

**IN THE HIGH COURT OF JUDICATURE AT BOMBAY
ORDINARY ORIGINAL CIVIL JURISDICTION**

WRIT PETITION NO.747 OF 2021

Pratik Vinod Biyani And 24 Ors ... Petitioners

versus

Union of India And 17 Ors ... Respondents

WITH

INTERIM APPLICATION (L) NO.36258 OF 2023

IN

WRIT PETITION NO.747 OF 2021

Rajaram Maheshwari And 2 Ors ... Applicant

versus

Pratik Vinod Biyani And Ors ... Respondents

WITH

INTERIM APPLICATION (L) NO.2678 OF 2023

IN

WRIT PETITION NO.747 OF 2021

Housing Development Finance Corporation Ltd... Applicant

versus

Pratik Vinod Biyani And Ors ... Respondents

WITH

WRIT PETITION NO.1200 OF 2022

Rahul Desai And Anr ... Petitioners

versus

Reserve Bank Of India And 3 Ors ... Respondents

WITH

WRIT PETITION NO.3657 OF 2025

Amit Paul ... Petitioner

versus

Union of India (Ministry of Finance)

And (Ministry of Housing And Urban Affairs) ... Respondent

WITH

WRIT PETITION NO.4011 OF 2025

Sameer V. Arekar ... Petitioner

versus

Union of India(Ministry Of Finance And

Ministry Of Housing And Urban Affairs)

through Secretary ... Respondent

WITH

WRIT PETITION NO.4012 OF 2025

Jimit Rashmikan Shah ... Petitioner

versus

Union of India ... Respondent

WITH

WRIT PETITION NO.4055 OF 2025

Jayshree Deepak Soni ... Petitioner

versus

Union of India(Ministry of Finance And

Ministry of Housing And Urban Affairs)
through Secretary

... Respondent

WITH
WRIT PETITION NO.4273 OF 2025

Devang Pancholi

... Petitioner

versus

Union of India (Ministry of Finance)
And (Ministry Of Housing And Urban Affairs) ... Respondent

WITH
WRIT PETITION NO.4015 OF 2025

Joel Barboza

... Petitioner

versus

Union of India ... Respondents

WITH
WRIT PETITION NO.3579 OF 2025

Mehul A. Rajpopat
versus

... Petitioner

Union of India ... Respondent

WITH
WRIT PETITION NO.4074 OF 2025

Chhaya Rajesh Desai

... Petitioner

versus

Union of India (Ministry Of Finance) ... Respondent

**WITH
WRIT PETITION NO.4322 OF 2025**

Shailesh S. Suvarna ... Petitioner

versus

Union of India (Ministry Of Finance)
And (Ministry Of Housing And Urban
Affairs) Th. Its Secretary ... Respondent

**WITH
WRIT PETITION NO.3886 OF 2025**

Sarita Vishnudutt Sharma ... Petitioner

versus

Union of India ... Respondent

**WITH
WRIT PETITION NO.4214 OF 2025**

Paresh Pitroda ... Petitioner

versus

Union of India (Ministry of Finance)
And (Ministry of Housing And Urban
Affairs) Th. Secretary ... Respondent

**WITH
WRIT PETITION NO.3958 OF 2025**

Vinod Soman ... Petitioner

versus

Union of India, Ministry of Finance

And Ministry of Housing And
Urban Affairs Through Secretary ... Respondent

WITH

WRIT PETITION NO.4115 OF 2025

Mihir Ashok Khakhar ... Petitioner

versus

Union of India, Ministry of Finance
And Ministry of Housing And
Urban Affairs Through Secretary ... Respondent

