



\$~6

* **IN THE HIGH COURT OF DELHI AT NEW DELHI**

+ RFA 530/2016

RAJINDER SINGH

..... Appellant

Through: Mr. Pramod Kumar Sharma,
Mr. Manish Kumar, Mr. Vikas
Singh and Mr. Naman Jain,
Advocates.

versus

RATTAN LAL & ANR

..... Respondents

Through: Mr. Vikram Singh and Ms.
Priyanka Singh, Advocates.

CORAM:

HON'BLE MR. JUSTICE PRATEEK JALAN

ORDER

%

10.10.2023

CM APPL. 43558/2019 (for directions)

1. The captioned appeal is directed against a judgment and decree dated 29.02.2016 by which the appellant's suit for possession of the suit property was dismissed. The appeal was admitted by order dated 11.07.2018. By an interim order dated 09.10.2018, parties were directed to maintain *status-quo* with regard to possession and title of the suit property.
2. The respondents have filed this application for permission to complete the work of plastering and whitewash in the rooms, toilet, bathroom and kitchen of the suit property.
3. The respondents contend that, at the time when the order of *status-*



quo was passed, they were in the process of renovating the suit property, which remains in their possession as a result of the dismissal of the appellant's suit.

4. Having heard learned counsel for the parties, the application is disposed of with the direction that the respondents may complete the work of plastering and whitewash in the suit property, but will not undertake any other construction or renovation without the leave of the Court. It is made clear that regular maintenance, upkeep and repair of the suit property may be undertaken, keeping the construction as it is at present. This order will bind the parties during the pendency of the appeal.

5. It is also made clear that the respondents will not claim any special equities arising out of any work undertaken pursuant to this order. The order is passed without prejudice to the rights and contentions of the parties in the appeal.

6. The application is disposed of with these directions.

RFA 530/2016

The appeal has already been admitted.

The Registry is directed to list the matter in the "Regular List" in its own turn.

PRATEEK JALAN, J

OCTOBER 10, 2023

SS/