

A.No. 424/25

15.07.2025

Fresh appeal filed. Be checked and registered.

Present : Sh. Sita Ram Tanwar, appellant in person.

Issue notice of interim application(s) as well as appeal to the respondent through concerned Chief Law officer.

The Executive Engineer (B) is directed to ensure the presence of the concerned AE(B), who shall appear in person along with the record of the proceedings, status report and reply on next date of hearing.

Put up for arguments on interim application(s) and appeal on 13.08.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (V)

A.No. 432/25

15.07.2025

Fresh appeal filed. Be checked and registered.

Present : Sh. Vimal Dhingra, Ld. counsel for the appellant.

Issue notice of interim application(s) as well as appeal to the respondent through concerned Chief Law officer.

The Executive Engineer (B) is directed to ensure the presence of the concerned AE(B), who shall appear in person along with the record of the proceedings, status report and reply on next date of hearing.

Put up for arguments on interim application(s) and appeal on 19.08.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (V)

A.No. 452/25

15.07.2025

Fresh appeal filed. Be checked and registered.

Present : Sh. Shashi Pratap Singh, Ld. counsel for the appellant.

Part arguments heard.

Ld counsel for the appellant seeks sometime to take instructions in respect of title documents of the property as well as necessary parties involved.

Put up for consideration on 24.07.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (V)

A.No. 83/23 (M) in appeal No.370/20

15.07.2025

Present : Sh. Sanam Malhotra, Ld counsel for the applicant /  
appellant.

Sh. Ashutosh Gupta , Ld counsel for the respondent  
MCD.

Ld. counsel for applicant /appellant submits that he has  
instructions to withdraw the present application in view of  
the directions passed by the Court of Sh. Sanjay Garg,  
Ld. Principal District & Sessions Judge (Central) vide  
order dated 07.01.2025.

Separate statement of the Ld. counsel of applicant  
/appellant has been recorded in this regard.

In view of the facts and circumstances, the present  
application filed by the applicant /appellant is dismissed  
as withdrawn.

Copy of this order be sent to the AE (B) concerned for  
information.

Appeal file be consigned to record room.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)

A.No. 111/24 (M) in appeal No.370/20

15.07.2025

Present : Sh. Sanam Malhotra, Ld counsel for the applicant /  
appellant.  
Sh. Ashutosh Gupta , Ld counsel for the respondent  
MCD.

Ld. counsel for applicant /appellant submits that he has  
instructions to withdraw the present application in view of  
the directions passed by the Court of Sh. Sanjay Garg,  
Ld. Principal District & Sessions Judge (Central) vide  
order dated 07.01.2025.

Separate statement of the Ld. counsel of applicant  
/appellant has been recorded in this regard.

In view of the facts and circumstances, the present  
application filed by the applicant /appellant is dismissed  
as withdrawn.

Copy of this order be sent to the AE (B) concerned for  
information.

Appeal file be consigned to record room.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)

A.No. 370/25 & 326/25

15.07.2025

File taken up today on application seeking preponement of hearing.

Present : Sh. Dalip Rastogi, Ld counsel for the appellant.

Ld. counsel for appellant submits that the structure is partially built and requires urgent repairs in view of the Monsoon season.

Notice of the application be issued to the respondent MCD for 25.07.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)

A.No. 351/25

15.07.2025

Present : None.

Reader of the Tribunal informs that the matter is listed before this Tribunal on 30.07.2025 but inadvertently reflected in the cause list.

Accordingly, put up for date and purpose already fixed on **30.07.2025.**

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)

A.No. 356/25

15.07.2025

Present : Sh. Rajeev Kumar Bhola, Sh. Manmohan Singh & Sh. M.C. Upreti, Ld counsel for the appellant along with appellant in person.  
Sh. V.K. Aggarwal, Ld counsel for the respondent.  
Sh. M.S. Bammi & Ms. Lavee Tyagi, Ld counsel for the intervener.

An application under Order 1 Rule 10 CPC is filed by the applicant Mr. Kulwant Singh. Copy supplied to the appellant as well as MCD.

Ld counsel for MCD submits that they will filed reply as well as record during the course of day. It is informed that another appeal bearing no. 299/25 against the demolition order is already listed before this Tribunal on 12.11.2025. Both the cases needs to be heard together as they are pertains to the same property.

Accordingly, put up for reply an arguments on application under Order 1 Rule 10 CPC, arguments on pending interim applications as well as appeal on 12.11.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (V)



A.No. 417/25, 418/25, 419/25 & 420/25

15.07.2025

Present : Ms. Sachi Jain and Mr. Aditya Kumar, Ld counsel for the appellant.

Sh. Ashutosh Gupta, Ld. counsel for respondent in appeal No.417/25 and 420/25.

