A.No. 979/26
Chaman Lal Dhingra and Anr. Vs. MCD

08.10.2026

Fresh appeal received. It be checked and registered.

Present : Sh. Rajesh Kumar, Ld counsel for the appellant.

Submissions heard. File perused.

This appeal has been filed against two demolition orders of two different properties, which is not maintainable and separate appeal for each demolition order is required to be filed.

At this stage, Ld. counsel for the appellant submits that he does not press this appeal for property no. G-70, West Patel Nagar, Delhi and this appeal may be treated only in respect of property no. G-68, West Patel Nagar, Delhi and he be given liberty to file separate appeal against the demolition order of property no. G-70 as per law.

In view of the submissions made by ld. counsel for the appellant, now this appeal is treated only against the demolition order of property no. G-68, West Patel Nagar, Delhi. Appellant is at liberty to file appeal against the demolition order of property no. G-70 as per law.

Issue notice of interim application(s) as well as appeal to the respondent/MCD through concerned Chief Law officer and also to the private respondent(s), if any.

….contd.2

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 **18.01.2027.**

Till next date of hearing, no coercive action be taken against the property of appellant i.e. G-68, First floor, West Patel Nagar, Double Storey, Delhi, in pursuance of the demolition order dated 23.02.2026. This interim order shall not come in the way of any order/directions passed by the Hon'ble High Court as well as Hon'ble Supreme Court of India. It is also made clear that no encroachment on the public land is protected. The appellant is directed not to raise any further construction in the property in question.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 982/26
Shiv Kumar Grover and Ors. vs. MCD

08.10.2026
Fresh appeal received. It be checked and registered.

Present : Sh. Varun Bhandari and Sh. Rohitt Madan, Ld counsel for the appellant.

Submissions heard. File perused.

Issue notice of interim application(s) as well as appeal to the respondent/MCD through concerned Chief Law officer and also to the private respondent(s), if any.

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 **21.12.2026**.

Till next date of hearing, no coercive action be taken against the property of appellant i.e. property no. 8, Hemkunt Colony, G.K.-I, New Delhi, in pursuance of the demolition order dated 17.09.2026. This interim order shall not come in the way of any order/directions passed by the Hon'ble High Court as well as Hon'ble Supreme Court of India. It is also made clear that no encroachment on the public land is protected. The appellant is directed not to raise any further construction in the property in question.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 987/26
Ruchi Chawla and Others vs. MCD

08.10.2026

Fresh appeal received. It be checked and registered.

Present : Sh. Ronit Rampuriya, Ld counsel for the appellant.
Submissions heard. File perused.

Issue notice of interim application(s) as well as appeal to the respondent/MCD through concerned Chief Law officer and also to the private respondent(s), if any.

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 **21.01.2027.**

Till next date of hearing, no coercive action be taken against the property of appellant i.e. B-8/7, Krishana Nagar, Delhi, in pursuance of the demolition order dated 10.09.2026. This interim order shall not come in the way of any order/directions passed by the Hon'ble High Court as well as Hon'ble Supreme Court of India. It is also made clear that no encroachment on the public land is protected. The appellant is directed not to raise any further construction in the property in question.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 989/26

08.10.2026

Fresh appeal received. It be checked and registered.

Present : Sh. Sumit Goswami, Ld counsel for the appellant joined through VC.

Submissions heard. File perused.

Issue notice of interim application(s) as well as appeal to the respondent/MCD through concerned Chief Law officer and also to the private respondent(s), if any.

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 **03.11.2026**.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 525/25, 526/25, 527/25, 528/25, 529/25 & 530/25

08.10.2026

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

Files are taken up today on applications of early hearing filed on behalf of the appellant.

The appellant claimed that he has applied for regularization of the subject property.

The next date of hearing in the matters is 08.12.2026

The appeals are of the year 2025. In view of the heavy pendency, no early hearing is possible. The applications are dismissed.

Put up on the date fixed i.e. **08.12.2026** for the purpose fixed.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 374/26

08.10.2026

Present : Sh. Noorain Jawaid, Ld counsel for the appellant joined through VC.

File is taken up today on an application u/s 151 CPC of early hearing filed on behalf of the appellant.

The next date of hearing in the matter is 30.10.2026.

