



W.P.No.1131 of 2026

IN THE HIGH COURT OF JUDICATURE AT MADRAS

Dated : 21.01.2026

WEB COPY

CORAM

THE HONOURABLE Ms. JUSTICE P.T. ASHA

W.P.No. 1131 of 2026

S.M.Syed Barkath

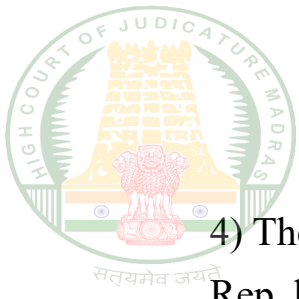
...petitioner

Vs.

1)The Executive Engineer
Tamil Nadu Urban Habitat Development Board
No.5, Kamarajar Salai,
Chepauk,
Chennai – 600005

2) The Managing Director
Tamil Nadu Urban Habitat Development Board,
No.5, Kamarajar Salai,
Chepauk,
Chennai – 600005.

3) The Chairman
Tamil Nadu Urban Habitat Development Board,
No.5, Kamarajar Salai,
Chepauk,
Chennai – 600005.



4) The State of Tamil Nadu,

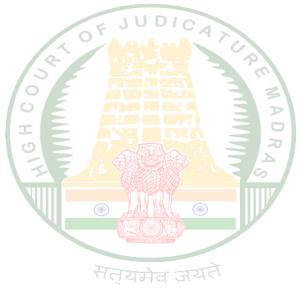
Rep. by its Secretary to Government,
Housing and Urban Development Department,
Secretariat, Fort St. George,
Chennai - 600009.

...Respondents

Prayer: Writ Petition is filed under Section 226 of the Constitution of India for issue of Writ of Mandamus, directing the respondents herein to consider the petitioner's representation dated 14.11.2025 and execute sale deed in respect of the property in Plot No.101, Sadhik Basha Nagar, Alwarthirunagar, Chennai – 600 087, comprised in S.No.163(part), Alwarthirunagar Village, Ambattur Taluk, Chennai District, after verifying the relevant records, in favour of the petitioner, within a time frame fixed by this Court.

For petitioner : Mr. Ralph V. Manohar

For Respondents : Mr. Yogesh Kannadasan
Special Government Pleader



ORDER

WEB COPY

This writ petition is filed for the following relief:

“To direct respondents herein to consider the petitioner's representation dated 14.11.2025 and execute a sale deed in respect of the property in Plot No.101, Sathik Basha Nagar, Alwarthirunagar, Chennai – 600 087, comprised in S.No.163 (part), Alwarthirunagar Village, Ambattur Taluk, Chennai District, after verifying the relevant records, in favour of the petitioner, within a time frame fixed by this Court.”

2. The petitioner would submit that he is the lawful allottee and occupant of the house site bearing Plot No.101, Sathik Basha Nagar, Alwarthirunagar, Chennai – 600 087, comprised in Survey No.127/6B of Alwarthirunagar Village, Ambattur Taluk, Chennai District, which forms part of a housing scheme developed by the then Tamil Nadu Slum Clearance Board.



WEB COPY

3. The petitioner would submit that the said plot was originally allotted in the month of September 1991, by the Tamil Nadu Slum Clearance Board, in favour of the petitioner's elder sister, Mumtaj Begum. The petitioner subsequently acquired all the rights over the said plot from his sister by paying the full consideration and accordingly, the allotment was formally transferred and re-allotted in the petitioner's name on 28.03.1996, by the Tamil Nadu Slum Clearance Board, itself. Immediately thereafter, the petitioner paid the amounts demanded towards the cost and scheme charges, i.e., Rs.1,277/- and Rs.4,000/- on 28.03.1996, and Rs.11,493/- and Rs.10/- on 31.03.1996, aggregating to a total sum of Rs.16,780/-, which were duly acknowledged by respondents.

4. The petitioner would further submit that from the year 1996, he has been in continuous, peaceful and uninterrupted possession and enjoyment of the said property and has been regularly paying all statutory dues including property tax, water tax, sewerage charges and electricity consumption charges, all of which now stands in his name.



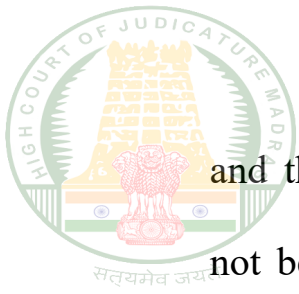
W.P.No.1131 of 2

Thus, the petitioner has fully complied with all conditions of the housing scheme and is legally entitled to execution of a sale deed in his favour, in respect of the said plot.

5. The petitioner would submit that in spite of all the payments and despite respondents having recognised allotment in his favour nearly three decades ago, the respondents have failed to execute the sale deed in his favour. Hence, the petitioner submitted a detailed representation dated 14.11.2025, requesting respondents to peruse the records and execute a sale deed in his favour. Though the said representation was duly received, no action has been taken till date. Therefore, the petitioner has approached this Court by filing the present writ petition.

6. Heard the learned counsels on either side and perused the records.

7. Considering the fact that the petitioner has purchased the said property and has been in possession of the property since the year 1996



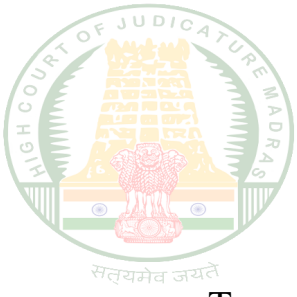
W.P.No.1131 of 2

and the fact that the petitioner's representation dated 14.11.2025 has not been considered to date, respondents are directed to consider the petitioner's representation and pass orders on merits and in accordance with law or execute a sale deed in favour of the petitioner, within a period of 3 weeks from the date of receipt of a copy of this order.

8. With the above observation and direction, this writ petition is allowed. No costs.

21.01.2026

kan



WEB COPY

To

1)The Executive Engineer
Tamil Nadu Urban Habitat Development Board
No.5, Kamarajar Salai,
Chepauk,
Chennai – 600005

2) The Managing Director
Tamil Nadu Urban Habitat Development Board,
No.5, Kamarajar Salai,
Chepauk,
Chennai – 600005.

3) The Chairman
Tamil Nadu Urban Habitat Development Board,
No.5, Kamarajar Salai,
Chepauk,
Chennai – 600005.

4) The Secretary to Government,
Housing and Urban Development Department,
Secretariat, Fort St. George,
Chennai - 600009.



WEB COPY



W.P.No.1131 of 2026

P.T. ASHA, J

kan

W.P.No. 1131 of 2026

21.01.2026