WITH

WRIT PETITION NO.4010 OF 2025

Rutika Deepak Avhad ... Petitioner

versus

Union of India ... Respondent

WITH

WRIT PETITION NO.3920 OF 2025

Ashok Maganlal Khakhar ... Petitioner

versus

Union of India ... Respondent

WITH

WRIT PETITION NO.4206 OF 2025

Gaurav Sharma ... Petitioner

versus

Union of India

... Respondent

WITH

WRIT PETITION NO.3888 OF 2025

Dilip Chandulal Shah

... Petitioner

versus

Union of India, Ministry of Finance

And Ministry of Housing And Urban

Affairs Through Secretary

... Respondent

WITH

WRIT PETITION NO.3924 OF 2025

Munir Khan

... Petitioner

versus

Union of India, Ministry of Finance

And Ministry of Housing And Urban

Affairs Through Secretary

... Respondent

WITH

WRIT PETITION NO.4068 OF 2025

Salil Tambat

... Petitioner

versus

Union of India, Ministry of Finance

And Ministry of Housing And Urban

Affairs Through Secretary

... Respondent

WITH

WRIT PETITION NO.2937 OF 2023

Sandeep Jadhawani And 3 Others

... Petitioner

versus

The State of Maharashtra

And 8 Others

... Respondents

WITH

WRIT PETITION NO.4060 OF 2025

Siddhartha Coomar Gupta

... Petitioner

versus

Union of India, Ministry Of Finance

And Ministry Of Housing And Urban

Affairs Through Secretary

... Respondent

WITH

WRIT PETITION NO.3595 OF 2025

Abhishek Alle

... Petitioner

versus

Unionof India, Ministry of

Finance And Ministry of Housing

And Urban Affairs Through Secretary

... Respondent

WITH

WRIT PETITION NO.2888 OF 2023

Rupen Bhatt And 17 Ors.

... Petitioners

versus

The State of Maharashtra Through

Its Housing Department

And 8 Ors.

... Respondents

WITH

WRIT PETITION (L) NO.16438 OF 2025

Digant Shah

... Petitioner

versus

Union of India, Ministry of Finance

And Ministry of Housing And Urban

Affairs Through Secretary

... Respondent

WITH

WRIT PETITION NO.4652 OF 2022

Mukesh Tiwari And 72 Ors

... Petitioners

versus

The State of Maharashtra Through

Its Housing Department And 8 Ors

... Respondents

WITH

INTERIM APPLICATION NO.3122 OF 2021

IN

WRIT PETITION NO.4652 OF 2022

Indiabulls Housing Limited

... Applicant

versus

Suman Manglunia And 80 Ors

... Respondents

WITH

WRIT PETITION NO.105 OF 2020

Ratnesh Chand Jain And 53 Ors

... Petitioners

versus

Union of India Through The Cabinet

Secretary And 12 Ors.

... Respondents

WITH

INTERIM APPLICATION NO.4366 OF 2022

IN

WRIT PETITION NO.105 OF 2020

Housing Development Finance Corporation Ltd... Applicant

versus

Ratnesh Chand Jain And Ors

... Respondents

WITH

WRIT PETITION NO.3465 OF 2023

Monish Vinod Mehta

... Petitioner

versus

The State Of Maharashtra

... Respondents

WITH

WRIT PETITION NO.3345 OF 2022

Kalpesh Shah And Anr.

... Petitioners

versus

The State Of Maharashtra And 6 Ors.

... Respondents

WITH

INTERIM APPLICATION NO.881 OF 2022**IN****WRIT PETITION NO.3345 OF 2022**

Sumer Radius Realty Pvt. Ltd.

... Applicant

versus

Kalpesh Shah And Ors.

... Respondents

WITH**WRIT PETITION NO.2885 OF 2023**

Pankaj Vasudev Patel And 3 Ors

... Petitioners

versus

State of Maharashtra Through Its Housing

Department And 5 Ors.

... Respondents

WITH**WRIT PETITION NO.4200 OF 2025**

Laxmi Nikhil Kotian

... Petitioners

versus

Union of India, Ministry of Finance

And Ministry of Housing And

Urban Affairs Through Secretary

... Respondents

Mr. Premlal Krishnan, a/w. Mr Nadeem Shama, Mr Hrishikesh Nadkarni and Mr Salman Athania, i/b. PAN India Legal Services LLP, Advocate for Petitioner in WP/744/2021.

Mr. Vyom Shah, a/w Mr Kinnar Shah, i/b. Divya Shah and

Associates, for Petitioners in WP/2937/2023, WP/2888/2023, WP/2885/2023, WP/4652/2022 and WP/3345/2022.

Mr. Tanay Lodha, a/w Ms Priyanka Dadpe, i/b. Lodha and Lodha Associates, Advocate for Petitioner in WP/1200/2022.

Mr. Venkatesh Dhond, Senior Advocate, a/w. Mr Prasad Shenoy, Ms Aditi Phatak, Mr Parichar Zaiwalla and Ms Ishita Desai, i/by BLAC Co, Advocate for Reserve Bank of India in all matters.