Issue notice of this application to be Dy. Commissioner of MCD with directions to be present in person with explanation as to why the order dated 29.09.2026 has not been complied with, for the date fixed.

Put up on the date fixed i.e. **30.10.2026**.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 732/26
Gopal Singh and Anr. Vs. MCD

08.10.2026

Present : Ms. Priya Rana, Ld counsel for the appellant. Fresh Vakalatnama filed, same is taken on record

Sh. Vikas Gupta, Ld counsel for the respondent along with Sh. Subodh Hathwal, AE(B), Shahdara S. Zone. Fresh Vakalatnama filed, same is taken on record.

Status report is filed by the MCD, copy supplied.

The record has been produced and returned.

An application seeking withdrawal of the aforesaid appeal has been filed on behalf of the appellant.

Ld. counsel for the appellant submits that as the appellant wants to apply for regularization of the subject property, she has instructions from the appellant to withdraw the aforesaid appeals and she may be permitted to withdraw the aforesaid appeal.

Statement of ld. counsel for the appellant recorded separately to this effect.

In view of the statement made by the ld. counsel for the appellant, the aforesaid appeal stands disposed off as withdrawn.

The demolition order is upheld.

Record of the respondent, if any, be returned along with copy of this order and appeal file be consigned to record room.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 803/26

08.10.2026

Present : Dr. Kumar Dutta, Ld counsel for the appellant joined through VC along with appellant in person.
Sh. Nishant Walia, Ld. proxy counsel for Sh. Pritish Sabharwal, counsel for the respondent.

The record has already been deposited. It can be inspected by the counsel for the appellant.

Arguments heard on the applications seeking condonation of delay of about 268 days in filing the aforesaid appeal. As per this application, the appellant received the copy of the demolition order on 08.11.2025 and this appeal was filed on 02.09.2026 with a delay of more than 8 months. The grounds pleaded are not plausible, yet with an endeavour to decide the appeals on merits, the delay is condoned subject to deposit a cost of Rs. 5,000/- with the Registry.

The application stands disposed of.

At request, put up for arguments on the pending interim application as well as appeal on **14.12.2026.**

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 815/26

08.10.2026

Present : Sh. Nitesh Rana (Sr. Advocate who himself is GPA Holder of appellant) joined through VC along with Ms. Anwesha Mishra and Sh. Suyash Pandey, Ld counsels for the appellant.
Sh. Atul Tanwar, Ld counsel for the respondent. Fresh Vakalatnama filed, same is taken on record.
None for the respondent no. 2.
Sh. Ajjay Aroraa, Ld. Senior Advocate along with Sh. Vansh Luthra, counsel for the respondent no. 3 to 5. Memo of appearance filed.

Amended memo of parties filed.

Private respondents seek some time to file reply.

Reply, if desired to the appeal and accompanying application be filed within 4 weeks with advance copy to the other side.

Ld. counsel for the MCD submits that this appeal has not been instituted by a duly authorized person as the GPA executed in favour of Mr. Aditya Narayan was only in respect of filing of writ petition and not an appeal before this Tribunal. The appellant undertakes to file proper GPA on or before the next date of hearing.

Record has not yet been submitted by the respondent. Let the same be filed on or before the next date of hearing.

Put up for awaiting record as well as reply and arguments on **16.11.2026**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 820/26
Era Sharma Vs. MCD

08.10.2026

Present : Sh. Hitesh Mehra, Ld counsel for the appellant along with appellant. Fresh Vakalatnama filed, same is taken on record
Sh. Atul Tanwar, Ld counsel for the respondent. Fresh Vakalatnama filed, same is taken on record

Status report is filed by the MCD, copy supplied.

Ld. counsel for the appellant submits that he has instructions from the appellant to withdraw the aforesaid appeal and he may be permitted to withdraw the aforesaid appeal with liberty to file afresh, if need arises.

Statement of the appellant herself recorded separately to this effect.

In view of the statement made by the appellant herself, the aforesaid appeal stands disposed off as withdrawn with liberty as prayed subject to law of limitation.

Record of the respondent, if any, be returned along with copy of this order and appeal file be consigned to record room.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 912/26, 913/26, 914/26, 915/26, 916/26, 917/26 & 918/26

08.10.2026

Present : Sh. Rajat Singh, Ld counsel for the appellant.

