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

+ **CS(OS) 613/2023 & I.A. 19539/2023, I.A. 3653/2024**

POONAM

.....Plaintiff

Through: **Mr. Sunil Chauhan, Advocate**

versus

KULDEEP AND ORS.

.....Defendants

Through: **Mr. Gurmit Singh Hans and Mr.
Vishal Soni, Advs. for D-1 to 3**

CORAM:

HON'BLE MS. JUSTICE MANMEET PRITAM SINGH ARORA

ORDER

% 08.07.2025

I.A. 3653/2024 (application on behalf of the applicant/defendant nos. 1 to 3 under Order VII Rule 11 read with Section 151 of CPC seeking rejection of plaint)

1. This is an application filed by the defendant nos. 1 to 3 under Order VII Rule 11 Code of Civil Procedure, 1908 ('CPC') seeking rejection of the plaint.
2. It is stated in the application that the suit property comprises agricultural land admeasuring 158 Bighas and 2 Biswas, situated within the Revenue Estate of Village Baprola, Delhi, which, according to the defendants no.1 to 3, remains classified as a rural village. It is stated that, being agricultural land situated in a rural village, the jurisdiction to adjudicate a suit for partition thereof lies exclusively with the Revenue Courts under the Delhi Land Reforms Act, 1954, and hence the present civil suit is not maintainable.



3. In response, Mr. Sunil Chauhan, learned counsel for the non-applicant/plaintiff states that the objection raised by the defendants is misconceived in law. He submits that the village Baprola stands urbanized by virtue of the Notification dated 16.05.2017 issued by the Lt. Governor of the National Capital Territory of Delhi under Section 507(a) of the Delhi Municipal Corporation Act, 1957 ('DMC Act').

4. This Court has heard the parties.

5. The said notification dated 16.05.2017 issued under the DMC Act, as handed over by the plaintiff, evidences that village Baprola stands urbanised. Thus, the objection raised in the application is misconceived.

6. The notification dated 16.05.2017 be taken on record.

7. The application is hereby dismissed.

CS(OS) 613/2023

8. List for framing of issues and for hearing on pending I.A. 19539/2023 on **28.08.2025**.

JULY 8, 2025/msh/akp

MANMEET PRITAM SINGH ARORA, J

[Click here to check corrigendum, if any](#)