Sh. Avishek Kumar, Ld counsel for the respondent alongwith Sh. Shriniwas, AE(B) in appeal No.418/25 & 419/25.

Record is produced. It be deposited with Registry and tagged with the file.

Mr. Shriniwas AE(B) seeks some time to file status report in the matter and request that the matter be listed in next week for the purposes of arguments.

Ld. counsel for appellant opposes the adjournment request of the MCD and presses the interim application.

Before venturing to decide the interim application it will be prudent to give an opportunity to the MCD to file status report in this matter.

Accordingly, at request of parties, the matter be listed for arguments on interim application seeking stay as well as appeal on **21.07.2025**.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)

A.No. 555/13, 558/13, 563/13, 565/13 & 566/13

15.07.2025

Present : Sh. Yakesh Anand, Ld counsel for the appellant joined through VC with Mr. Akshay, Advocate present in the Court.

Appellant in person in appeal No.558/13.

Sh. Anubhav Gupta, Ld counsel for the respondent joined through VC in appeal No. 555/13, 558/13, 563/13.

Sh. Ravi Ranjan, Ld counsel for the respondent joined through VC in appeal No. 565/13.

Sh. Mohit Sharma, Ld counsel for the respondent in appeal No. 566/13.

Sh. Bhushan Kumar, EE(B) and Ms. Mithlesh Kumari, AE(B).

Status report is filed by the MCD in terms of previous order clarifying that the land use of the site under reference is residential as per MPD-2021. Copy supplied. Put up for further arguments on the point of appeal on **26.09.2025**.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)

A.No. 342/16

15.07.2025

Present : Sh. Amit Kumar & Sh. Ashish Verma, Ld counsel for the  
appellant.  
Sh. Mohit Sharma, Ld. counsel for the respondent.

Part arguments heard.

Some clarifications are required on the aspect of service  
of impugned order. The then AE(B) is directed to appear  
before the Tribunal on next date of hearing.

Put for the purpose already fixed on 29.08.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (B)

A.No. 698/16 & 697/16

15.07.2025

Present : Sh. G.R. Verma, Ld counsel for the appellant along with  
Sh. Deepak Grover, Advocate.  
Sh. V.K. Aggarwal, Ld counsel for the respondent.

Part arguments heard.

Ld counsel for appellant is disputing the service of show  
cause notice as well as impugning order.

Some clarifications are required from the then AE(B). He  
is directed to appeal before this Tribunal on next date of  
hearing.

Put up for further arguments on pending interim  
applications and appeal on 14.11.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (V)

A.No. 461/17 & 500/17

15.07.2025

Present : Appellant in person.  
Ms. Renu Soni, Nodal Officer on behalf of the respondent / MCD.  
Sh. Saurabh Khosla & Ms. Minakshi Kalra, intervener in person.

An adjournment is sought by appellant Ms. Kiran Khanna as counsel is un-available today being busy before Hon'ble High Court of Delhi. On last hearing also the adjournment happened due to non-availability of counsel of appellant Ms. Kiran Khanna.

In the interest of justice, one last and final opportunity is granted.

Put up for arguments on the point of appeal on 27.11.2025.

It is clarified that no further request for adjournment shall be entertained in the matter.

Interim orders to continue till the next date of hearing.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (V)

A.No. 476/17 & 510/17

15.07.2025

Present : Sh. Saurabh Khosla & Ms. Minakshi Kalra, Ld counsel for the appellant.  
Ms. Renu Soni, Nodal Officer on behalf of the respondent / MCD.  
Ms. Kiran Khanna, intervener in person.

Part arguments heard.

Arguments could not be concluded today as counsel for the respondent is unavailable today being busy in Hon'ble High Court of Delhi.

Put up for further arguments on the point of appeal on 27.11.2025.

Interim orders to continue till next date of hearing in appeal no. 476/17.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (V)

A.No. 485/19

15.07.2025

Present : Sh. V.K. Sharma, Ld counsel for the appellant joined through VC.  
Sh. Ashutosh Gupta, Ld counsel for the respondent.

Part arguments heard.

Ld. counsel for appellant seeks some time to inspect the record before addressing the arguments in the matter.

In the interest of justice one more opportunity is granted to the appellant to address the arguments in the matter.

Put up for purpose fixed on **15.12.2025**.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)

A.No. 256/20, 257/20 & 258/20

15.07.2025

Present : Sh. G.D. Mishra, Ld counsel for the appellant joined through VC.

Sh. Mohit Sharma, Ld counsel for the respondent.

Ld. counsel for MCD seeks some time to produce the MCD record in terms of previous order. Opportunity granted.