File is taken up today on an application for change of date.

The next date of hearing in the matter is 30.11.2026.

In view of the reason given, let the notice of this application be issued for **18.11.2026**.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 922/26

08.10.2026

Present : Sh. V.B. Singh, Ld counsel for the appellant.
Sh. Atul Tanwar, Ld counsel for the respondent. Fresh Vakalatnama filed, same is taken on record.
Sh. Anil Panwar and Sh. Siddharth Chaudhary, ld. counsels for the intervener Sh. Manish Chauhan.

Status report is filed by the MCD, copy supplied.

Reply to the application under Order I rule 10 CPC filed by the appellant. Copy supplied.

Arguments on maintainability of the application under order 1 Rule 10 CPC heard. Even if it is presumed that all the averments made in the application is correct, then also in this proceeding between the appellant and the MCD the applicant has no right to participate and he cannot become a party as there is a clear-cut judgment of Delhi High Court in case ***Hardayal Singh Mehta Vs MCD, AIR 1990 Delhi 170*** in which it is held that in the matter between the appellant and the MCD, no third person can join and become a party to such proceedings and in such proceedings the application under order 1 Rule 10 CPC is not maintainable. Any dispute between the applicant and the appellant has to be dealt with and to be decided by the Civil Court separately. Accordingly, application moved by applicant under order 1 Rule 10 CPC is hereby dismissed. However, the applicant is

….contd.2

permitted to file the documents, if any and to orally argue the matter at the final arguments stage.

Arguments heard on the interim application.

The appellant claims that he has raised construction strictly in accordance to sanctioned building plan dated 01.06.2026 and till that sanctioned building plan is in existence, the impugned demolition order has to be stayed.

Ld. counsel for the MCD as well as Intervener have argued that the property was booked for unauthorized construction in the shape of ground floor and raising walls and columns at first floor on 18.05.2026 and the sanctioned building plan dated 01.06.2026 under SARAL scheme was obtained on misrepresentation of facts that the property is already booked and further the construction was already ongoing without any sanctioned building plan and notice u/s 338 of DMC Act for revoking the sanctioned building plan obtained under SARAL scheme has already been issued.

In view of the aforesaid submissions and facts, no prima facie case for interim protection is made out in favour of the appellant. The application is hereby dismissed.

…contd.3

Nothing said hereinabove shall tantamount to have any expression on the merits of the case.

Put up for arguments on appeal on **09.02.2027**.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 973/26
Alka & Anr. Vs. DDA

08.10.2026

Present : Sh. Deepak Vashisht, Ld counsel for the appellant joined through VC.

File is taken up today on an application u/s 151 CPC for correction in the order dated 05.10.2026.

Ld. counsel for the appellant submits that in the order dated 05.10.2026, the name of party was wrongly mentioned as ‘Alok’ instead of ‘Alka’.

Submissions heard. File perused.

Submissions made by the ld counsel for the appellant are found correct.

Same being a typographical and clerical error is hereby corrected and now in the title of the order dated 05.10.2026, same be read as ‘Alka and Anr. Vs. DDA’ instead of ‘Alok and Anr. Vs. DDA’. The application is allowed.

Be put up on the date fixed i.e. **04.12.2026** for the purpose fixed.

Interim orders to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 1092/15
08.10.2026

Present : Sh. Anuj Kumar Garg, Ld counsel for the appellant along with appellant.

Sh. Sagar Dhama, Ld counsel for the respondent along with Sh. Sanjeev Kaushik, AE(B).

Status report is filed by the MCD, copy supplied.

As per the status report, one Invalid Notice dated 23.09.2026 was issued to the appellant in respect of the regularization application giving two weeks time for compliance. The appellant states that this Invalid notice was received only on 27.09.2026 and seeks some time to comply.

The status report also states that the regularization application has been rejected but neither the date is mentioned nor the rejection order is annexed. Further, the same cannot be rejected prior to expiry of 2 weeks time given in the Invalid Notice which has to start from the date of service of Invalid notice and not the date of the notice.

The appellant therefore, is given two weeks time from today to comply with the notice. The regularization application stated to be rejected, shall be reopened, if rejected and be decided as per law.

