

COMMON ORDER BELOW EXH.1

IN RCA 129/2024, RCA 130/2024, RCA 131/2024, RCA 132/2024, RCA 133/2024, RCA 134/2024, RCA 135/2024, RCA 136/2024, RCA 137/2024, RCA 138/2024, RCA 139/2024, RCA 140/2024, RCA 143/2024, RCA 144/2024, RCA 145/2024, RCA 147/2024, RCA 148/2024, RCA 173/2024, RCA 174/2024, RCA 175/2024 and RCA 01/2025

I have heard arguments in all above referred Appeals which are filed by tenants against respondent i.e. Nanded Waghala City Municipal Corporation, Nanded.

2. During the course of arguments, I find element of settlement of dispute between parties through mediation.

3. On behalf of all Appellants uniformly it is submitted that, they are not against the development which is being carried out by respondent. However, there must be transparency and welfare and rehabilitation of all tenants and respondents which are staying there since long in premises of respondent. They have also submitted that they have no objection if they are allotted less area of the shop in which now they are running their businesses, in newly constructed building provided that they should be accommodated on ground floor or lower floor of said building.

4. It appears that, dispute between the parties is going on since 2013 and due to different court matters intended development work of respondent has been stalled. So, in my view, the dispute between parties having element of settlement therefore, the dispute needs to be referred for mediation.

5. It is also pointed out that, except all these Appellants other tenants and respondents are there in premises/ property of respondent. So, in my view, in order to have proper discussion and negotiations before Mediator concern all tenants be called for mediation. Thus, following arrangement would be helpful for effective mediation.

- 1) Both parties are directed that, they should inform the names of their Representative/ Proxy to take part in the process of mediation. If amongst all tenants and residents it is not possible to appoint one representative or proxy then they may form different groups at least of 25 tenants and appoint one representative for them. So also, one or two Advocates shall remain present in the process of mediation on behalf of all tenants.
- 2) List of names of all tenants (including those who are not parties in Appeals or Litigation before Court) be provided with their shop and house numbers.
- 3) Respondent is also directed to inform the name of responsible Authority of Nanded City Waghala Municipal Corporation and its Advocate for participating in mediation process.
- 4) Both parties are directed to submit information stated above on or before 10/06/2025.
- 5) After receipt of information this Court will pass specific order for appointment of Mediator.

Date :07/05/2025

(Sunil G. Vedpathak)
Principal District Judge,
Nanded.

Certificate

I affirm that the contents of this PD.Ffile Order/Judgment are same word to word, as per the original Order/judgment.

Name of Stenographer	:-	Vijaykumar Govindrao Dandare, Stenographer Grade III.
Court name	:-	Sessions Judge,Nanded.
Date	:-	07/05/2025.
Order/Judgment signed by		
Presiding officer on	:-	07/05/2025.
Order/Judgment uploaded on:-		08 /05/2025.

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