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

+ W.P.(C) 15666/2025, CM APPL. 64102/2025, CM APPL. 8011/2026,
CM APPL. 8021/2026, CM APPL. 23247/2026 & CM APPL.
28953/2026

SHRI GULSHAN RAI KHANNA

.....Petitioner

Through: Mr. Kushagra Kumar and Mr. Milind
Awasthi, Advocates (*through VC*)

versus

MUNICIPAL CORPORATION OF DELHI
& ORS.

.....Respondents

Through: Ms. Vrinda Kapoor, Ms. Saumya
Soni, Mr. Vishal Vaid and Ms.
Muskan Narang, Advocates for R-3.
Mr. Dheeraj Singh and Mr. Jayant
Singh Chauhan, Advocates for MCD.
Mr. Sparsh Goel, Advocate for R-4.
Mr. Jeevesh Nagrath, Sr. Advocate
with Ms. Kirti Mewar and Ms. Arjun
Gaur, Advocates for applicant
(*through VC*)

CORAM:

HON'BLE MR. JUSTICE AMIT BANSAL

ORDER

30.04.2026

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1. A fresh status report has been filed on behalf of the respondent-MCD, in which it is stated that access to the terrace of Flat No.5 of the subject property was not given, as the property was found to be locked. Therefore, MCD could not verify whether the servants room has been demolished by the occupant of Flat No.5 or not.



2. Accordingly, a direction is issued to the intervenor/owner/occupier of Flat No.5 to provide immediate access to the respondent-MCD so that inspection can take place.
3. Insofar as the owner/occupier of Flat No.3 of the subject property i.e. respondent no.4 is concerned, a regularization application has been filed with MCD on 2nd February, 2026, which has been rejected by MCD on 17th April, 2026. An appeal has been filed by respondent no.4 before the Appellate Tribunal, MCD (hereinafter 'ATMCD') in respect of the said rejection.
4. In these circumstances, a fresh status report shall be filed by the MCD before the next date of hearing.
5. Counsel for the respondent no.4 submits that there exists unauthorised construction in the flat of the petitioner as well. The status report shall also cover the aspect of unauthorized construction, if any, carried out by the petitioner.
6. List on 7th September, 2026.

AMIT BANSAL, J

APRIL 30, 2026

Vivek/-