Put up for awaiting status report and arguments on **19.11.2026**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 39/16

08.10.2026

Present : Sh. B.K. Pandey, Ld counsel for the appellant along with appellant.
Sh. Dharmvir Gupta, Ld counsel for the respondent.

An application seeking waiver of cost filed on behalf of the appellant. Infacts that the counsel noted wrong date of hearing, the cost is waived.

Part arguments heard.

The respondent because of a writ petition before Hon'ble High Court, booked the subject property i.e. Flat no. 230, First floor, Jhilmil Vishwakarma Nagar, Pratap Khand, Delhi as well as ground floor flat bearing no. 229.

The respondent claims that both these flats have encroached upon the government land which is not protected under National Capital Territory of Delhi Laws (Special Provision) Second Amendment Act, 2011.

The respondent is directed to file status report in respect of demolition order if any issued in respect of ground floor flat no. 229 and any action taken in pursuance to that demolition order, on next date of hearing.

Put up for further arguments on **30.11.2026.**

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 372/16

08.10.2026

Present : Sh. Bhagat Singh, L.R. of the appellant.
Sh. Kumar Yuvraj, Ld. counsel for the appellant no. 2 to 4.
Sh. Dharmvir Gupta, Ld counsel for the respondent.
Sh. Piyush Jain, ld. counsel for the DDA.

Ld counsel for the respondent seeks some more time to file sanctioned building plan as per the last order.

At request, put up for awaiting the sanctioned building plan and arguments on **30.11.2026**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 705/17

08.10.2026

Present : Sh. Vimal Dhingra and Sh. Gourav Kumar, Ld counsel for the appellant.
Sh. Ankit Singh, Ld. proxy counsel Ashutosh Gupta counsel for the respondent.
None for the intervener.

The respondent/MCD was directed to file the record relating to the previous booking of 2006. Same has not been filed and one more opportunity sought.

At request, put up for awaiting record and arguments on **16.11.2026**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 53/18

08.10.2026

Present : Sh. Dalip Rastogi, Ld counsel for the appellant.
Sh. Akash Chatterjee, Ld counsel for the respondent joined through VC along with Sh. R.D.Chaudhary, AE(B).

Some more time sought on behalf of the respondent to demolish the unauthorized construction shown in yellow in the regularization plan dated 16.11.2011 as it is stated that the same could not be demolished because of paucity of time.

At request, put up for awaiting status report and arguments on **15.12.2026**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 430/18

08.10.2026

Present : Sh. Shiva Handa and Sh. S.S. Handa, Ld counsel for the appellant.
Sh. Ravi Ranjan, Ld counsel for the respondent joined through VC.
Sh. Anupam Sharma, Ld. counsel for the DDA.

Arguments heard at length.

Put up for orders on **13.11.2026**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 346/19 : Amarjit Malik Vs. MCD
A.No. 710/22 : Simran Anand Vs. MCD

08.10.2026

Present : Ms. Kanwaljit Kochar, Ld. senior counsel for the appellant through VC.
Sh. Utkarsh, Ld. Proxy counsel for the appellant along with appellants in person.
Ms. Raashi Aggarwal, Ld. proxy counsel for Sh. Abhinav Gupta, counsel for the respondent through VC in appeal no. 346/19.
Sh. V.K. Aggarwal, ld. counsel for the respondent in appeal no. 710/22.

Status report is filed by the MCD, copy supplied.

The appellant as per status report, is required to pay regularization charges of Rs. 63,810/- for compounding the compoundable deviations in the subject property. The appellant submits that same shall be deposited by tomorrow.

Subject to deposit of the said charges, the subject property shall be regularized.

The appellant has challenged the sealing order dated 28.05.2019 passed in respect of property no. B-1/23, Safdarjung Enclave, New Delhi. Non-compoundable deviations have been demolished and the compoundable deviations shall be regularized subject to payment of the aforesaid amount.

….contd.2

Once the appellant shall deposit this amount, the impugned order passed in respect of excess coverage/deviations against the sanctioned building plan dated 18.07.2018, shall be without any purpose.

In these facts, subject to deposit of this amount, the impugned orders are quashed.

With the above observations, the appeals are disposed of.

The property be desealed after deposit of the amount within 2 weeks.

The booking of the subject property be also removed from the website of the MCD.

