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* **IN THE HIGH COURT OF DELHI AT NEW DELHI**

% **Date of Decision: 22nd September, 2025**

+ **W.P.(C) 14684/2025 & CM APPL. 60229/2025**

NARENDER KUMAR

.....Petitioner

Through: Mr. Vibhor Goela, Mr. Jeetesh, Mr.
Amulya Ratan, Mr. Yashdeep Sethi,
Ms. Disha Arora, Advocates
Mob: 9716404604
Email: thejurisaegis@gmail.com

versus

MUNICIPAL CORPORATION OF DELHI (MCD)Respondent

Through: Mr. Vinod Kumar Khanna, Advocate
for MCD
Mob: 9891081919
Email:
vinodkhanna_24erediffmail.com

CORAM:

HON'BLE MS. JUSTICE MINI PUSHKARNA

MINI PUSHKARNA, J (ORAL):

1. The present writ petition has been filed seeking directions to the respondent not to taking any coercive action against the property bearing *Khasra No. 101/2, Gali No. 12/8, Village Wazirabad, Delhi-110084*, till the disposal of the regularization application pending consideration with the respondent-Municipal Corporation of Delhi ("MCD").
2. Learned counsel appearing for the petitioner submits that earlier, a Demolition Order dated 05th August, 2024, was issued by the MCD, which was subsequently set aside by the Appellate Tribunal: MCD ("ATMCD").
3. It is submitted that subsequently, a fresh Demolition Order has been passed by the MCD on 18th August, 2025.



4. Learned counsel appearing for the petitioner draws the attention of this Court to *Annexure P-12*, to submit that a regularization application has been submitted by the petitioner on 16th September, 2025, which is yet to be decided by the MCD.
5. Issue notice. Notice is accepted by learned counsel appearing for respondent-MCD, who submits that the regularization application filed on behalf of the petitioner, as attached along with the present writ petition, is not proper.
6. He submits that, in case, the petitioner intends to get his property regularized, the petitioner is required to file a proper application, in the proper format, through the online process, with all the requisite documents.
7. At this stage, learned counsel appearing for the petitioner submits that the petitioner shall do the needful, and file the requisite documents and also file the regularization application, in a proper format.
8. Considering the submissions made before this Court, liberty is granted to the petitioner to file the regularization application in a proper format, along with the requisite documents through the online process within a period of two weeks, from today.
9. In case, the petitioner files the regularization application in a proper format within a period of two weeks from today, no coercive action shall be taken against the petitioner during the pendency of the regularization application.
10. Upon the receipt of the application of the petitioner, the same shall be duly considered by the MCD, and requisite order shall be passed, in accordance with law.
11. At the time of considering the application of the petitioner, the



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petitioner himself or through his authorized representative, shall be given a hearing.

12. In case, any further documents are required by the MCD, the same shall be duly filed by the petitioner.

13. The petitioner shall comply with the directions that may be issued by the MCD on the regularization application of the petitioner.

14. In case, the petitioner is aggrieved by any order of the MCD in the regularization application of the petitioner, the petitioner shall have the liberty to seek his remedies, in accordance with law.

15. Needless to state, the MCD shall take any action against the property of the petitioner, subject to the outcome of the regularization application.

16. With the aforesaid directions, the present writ petition, along with the pending application, is disposed of.

MINI PUSHKARNA, J

SEPTEMBER 22, 2025

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