assurance that the petitioner would be compensated on mutually acceptable terms. However, to the dismay of the petitioner, the State had failed to keep up its promise. Thereafter, an Award was passed and the Land Acquisition Officer/Referring Officer, by the Award dated 27.07.2006, in Award No.1/2006, fixed the compensation at Rs.15,000/- per cent. Aggrieved by the Award of the Land Acquisition Officer, the petitioner filed LAOP.No.75/2007 before the learned Additional Sub



WEB COPY

Judge, Chengalpattu, for enhancement of the compensation for the lands.

The learned Additional Sub Judge, Chengalpattu, enhanced the compensation for the lands to Rs.1 lakh per cent. Challenging the enhancement, the respondents filed an appeal before a Division Bench of this Court, in AS.No.621/2018 and the Division Bench of this Court modified the judgment and decree of the LAOP Court and fixed the compensation at Rs.87,200/- per cent. On further appeal by the respondents before the Hon'ble Supreme Court in SLP.No.5289/2023, the judgment and decree of the Appellate Court was confirmed with liberty to seek clarification from the Division Bench. Pursuant to the liberty granted in the SLP, the respondents filed a review petition before the Division Bench of this Court and the same is pending. Since the respondents failed to pay the compensation amount, the petitioner filed EP.No.2870/2018. During the pendency of the EP, the respondents deposited a sum of Rs.3,74,44,154/- on 06.03.2025, In EP.No.870/2018, an order of attachment was passed on 14.08.2025. The respondents, aggrieved by the attachment order dated 14.08.2025, filed the above Civil Revision Petition and obtained an order of interim stay.

- (3) The petitioner states that, under the circumstances the petitioner has filed the aforesaid petition to withdraw the amount of Rs.3,74,44,154/- deposited to the credit of EP, on 06.03.2025.



(4) Heard the learned counsels appearing on either side and perused the materials placed on record.

(5) It is seen that the dispute is with regard to the compensation fixed for the land. Whereas, the petitioner claims that the Division Bench of this Court has rightly fixed the value of the land at Rs.87,200/- per cent, the respondents contend that there is a miscalculation and that even as per the judgment of the Division Bench, the value is only Rs.80,000/- per cent.

(6) Be that as it may, the claim in the EP is Rs.8,86,98,535/-. If the petitioner withdraws the amount of Rs.3,74,44,154/-, then the total amount withdrawn by him will be Rs.7,21,96,848/- leaving a balance of Rs.1,65,01,687/- to be paid to the petitioner. Therefore, this Court is of the view that no prejudice will be caused to the respondents, if the petitioner is permitted to withdraw Rs.3,74,44,154/-, lying in the credit of EP.No.2870/2018, along with the accrued interest.

(7) The petition is **ordered** accordingly.

(8) Post the Civil Revision Petition along with the connected miscellaneous petitions for hearing on 24.04.2026.

27-03-2026

AP

Internet: Yes



CMP No. 7748 of 2026

To

1. The Chairman and Managing Director, SIPCOT
No.19A, Rukmani Lakshmipathy Road,
Egmore, Chennai 600008
2. The Special Tashildar (Ia)
SIPCOT, Irungattukottai Scheme,
Sriperumbudur Taluk

CRP No. 4290 of 2025

To

1. Ravi Kattari
S/o Admiral Ram Das Katari Res at Varuna No.4, SundaramSalai Raja
Annamalaipuram, Chennai 600 028
2. The Special Tashildar (Ia)
SIPCOT, Irungattukottai Scheme, Sriperumbudur Taluk



WEB COPY

CMP No. 7748 of 2



N.MALA J.

AP

**CMP No. 7748 of 2026
AND
CRP NO. 4290 OF 2025,
CMP NO. 22017 OF 2025,
CMP NO. 7538 OF 2026**

27-03-2026