File be consigned to record room. Record of MCD be sent back.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 14/20

08.10.2026

Present : Ms. Akshiti Sharma, Ld counsel for the appellant.
Sh. Ashutosh Gupta, Ld counsel for the respondent/MCD.
Ms. Supriya, Ld. proxy counsel for the R-2 joined through VC.

Ld. counsel for the appellant as well as proxy counsel for R-2 submit that matter between the appellant and the private respondent(s) is pending before the Mediation Centre, Hon'ble Delhi High Court and is now fixed on 05.11.2026 and same will have bearing on the appeal, which relates to sanction.

At request, put up for awaiting outcome of the aforesaid mediation on **14.12.2026**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 413/20

08.10.2026

Present : Ms. Shobana Tanwar, Ld counsel for the appellant joined through VC along with appellant.
Sh. Madan Sagar, Ld counsel for the respondent.

Status report is filed by the MCD, copy supplied.

As per this status report, the regularization application has been rejected on 01.10.2026 for non-compliance of Invalid Notice dated 04.08.2026.

It is stated by the ld counsel for the appellant that Invalid Notice dated 04.08.2026 was received only a week before.

Let the AE(B) concerned be present in court with proof of delivery of Invalid notice dated 04.08.2026 on the next date of hearing.

Put up for further proceedings/arguments on **21.12.2026**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 14/23
Jasbir Kaur & Anr. Vs. MCD

08.10.2026

Present : Sh. Tushar Mahajan, Ld counsel for the appellant.
Sh. Ashutosh Gupta, counsel for the respondent.

Arguments heard at length.

1. The appellant has challenged the demolition order dated 11.11.2019 passed in respect of unauthorized construction in the shape of ground to second floor with projections in the property bearing no. 53 (Part)-I, Silver Park, Delhi. It has been argued for the appellant that the show cause notice as well as the demolition order were passed on the same day i.e. 28.10.2019 and on this ground alone the interim protection was granted to the appellant and no explanation has been furnished by the respondent in this regard. It was further argued that opportunity of being heard was not provided despite reply given by the appellant and therefore the impugned order should be set-aside. It was also argued that the respondent failed to comply with the directions given by the Hon'ble Supreme Court of India IN RE… directions in the matter of demolition of structures (2025) 5 Supreme Court Cases 1.

Contd…2/-

2. Ld counsel for the respondent on the other hand argued that the date of 28.10.2019 mentioned on the demolition order was a clerical error. The demolition order was passed on 11.11.2019 and was sent through speed post on the same day and the said mistake did not cause any prejudice to the appellant. It was further argued that the appellant in her replies admitted that she raised construction in August, 2017 which was without any sanction and is not protected under National Capital Territory of Delhi Laws (Special Provision) Second Amendment Act, 2011. She purchased a plot on 22.09.2015 as per her sale deed and therefore there were no merits in her reply and no personal hearing was required.
3. I have perused the record. The subject property was booked vide show cause notice dated 28.10.2019 which was sent through speed post 01.11.2019. The appellant gave her reply on 06.11.2019 stating that she has constructed the property in August, 2017. Thereafter she gave second reply after the demolition order dated 11.11.2019 and even in that she stated that the property was constructed in August, 2017. Admittedly, the property was constructed without any sanctioned building plan and is unauthorized. The

Contd…3/-

appellant is not entitled to any protection under National Capital Territory of Delhi Laws (Special Provision) Second Amendment Act, 2011 as the property was constructed after the cut-off date of protection. Since, the reply itself was without any merits, no case for personal hearing was made out. The appellant did not file any document to show that there is a sanctioned building plan or the same is protected under National Capital Territory of Delhi Laws (Special Provision) Second Amendment Act, 2011.

4. Coming to the argument of same dates on the show cause notice and the demolition order, the same is a clerical error as the show cause notice dated 28.10.2019 was sent through speed post on 01.11.2019 whereas the demolition order dated 11.11.2019 was sent through speed post on 11.11.2019. The appellant was not prejudiced because of this clerical error of putting the same date on the demolition order.
5. Coming to the argument of not following the directions of Hon'ble Supreme Court of India given in Hon'ble Supreme Court of India IN RE… directions in the matter of demolition of structures (2025) 5 Supreme

Contd…4/-

Court Cases 1, the subject property was booked in 2019 whereas this judgment has been passed by the Hon'ble Supreme Court of India on 13.11.2024.

