



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

(125)

CR-3719-2026 (O&M)

Date of Decision:-04.05.2026

MOHAMMAD SHAHID

... Petitioner

Versus

SULEMAN (SINCE DECEASED) THROUGH HIS LRS

... Respondents

-:-

CORAM: HON'BLE MR. JUSTICE VIRINDER AGGARWAL

Present: Mr. Imran Farooqi, Advocate,
for the petitioner.

VIRINDER AGGARWAL, J. (Oral)

1. The present petition has been filed under Article 227 of the Constitution of India seeking directions to the learned Appellate Authority, Malerkotla, to expeditiously dispose of the appeal filed by the respondent/appellant. The said appeal arises out of an ejectment petition filed by the petitioner/landlord seeking possession of the demised premises on the ground of *bona fide* personal necessity, which has been allowed. Aggrieved thereby, the respondent/appellant preferred an appeal, which has been pending since 2022, having been registered on 30.08.2022, and is being adjourned from time to time.

2. It is contended that the petitioner/landlord has been granted an ejectment order on the ground of *bona fide* personal necessity, and in the event the appeal is not disposed of within a time-bound period, the rights of the petitioner/landlord would be seriously prejudiced. Since the appeal arises from an ejectment order passed on the ground of *bona fide* personal necessity, the same is required to be disposed of expeditiously. However, in the present case, the appeal has been pending for nearly four years and has not been taken up for hearing on merits, and is being adjourned repeatedly without any justifiable cause.



3. Considering the facts and circumstances of the case, it is a fit case where the jurisdiction vested in this Court under Article 227 of the Constitution of India is required to be exercised. Accordingly, the present petition is disposed of with a direction to the learned Appellate Authority, Malerkotla to dispose of appeal of the respondent/tenant after hearing both the parties on merits within a period of one month from the date next fixed before the learned Appellate Authority.

4. Petition stands disposed of accordingly.

5. As a natural corollary, since the main cases stand disposed of, all4miscellaneous application(s), if any, shall also stand disposed of, as no fruitful purpose would be served by keeping them.

04th May, 2026
S. Pathania

(VIRINDER AGGARWAL)
JUDGE

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