

Dated:

ORDER

1. Whereas the DU No. 1020/2, Sector 39, Chandigarh was allotted on lease hold basis to Sh. Ramesh Kumari Tejpal W/o Sh. R.T. Tejpal on the terms and conditions stipulated in the allotment letter No. 4301, dated 09.06.1993, Registration No. 412. It was transferred in the name of Sh. Rattan Singh S/o Sh. Sampooran Singh vide no. 19527 dated 20.10.2025 on the basis of GPA/SPA/Sub GPA transfer policy. Again, it was transferred in the name of Sh. Sukhpal Singh Dhillon S/o Late Sh. Rattan Singh Dhillon vide no. 8836, dt. 23.09.2019 on the basis of Registered Will transfer policy. Further, transferred in the name of Smt. Snigdha Kumari W/o Sh. Rupesh Kumar & Sh. Rupesh Kumar S/o Sh. Rakesh Chandra Prasad vide no. 15742, dt. 26.09.2023 on the basis of Consensual transfer policy.
2. And whereas, as per the condition of the allotment letter, the dwelling unit could be used for the purpose of residence only and not for any other purpose. No additions/alterations could be made therein without prior approval of the Board in writing.
3. And whereas, it had come to the Notice of the Board that the following violations have been made in the dwelling unit:
 - Balcony extended with RCC Slab and door opened (Old)
 - Room has been constructed at top terrace with RCC slab (Old)
4. And whereas, it is clear that the allottee/occupant had acted in contravention to the provisions contained in clause 14 of allotment letter and also the provision of Regulation 17 of the Chandigarh Housing Board (Allotment, Management and Sale of Tenements) Regulations, 1979.
5. And whereas, a Show Cause Notice No. CHB/2017/SDEPHII/ENF/1688-1691 dated 20.11.2017 was served on the allottee/occupant vide which he had been called upon to show cause in writing/personal hearing on 19.12.2017 at 11:00 AM as to why the Registration and Allotment/Tenancy of D/Unit No. 1020/2, Sector 39, Chandigarh be not cancelled/resumed and amount forfeited as per terms of the Allotment letter and further action to evict him from the dwelling unit by following the procedure prescribed under rules as framed under Chapter VI of Haryana Housing Board act 1971 etc., as extended to UT of Chandigarh.
6. And whereas, the allottee/occupant did not remove the violations/encroachments despite having been given number of opportunities for hearings for removing the said encroachments/ violations. The following violations and encroachments still exist in the Dwelling Unit :-
 - Balcony extended with RCC Slab and door opened (Old)
 - Room has been constructed at top terrace with RCC slab (Old)
7. And whereas, in the proceedings dated 30.01.2025, the allottee was appeared and stated that He had removed all the violations. Enforcement Officer was accordingly directed that inspection may be carried out through Randomized inspection module and put for further orders.
8. And whereas, the DU No. 1020/2, Sector 39, Chandigarh was inspected by Enforcement branch on 07.04.2025, through Randomized inspection module, the inspection report is reproduced as follows:-

Sr. No.	Violation	Status
1.	Balcony extended with RCC Slab and door opened	Extended part still exists
2.	Room has been constructed at top terrace with RCC slab	Removed

9. Now, therefore, in view of the above facts & circumstances, the undersigned is left with no option but to cancel the registration/ allotment of D.U. No. 1020/2, Sector 39, Chandigarh. The amount deposited by the allottee stands forfeited in terms of the provisions of the allotment letter on account of breach of terms and conditions of the allotment letter and also the provisions of Section 17 of Chandigarh Housing Board (Allotment, Management and Sale of Tenements) Regulations, 1979.
10. The allottee/occupant is further advised to hand over the possession of dwelling unit in question to the Chief Engineer, Chandigarh Housing Board, Chandigarh within 30 days from the date of issue of this order failing which eviction proceedings shall be initiated against the allottee for eviction from the said premises from the un-authorized possession.



(Ajay Chagti, IAS)
Chief Executive Officer,
Chandigarh Housing Board,
Chandigarh.

To

1. Smt. Snigdha Kumari & Sh. Rupesh Kumar
D.U. No. 1020/2, Sector 39, Chandigarh.
2. One copy of this order to be pasted on the entry gate of
D.U. No. 1020/2, Sector 39, Chandigarh.

Endst. No. CHB/E.O./Dy.E.O. I/2025/2127192

Dated: 27-05-2025

A copy is forwarded to the following for information and necessary action:-

1. The Chief Engineer, Chandigarh Housing Board, Chandigarh for necessary action in the matter. He is requested to furnish the information with regard to taking over possession of the house in question from the allottees after the termination of the period as stipulated in the cancellation order.
2. The Enforcement Officer, Chandigarh Housing Board, Chandigarh for further necessary action.
3. The Chief Accounts Officer, Chandigarh Housing Board, Chandigarh, for information and further necessary action with regard to forfeiture of amount as per condition of the allotment letter.
4. The Computer Incharge, CHB, Chandigarh.



Chief Executive Officer,
Chandigarh Housing Board,
Chandigarh.