6. In view of this above discussions, there are no merits in the appeal, same is dismissed.
7. Record of the respondent, if any, be returned along with copy of this order and appeal file be consigned to record room.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 81/23

08.10.2026

Present : Sh. Vishal Dangwal, Ld. proxy counsel for the appellant.
Ms. Vasu Singh, Ld counsel for the respondent joined through VC.

An adjournment is sought on behalf of the appellant as main counsel Ms. Radha Singh is out of station because of ailment of her mother.

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

Put up for arguments on 22.01.2027.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 546/23 & 187/24

08.10.2026

Present : Sh. Inder Bir Singh Alag, Ld. Senior counsel for the appellant in appeal no. 546/23 through VC along with Sh. Moin Khan and Sh. Nikhil Kumar, Advocates in person.
Sh. Imran Ali, Ld. counsel for the appellant in appeal no. 187/24 joined through VC.
Ms. Aditi Tripathi, ld. proxy counsel for Sh. Ravi Kapoor, Ld. counsel for the intervener in both the appeals.
Mohd. Tareek Aman, ld. proxy counsel for Sh. Avishek Kumar, Counsel for the respondent in appeal no. 546/23.
Ms. Heena Sharma, ld. proxy counsel Sh. S. Adil Hussain, counsel for the respondent in appeal no. 187/24.
Sh. Nishant Walia, Ld. proxy counsel for Sh. Pritish Sabharwal (who has joined through VC), counsel for the respondent/MCD in appeal no. 187/24.

An adjournment is sought on behalf of the counsels for the MCD on the ground that Sh. Avishek Kuamr is busy before Hon'ble High Court whereas Sh. S. Adil Hussain is out of station.

Pass over is also sought on behalf of the intervener as the main counsel is held up in some other court.

In the interest of justice one more opportunity is granted to the parties to address the arguments in the matter on next date of hearing.

Put up for arguments on the application under Order I rule 10 CPC on **03.12.2026.**

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 90/24

08.10.2026

Present : Sh. Amit Rathore and Sh. Kailash Rana, Ld counsel for the appellant along with appellant.
Sh. V.K. Agarwal, Ld counsel for the respondent.
Sh. Abhishek Aggarwal, ld. counsel for the intervener Sh. Anil Kumar Gupta joined through VC along with intervener in person.

Arguments on maintainability of the application under order 1 Rule 10 CPC heard. Even if it is presumed that all the averments made in the application is correct, then also in this proceeding between the appellant and the MCD the applicant has no right to participate and he cannot become a party as there is a clear-cut judgment of Delhi High Court in case ***Hardayal Singh Mehta Vs MCD, AIR 1990 Delhi 170*** in which it is held that in the matter between the appellant and the MCD, no third person can join and become a party to such proceedings and in such proceedings the application under order 1 Rule 10 CPC is not maintainable. Any dispute between the applicant and the appellant has to be dealt with and to be decided by the Civil Court separately. Accordingly, application moved by applicant under order 1 Rule 10 CPC is hereby dismissed. However, the applicant is permitted to file the documents, if any and to orally argue the matter at the final arguments stage.

Coming to the application seeking condonation of delay in filing this appeal. The appellant has challenged the demolition order dated 12.08.2022 and the appeal was filed

on 12.02.2024. As per the appellant, she received copy of the demolition order only on 05.01.2024.

Ld counsel for the respondent has placed on record copy of the written statement as well as status report filed by the MCD in the Civil Suit filed by the appellant no. 723/22 as well as the Civil Suit filed by the intervener no. 1069/22.

I have gone through these documents.

Though the details of the demolition order are mentioned in the status report dated 16.05.2023 filed in CS no. 723/22, but copy thereof was not annexed though partial demolition action was taken on 21.08.2023 at stilt floor and on 19.10.2023 at the third floor.

With an endeavour to decide the appeal on merits, the delay is condoned subject to deposit a cost of Rs. 5,000/- with the Registry.

The application stand disposed of.