Mr. Yash Sinha, i/b. Mr Tushar Goradia, Advocate for Respondent No. 8 in WP/2888/2023.

Mr. Apurva Sanglikar, i/b. Vidhii Partners, Advocate for Respondent No. 9 in WP/4652/2022.

Mr. Charles Desouza, i/b. R.L.Motwani, Advocate for Respondent Nos. 4, 8 and 9 in WP/2937/2023.

Mr. Rahul Gaikwad, i/b. Gravitas Legal, Advocate for Respondent No.4 WP/2937/2023, WP/747/2021, WP/2885/2023.

Ms. Rujuta Patil, i/b. Negandhi Shah and Himayatullah, Advocate for National Housing Bank in WP/4652/2022 WP/105/2020 and WP/3345/2022.

Ms. Anuja Tirmali, i/b. Ms Komal Punjabi, Advocate for MCGM for Respondent No. 11 in all.

Ms. Smita Thakur, a/w Ms Ateeba Hasan, Advocate for

Respondent No.1 in WPL/16438/2025.

Ms. Niyomi jariwala i/by Nandita Gopalan, Advocate for Yes Bank.

Mr. Alabh Lal, a/w Anjali Sharma, i/b. Trilegal, Advocate for Respondent No. 5 in WP/747/2021, WP/2888/2023 and for Respondent No.4 in WP/2883/2023 and for Respondent No. 6 in WP/4652/2022.

Ms. Tasneem Bhavnagarwala, i/b. Rathina Maravarman, Advocate for Respondent No. 3 in WP/3465/2023.

Mr. Yash Momaya a/w Munaf Virjee, Anuya Pathare and Mithali Shetty i/by AMR Law, Advocate for Respondent No.4.

Mr. A.R.Gole a/w Vishwali V B, Advocate for PNB Housing Finance in WP/1200/2022, WP/105/2020, WP/3465/2023 and WP/3345/2022.

Mr. Vishwanath Mannadiar, a/w Ms Sandhya Tiwari, i/b. Mannadiar and Co, Advocate for ICICI Bank Respondent No. 8 in WP/105/2020, WP/747/2021 and for Respondent No. 10 in WP/747/2021.

Mr. T.N.Tripathi, a/w Ms Somya i/b. T.N.Tripathi and Co, for India Bulls in WP/105/2020.

Mr. Y.S.Bhate, a/w Mr Ashutosh Mishra and Mr Ajinkya Jaibhave, for Union of India in all matters.

Ms. P.H. Kantharia, GP, a/w Mr. Milind More, Addl GP, Mr. Vishal Thadani, Addl GP, Ms Manisha Gawade, AGP, Ms. Varsha Sawant, AGP, Mr. Amar Mishra, AGP, Mr. Himanshu Takke, AGP for respondent State.

Ms. Ragini Kurmi i/by S.C.Legal, Advocate for Respondent No.3 in WP/3657/2025, 4011/2025, 4012/2025, 4055/2025, 4273/2025, 4015/2025, 3579/2025, 4074/2025, 4322/2025, 3886/2025, 4214/2025, 3958/2025, 4115/2025, 4010/2025, 3920/2025, 4206/2025, 3888/2025, 3924/2025, 4068/2025, and WPL/16438/2025.

**CORAM: BHARATI DANGRE AND
R.N. LADDHA, JJ.**

DATE: 8th JANUARY, 2026

P.C.:

1. As directed by the earlier order dated 5th January 2026, the other connected writ petitions have also been placed before us.

Upon perusal, we note that out of the group of 32 petitions, some pertain to the year 2025. The learned Counsels are ready to proceed with the hearing of the matter, and as indicated, there is a preliminary issue as regards the maintainability of the writ petitions and the reliefs that may be granted in favour of the petitioners. However, the difficulty posed by us is that our assignment is restricted to the year 2021 to 2023.

In the circumstances, we direct the Registrar (Judicial) to place the matter before the Hon'ble the Chief Justice with a request to permit the petitions of 2025 also to be tagged along with the present writ petitions, as they pertain to our jurisdiction and the issue involved in all the writ petitions is the same. Upon obtaining appropriate directions, we direct that these petitions be listed on **21st January 2026**. Interim order granted earlier to continue.

(R.N. LADDHA, J.)

(BHARATI DANGRE, J.)