Put up for purpose already fixed on **20.11.2025**.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)



A.No. 369/20 & 370/20

15.07.2025

Present : Sh. Sanam Malhotra, Ld counsel for the appellant.  
Sh. Ashutosh Gupta, Ld counsel for the respondent.

Part arguments heard.

Put up for further arguments on the point of appeal on  
**27.10.2025.**

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)

A.No. 441/21

15.07.2025

Present : Sh. R.B.Singh & Sh. Gurpreet Singh , Ld counsel for the appellant.

Sh. Umesh Burnwal , Ld counsel for the respondent joined through VC.

Part arguments heard.

Put up for further arguments along with connected appeal no.66/22.

Put for the purpose already fixed on 20.11.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (B)

A.No. 66/22

15.07.2025

Present : Sh. V.K.Bajaj & Sh. P.S.Bhalla, Ld counsel for the appellant.

Sh. Umesh Burnwall , Ld counsel for the respondent joined through VC.

An application under Order 1 Rule 10 CPC is moved on behalf of Ms. Manjeet Kaur. Copy supplied to appellant as well as MCD.

Put up for reply and arguments on application under Order 1 Rule 10 CPC on 20.11.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (B)

A.No. 451/22

15.07.2025

Present : Proxy counsel for the appellant.  
Sh. V.K.Aggarwal, Ld counsel for the respondent.

It is informed that arguing counsel for appellant Mr. C.M. Grover is unavailable today due busy in Hon'ble High Court of Delhi.

In the interest of justice, one more opportunity is granted to appellant to address arguments in the matter.

Put for the purpose already fixed on 16.12.2025.

Interim orders to continue till the next date of hearing.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (B)

A.No. 539/22

15.07.2025

Present : Sh. Sanam Malhotra, Ld counsel for the appellant joined through VC.

Ms. Renu Soni, Nodal Officer on behalf of MCD.

An adjournment is sought on behalf of the MCD as main counsel Sh. Ranjit Pandey is un-available today being busy before the Hon'ble High Court of Delhi.

In the interest of justice one more opportunity is granted to the appellant to address the arguments in the matter.

Put up for purpose fixed on **18.11.2025**.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)

A.No. 382/23

15.07.2025

Present :           None for the appellant.  
                  Ms. Renu Soni, Nodal Officer on behalf of MCD.

No one is present on behalf of the appellant in Tribunal  
and in VC despite various calls since morning.

No adverse order is being passed today in the interest of  
justice.

Put up for purpose fixed on **20.11.2025**.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025   (J)

A.No. 436/23

15.07.2025

Present : Sh. Davinder Kumar, Ld counsel for the appellant.  
Sh. Shivdutt Kaushik, Ld counsel for the respondent.

Arguments on application under Section 5 of Limitation Act as well as appeal heard at length from Ld counsel of both the parties.

Put up for orders on 16.07.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (V)

A.No. 533/23 & 535/23

15.07.2025

Present : Sh. G.D. Mishra, Ld counsel for the appellant joined through VC.

Sh. V.K. Aggarwal, Ld counsel for the respondent.

Part arguments heard.

Some clarifications are required from AE(B) concerned in respect of issues of sub-division of plots involved in this case. The then AE(B) is directed to appear before this Tribunal on next date of hearing.

Put up for further arguments on the point of appeal on 16.12.2025.

Interim orders to continue till the next date of hearing in appeal no. 533/23.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (V)



A.No. 63/24

15.07.2025

Present : Ms. Pinki Manu, Ld counsel for the appellant.  
Sh. V.K.Aggarwal, Ld counsel for the respondent.

Ld. counsel for appellant informs that vide letter dated 27.05.2025 MCD has regularized the property in question.

Ld. counsel for MCD seeks some time to take instructions and file status report in the matter.

Put for status report and purpose already fixed on 21.07.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (B)

A.No. 344/24 & 388/24

15.07.2025

Present : Sh. Dalip Rastogi, Ld counsel for the appellant.  
Sh. V.K.Agarwal, Ld counsel for the respondent in  
appeal no.344/24.  
Sh. Ashutosh Gupta, Ld counsel for the respondent in  
appeal no.388/24.  
None for respondent nos. 2 to 7.  
Dr. Sarabjeet Sharma , Ld counsel for the respondent  
nos. 8 & 9.

Written synopsis is filed on behalf of appellant. Copy  
supplied.

Part arguments heard.

Ld. counsel for respondent nos. 2 to 7 is given one last  
and final opportunity to address arguments in the matter,  
failing which the Tribunal shall be constrained to proceed  
further as per law.

At joint request of all the parties, matter be listed for  
further arguments on the point of appeal on 24.07.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 R

A.No. 890/24

15.07.2025

Present : Sh. Dalip Rastogi, Ld counsel for the appellant.  
Sh. Sanjeet Kumar, proxy counsel for Sh. Pritish Sabharwal, Ld. counsel for respondent joined through VC.