At request, put up for payment of cost and arguments on appeal on **04.02.2027.**

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 94/24

08.10.2026

Present : Sh. Divyansh Verma, Ld. proxy counsel for the appellant.
Sh. Harsh, Ld. proxy counsel for Sh. Mahender Shukla, counsel for the respondent.
Intervener in person.

An adjournment is sought on behalf of the appellant as well as intervener as their counsels/main counsel are not available today due to some personal difficulty.

In the interest of justice one more opportunity is granted to the parties to address the arguments in the matter on next date of hearing.

Put up for arguments on **09.02.2027**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 328/24 & 556/24

08.10.2026

Present : Sh. Dalip Rastogi, Ld counsel for the appellant.
Sh. Ashutosh Gupta, Ld counsel for the respondent in appeal no. 556/24.
Sh. Nishant Walia, proxy counsel for Sh. Pritish Sabharwal, Ld. counsel for respondent in appeal no. 328/24.

It is stated for the appellant that Stack parking has already been installed in the premises and the respondent is required to inspect the same.

Let the status report be filed by the respondent in respect of the regularization application of the appellant on the next date of hearing.

Put up for awaiting status report and arguments on **09.02.2027**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 353/24, 168/26 & 169/26

08.10.2026

Present : Sh. Dalip Rastogi, Ld counsel for the appellant.
Sh. Ashutosh Gupta, counsel for the respondent in appeal no. 353/24.
Sh. Abhishek Sharma, ld. proxy counsel for respondent in appeal no. 168/26 joined through VC.
Sh. Atul Tanwar, Ld. Standing counsel for the respondent in appeal no. 169/26 joined through VC.

Status report is filed by the MCD, copy supplied. This status report is completely silent in respect of directions given on the last date of hearing.

Let the AE(B) concerned be present in the court on the next date of hearing.

Put up for arguments on **23.10.2026.**

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 1023/24

08.10.2026

Present : Sh. Neeraj Yadav, ld. counsel for the appellant joined through VC. .
Sh. V.K. Aggarwal, Ld counsel for the respondent.

Arguments heard on the applications seeking condonation of delay of about two months in filing the appeal. The respondent in pursuance to the sealing order signed on 14.05.2024 dated 19.06.2024 sealed the property on 20.08.2024 and the appeal was filed on 19.11.2024. There is no proof of service of sealing order and the limitation shall started from the date of sealing which was 20.08.2024. Infacts the delay is condoned.

The applications stand disposed of.

At request, put up for arguments on appeal on **11.01.2027**.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 64/25, 65/25, 66/25 & 67/25

08.10.2026

Present : Sh. Avadh Bihari Kaushal, Ld. counsel for the appellant.
Sh. Nandan Goel, ld counsel for the respondent joined through VC.
Sh. Ankit Verma, ld. LAC for proposed intervener. Authority letter in all the four appeals filed.

An adjournment is sought by the ld counsel for the respondent that due to throat infection, he is not able to ague the matter today.

In the interest of justice one more opportunity is granted to the respondent to address the arguments in the matter on next date of hearing.

Put up for arguments on **10.02.2027**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 135/25 & 136/25

08.10.2026

Present : Sh. Dalip Rastogi, Ld counsel for the appellant.
Sh. Nishant Walia, proxy counsel for Sh. Pritish Sabharwal, Ld. counsel for respondent.

An adjournment is sought on behalf of the respondent as main counsel Sh. Pritish Sabharwal is held up before Hon'ble High Court.

In the interest of justice one more opportunity is granted to the respondent to address the arguments in the matter on the next date of hearing.

Put up for arguments on **10.02.2027**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 12/25 (M)

08.10.2026

Present : None for the parties.

None has appeared for the applicant as well as respondent despite repeated calls since morning.

No adverse order is being passed today.

Fresh notice be issued to the MCD for ensuring the presence of the counsel on the next date of hearing.

Put up for arguments on **10.02.2027.**

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 351/25

08.10.2026

Present : Sh. V.P. Singh, Ld counsel for the appellant.
Sh. Chetan Hasija, Ld counsel for the respondent joined through VC.

Ld counsel for the appellant submits that regularization application of the appellant, which was filed on 23.09.2025, is pending. Copy placed on record. .

Let the status report in respect of this regularization application be called from the respondent for next date of hearing.

