



**IN THE HIGH COURT OF JUDICATURE AT BOMBAY
CIVIL APPELLATE JURISDICTION**

WRIT PETITION NO.15904 OF 2025

Satguru Apartment Co-operative Housing
Society Ltd.

... Petitioner

Versus

The State of Maharashtra and ors.

.... Respondents

Adv. Sanjiv Sawant a/w Adv. Samir M. Suryawanshi, Adv. Bhakti
Wast, for the petitioner.

Smt. R. M. Shinde, AGP for respondent Nos.1 and 2-State.

**CORAM : M. S. KARNIK &
S. M. MODAK, JJ.**

DATE : 5th MAY 2026

P.C. :

1. The petitioner is challenging the inaction on the part of the respondents in not recording the name of the petitioner in the record of rights pursuant to the deemed conveyance order dated 16/06/2014 passed by the Competent Authority in Application No.252 of 2013 in respect of the land bearing Gat No.14 having area admeasuring 1619.33 sq. meter situate at Rabale Village, Rabale West, Navi Mumbai. We are not referring to the facts in

detail. Suffice it to observe that on 28/04/2022 a letter was issued by the Tahsildar to the Colony Officer, CIDCO, asking opinion in respect of recording the name of the petitioner society pursuant to the deed of conveyance which was registered on 16/12/2014 in favour of the petitioner society. Learned counsel for the petitioner submits that for the present he would be satisfied if an appropriate decision on the communication addressed by the Tahsildar to the respondent No.4-The Colony Officer, CIDCO is taken in a time bound manner. The request made is reasonable considering that the communication was addressed as far back as on 28/04/2022 and no decision on the said communication has since been taken. We therefore direct the respondent No.4 to take a decision on the communication dated 28/04/2022 as expeditiously as possible and in any event within a period of ten weeks from the date of communication of this order on its own merits and in accordance with law.

2. If there is any compliance needed by the respondent No.4 from the petitioner, the same be informed to the petitioner within a period of two weeks from today. Within a period of two weeks

thereafter the petitioner shall comply with the requisition.

The petitioner undertakes to pay the requisite transfer fees.

3. The writ petition is disposed of.

(S. M. MODAK, J.)

(M. S. KARNIK, J.)