Ld. counsel for MCD informs that regularization application is still under consideration of the department. Accordingly, put up for the purpose already fixed on 11.12.2025.

Interim orders to continue till the next date of hearing.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 R

A.No. 907/24

15.07.2025

Present : Sh. Arjun Malik , Ld counsel for the appellant.  
Sh. V.K.Aggarwal, Ld counsel for the respondent.  
Sh. R.K.Singh, Proxy counsel for Sh. Anupam Sharma,  
Ld. counsel for DDA.

Status report is filed by DDA informs that they are tracing the relevant record. Copy supplied.

In the interest of justice, one more opportunity is given to DDA to verify the record in terms of previous order and file status report in the matter.

Put up for the purpose already fixed on 24.11.2025.

Interim orders to continue till the next date of hearing.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 R

A.No. 956/24

15.07.2025

Present : Sh. Sanjeev Kumar , Proxy counsel for the appellant.  
Sh. Ashutosh Gupta, Ld counsel for the respondent.

It is informed that arguing counsel for appellant Mr. Raj Kumar Chandiwal is unavailable due to medical exigency in his family.

In the interest of justice, one more opportunity is granted to appellant to address arguments in the matter.

Put up for the purpose fixed on 16.12.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 R

A.No. 1095/24 and 1084/24  
15.07.2025

File is taken up today on an application moved u/s 151 CPC seeking early hearing in the matter.

Present : Sh. Gurmit Singh Hans, Ld counsel for the appellants.  
Sh. Sanjeet Kumar, proxy counsel for Sh. Prithish Sabharwal, Ld. counsel for respondent in appeal No.1095/24.  
Sh. Ajay Gaur, Ld. counsel for the respondent in appeal No.1084/24.

No reasonable ground for early hearing is cited in the application and the application is without merits.

At this stage Ld. counsel for appellant submits that they are not pressing present application and seeks permission to withdraw the same.

Separate statement of Ld. counsel for appellant has been recorded in this regard.

In view of the above facts and circumstances, the application under section 151 CPC seeking early hearing is dismissed as withdrawn.

Ld. counsel for MCD has assure that they will not take any adjournment in the matter and will address the arguments on the next date of hearing.

Accordingly, put up for purpose and date already fixed i.e. **21.08.2025.**

Interim orders to continue till the next date of hearing in appeal No.1084/24.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (J)

A.No. 58/25

15.07.2025

Present : Sh. Shashank Rai, Ld counsel for the appellant .  
Sh. Ajay Gaur, Ld counsel for the respondent. Fresh Vakalatnama is filed by Ld. counsel for respondent. It be taken on record.

Part arguments on application condonation of delay heard.

At page 6/C of MCD record there is endorsement that demolition order was sent by speed post. The speed post receipt and tracking report is not on record. MCD is directed to file the same on or before next date of hearing.

Put up for further arguments on application seeking condonation of delay on 23.09.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (B)

A.No. 197/25

15.07.2025

Present : Sh. M.P.S.Kasana, Ld counsel for the appellant.  
Sh. Ashtosh Gupta, Ld counsel for the respondent.

Arguments on application under Section 5 of Limitation Act and application seeking permission to file additional documents as well as appeal are heard at length from Ld. counsels of both the parties.

Put up for orders on 24.07.2025.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 (B)



A.No. 353/25 & 354/25  
15.07.2025

Present : Sh. Lokesh Bhardwaj, Ms. Ashna Narang and Sh. Yash Upadhaya, Ld. counsel for the appellant.  
Sh. Sanjay Sharma, Ld counsel for the respondent / NDMC.

The present case was reserved for orders on 04.06.2025. Thereafter appellant filed written synopsis on 04.07.2025 and NDMC filed their written synopsis on 03.07.2025 in the Registry of this Tribunal.

In the written synopsis NDMC has taken a plea that the property is regulated by LBZ (Lutyens Bungalow Zone) guidelines and none of the violation mentioned in show cause notice and demolition order are compoundable. The LBZ guidelines are not placed before the Tribunal by NDMC.

It will be important to appreciate LBZ (Lutyens Bungalow Zone) guidelines to ascertain the plea taken by the NDMC in their written synopsis.

NDMC is directed to place on record LBZ (Lutyens Bungalow Zone) guidelines within a week from today.

Put up for further arguments on the point of clarifications on LBZ guidelines as well as appeal on 26.08.2025.

Status quo be continue till next date of hearing.

(ABHILASH MALHOTRA)  
Addl. District & Sessions Judge  
P.O.: Appellate Tribunal, MCD  
15.07.2025 R