Put up for awaiting status report and arguments on **10.02.2027**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 431/25

08.10.2026

Present : Sh. Rishi Sood, Ld counsel for the appellant joined through VC.
Ms. Vasu Singh, Ld counsel for the respondent joined through VC.
Sh. Pradeep, ld. counsel for the intervener.

Ld counsel for the intervener has filed certain documents.

Copy for the appellant as well as MCD placed on record.

Let the same be collected.

The record has already been deposited. It can be inspected by the counsel for the appellant.

At request, put up for arguments on pending application as well as appeal on **04.02.2027**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 497/25

08.10.2026

Present : Sh. Yogesh Sharma, Ld. proxy counsel for the appellant.
Sh. Atul; Tanwar, Ld. Standing counsel for the respondent. Fresh Vakalatnama filed, same is taken on record.

An adjournment is sought on behalf of the appellant as main counsel Sh. Saroj Kumar Jha is not well today.

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

Put up for arguments on **09.02.2027**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 671/25

08.10.2026

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

An application under Section 151 CPC filed by the appellant to place on record the additional documents.

Without prejudice to the rights of the respondent, the documents are taken on record. The application stands disposed of.

Arguments on appeal heard at length.

Put up for order on **13.11.2026**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 857/25

08.10.2026

Present : Sh. Dalip Rastogi, Ld counsel for the appellant.
Sh. Ashutosh Gupta, Ld counsel for the respondent.
Sh. Vinay Kant Singh, ld. proxy counsel for the intervener.

Ld. counsel for the MCD seeks time to file the status report in respect of regularization application of the appellant.

At request, put up for awaiting status report and arguments on **09.02.2027,**

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 12/26

08.10.2026

Present : Ms. Ritika Babbar and Sh. Rajesh Babbar, Ld counsels for the appellant.
Sh. Heena Sharma, Ld. proxy counsel for Sh. S.Adil Hussain, counsel for the respondent.

An adjournment is sought on behalf of the respondent as main counsel Sh. S.Adil Hussain is out of station..

In the interest of justice one more opportunity is granted to the respondent to address the arguments in the matter on next date of hearing.

Put up for arguments on **10.02.2027**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 142/26

08.10.2026

Present : Sh. Ghanshyam Mishra and Ms. Geeta Mishra, Ld counsels for the appellant.
Sh. Atul Tanwar, Ld counsel for the respondent.

Application u/s 5 of Limitation Act filed on behalf of the appellant. Copy supplied.

Reply, if any, to this application be filed within 4 weeks with advance copy to the other side.

Put up for reply and arguments on this application on **21.01.2027**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 424/26

08.10.2026

Present : Sh. Kushagra Gupta, Ld. proxy counsel for the appellant.
Sh. Atul Kumar, Ld counsel for the respondent. Fresh Vakalatnama filed, same is taken on record

Status report is filed by the MCD, copy supplied.

The record has been produced. It be deposited with Registry. It can be inspected by the counsel for the appellant.

An adjournment is sought on behalf of the appellant as main counsel is not available today due to some personal difficulty.

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

Put up for arguments on **21.01.2027**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 581/26 & 582/26

08.10.2026

Present : Sh. Dalip Rastogi, Ld counsel for the appellant.
Sh. Sidhi Arora and Sh. Ashutosh Gupta., Ld counsel for the respondent joined through VC.

Status report as directed vide last order has not been filed.

Let the Executive Engineer concerned be present in person along with report and explanation as per the last order, on the next date of hearing.

Put up for awaiting report and arguments on **23.10.2026**.

Interim orders, if any, to continue till the next date of hearing.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026

A.No. 5/24, 6/24, 55/24, 56/24 & 729/24

08.10.2026

Present : Sh. Satish Chandra, Ld counsel for the appellant.
None for the respondent in appeal no. 5/24 & 6/24.
None for the respondent in appeal no. 55/24 & 56/24.
Sh Ashutosh Gupta, Ld counsel for the respondent in appeal no. 729/24.

Vide separate common judgment of even date, all the aforesaid five appeals are dismissed.
Record of the respondent, if any, be returned along with copy of this order and appeal file be consigned to record room.

(AMIT KUMAR)
Addl. District & Sessions Judge
P.O.: Appellate Tribunal, MCD
08.10.2026