

**EJECTMENT SUIT NO. :- 168 OF 2017**  
**(CNR No. WBPS01-000420-2017)**  
**(JO CODE No. WB01165)**

**Before Smt. P. Shukla, Ld. Judge, 2nd Bench.**

Order no. - 45  
Dt. 17.03.2025

Today is fixed for P.H.

Heard the petition under Section 151 of CPC.

Both parties filed hazira.

Ld. Advocate for defendant prays to condone the delay of depositing the arrear of rent within stipulated time as per order of the Court dated 14.01.2025 on the ground that on 27.01.2025, Ld. Advocate for defendant was engaged due to hospitalization and treatment of his mother.

Plaintiff raised no objection.

Heard. Considered.

The court is of the view that period of default of payment is January, 2015 to November, 2015 and accordingly at the time of determination of petition under Section 7(2) of W.B.P.T. Act, defendant was given a chance of one month to deposit the same.

It is settled law that no second chance to deposit the arrear of rent could be granted. The Court cannot extend the time period to deposit arrear rent nor can condone the delay, once the defendant is defaulter to comply the order under Section 7(2) of W.B.P.T. Act.

Accordingly, this court is not inclined to allow this petition.

Hence, it is

**ORDERED**

that the petition under Section 151 of CPC dated 06.03.2025 is rejected without any order as to cost.

To 11.06.2025 for for P.H. of the suit positively.

D/C by me.

Sd/-

Judge, Bench - II,  
P.S.C. Court, Calcutta.

Sd/-

Judge, Bench - II,  
P.S.C. Court, Calcutta.