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

+ W.P.(C) 8977/2021 & CM APPL. 27937/2021, CM APPL. 62959/2024

M/S C.S. BHATNAGAR AND COMPANY & ORS.Petitioners

Through: Ms. Mahima Dang, Advocate
(M:7838789894)

versus

NEW DELHI MUNICIPAL COUNCIL & ANR.Respondents

Through: Mr. Febin Mathew Varghese,
Advocate for HCC (M:9953418874)
Mr. Tushar Sannu, SC-MCD with Mr.
Pravin Bansal, Advocate
(M:9911991166)

48

+ W.P.(C) 11142/2021 & CM APPL. 34303/2021, CM APPL. 25583/2022

M/S CELLAR ENTERPRISES PRIVATE LIMITED & ANR.

.....Petitioners

Through: Mr. Wasim Ashraf, Advocate
(M:9910681789)

versus

NEW DELHI MUNICIPAL COUNCIL & ORS.Respondents

Through: Mr. Febin Mathew Varghese,
Advocate for HCC (M:9953418874)
Mr. Raghvendra Upadhyay, Panel
Counsel-GNCTD
Mr. Tushar Sannu, SC-MCD with Mr.
Pravin Bansal, Advocate
(M:9911991166)

50

+ W.P.(C) 12075/2021 & CM APPL. 37722/2021

M/S. COMPUTER MART

.....Petitioner



Through: Mr. Wasim Ashraf, Advocate
(M:9910681789)

versus

NEW DELHI MUNICIPAL COUNCIL & ORS.Respondents

Through: Mr. Febin Mathew Varghese,
Advocate for HCC (M:9953418874)
Mr. Tushar Sannu, SC-MCD with Mr.
Pravin Bansal, Advocate
(M:9911991166)
Mr. VN Raghupathy with Ms. Mythili
S, Advocates for NDMC

51

+ W.P.(C) 12298/2021 & CM APPL. 53444/2022, CM APPL.
53445/2022

M/S AMBASSADOR TRAVELS DELHI PRIVATE LIMITED &
ANR.Petitioners

Through: Mr. Wasim Ashraf, Advocate
(M:9910681789)

versus

NEW DELHI MUNICIPAL COUNCIL AND ORS.Respondents

Through: Mr. Febin Mathew Varghese,
Advocate for HCC (M:9953418874)
Mr. Jitesh Vikram Srivastava, Mr.
Prajesh Vikram Srivastava,
Advocates for R-3(M:7982787017)
Mr. Tushar Sannu, SC-MCD with Mr.
Pravin Bansal, Advocate
(M:9911991166)

52

+ W.P.(C) 13119/2021 & CM APPL. 7355/2024

DR RAMINDER SINGH HAZURIA AND ANRPetitioners

Through: Mr. Subhash Oberoi and Mr. Rohit
Oberoi, Advocates

versus



GOVERNMENT OF NCT OF DELHI AND ANRRespondents

Through: Mr. Febin Mathew Varghese,
Advocate for HCC (M:9953418874)
Mr. Tushar Sannu, SC-MCD with Mr.
Pravin Bansal, Advocate
(M:9911991166)

53

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W.P.(C) 9719/2021 & CM APPL. 29992/2021

VEENA KOHLI

.....Petitioner

Through: Mr. Wasim Ashraf, Advocate
(M:9910681789)

versus

NEW DELHI MUNICIPAL CORPORATION & ORS.

.....Respondents

Through: Mr. Raghvendra Upadhyay, Panel
Counsel-GNCTD
Mr. Febin Mathew Varghese,
Advocate for HCC (M:9953418874)
Mr. Tushar Sannu, SC-MCD with Mr.
Pravin Bansal, Advocate
(M:9911991166)

54

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W.P.(C) 9749/2022 & CM APPL. 28919/2022

M/S DELUXE STORES & ANR.

.....Petitioners

Through: Mr. B. K. Sood and Mr. Harish Gaur,
Advocates

versus

NEW DELHI MUNICIPAL COUNCIL & ORS.Respondents

Through: Mr. Tushar Sannu, SC-MCD with Mr.
Pravin Bansal, Advocate
(M:9911991166)

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W.P.(C) 10998/2021 & CM APPL. 33911/2021

M/S TEXTILE HOUSE THROUGH ITS PARTNER MR. ASHOK
ADLAKHA & ORS.Petitioners



Through: Ms. Shaini Bhardwaj, Mr. Aditya
Sharma, Mr. Vedic Thukral,
Advocates (M:7895664246)

versus

NEW DELHI MUNICIPAL COUNCIL THROUGH ITS
CHAIRMAN & ANR.

.....Respondents

Through: Mr. Tushar Sannu, SC-MCD with Mr.
Pravin Bansal, Advocate
(M:9911991166)

CORAM:

HON'BLE MS. JUSTICE MINI PUSHKARNA

ORDER

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10.09.2025

1. After hearing some arguments, this Court is of the view that the petitions can be disposed of on the ground that in view of the orders passed by this Court, individual permissions have been granted by the respondents-New Delhi Municipal Council ("NDMC") to the respective unit holders in the Regal Building, Connaught Place, Delhi to carry out repair work.
2. Accordingly, if the repair work is being carried out by the individual unit holders in the Regal Building, and the units are being made structurally safe, then, the interim direction for temporary de-sealing can be confirmed, and the properties in question can be de-sealed permanently.
3. It is clarified that wherever the applications of the respective unit holders for grant of permission for carrying out repair work is still pending with the NDMC, and the Heritage Conservation Committee ("HCC"), the said applications shall be considered expeditiously, and requisite orders shall be passed.
4. It is also directed that, in case, any of the unit holders of the Regal Building have still not applied for repair work, or work relating to



strengthening the structure of the building in question, such unit holders shall apply to the NDMC forthwith.

5. Interim orders to continue.
6. Re-notify on 17th September, 2025.

SEPTEMBER 10, 2025/au

MINI PUSHKARNA, J