

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

WRIT PETITION NO. 1069 OF 2026

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Aakruti Aashvi Developers .. Petitioner
V/s.
State Of Maharashtra
Through Public Prosecutor & Ors. .. Respondents

Mr. Mayur Khandeparkar a/w Mr. Prerak A. Sharma a/w Mr. Aishwary Manjrekar i/b Adv. Prerak A. Sharma for Petitioner.
Mr. Suraj Gupte – AGP for Respondent nos. 1 and 2 (State of Maharashtra).
Mr. Kartik Gantha a/w Ms. Hena Gothi i/b Omkar Khanvilkar for Respondent no. 3.

CORAM : FARHAN P. DUBASH, J.

DATE : 24th MARCH 2026

PC.:

1. The present Writ Petition challenges an order dated 5th January 2026 passed by the District Deputy Registrar - Co-operative Societies (2), Mumbai and the Competent Authority – Respondent no. 2 herein, granting deemed conveyance in favour of Aakruti Aashvi Apartment Co-operative Housing Society Ltd. - Respondent no. 3 herein.

2. By consent of parties, the following order is passed:

::ORDER::

(i) The impugned order dated 5th January 2026 is hereby quashed and set aside.

- (ii) Respondent no. 2 shall decide Application No. 119 of 2025 afresh after hearing all the parties, including the Petitioner herein.
- (iii) The Petitioner herein is permitted to file its Reply to the said application, which shall be filed no later than 15th April 2026. Respondent no. 3 – Society is permitted to put in its Rejoinder thereto, if it so desires, which shall be filed no later than 29th April 2026. Respondent no. 2 shall thereafter hear and decide the said Application No. 119 of 2025, on or before 15th June 2026.
- (iv) All rights and contentions of the parties are hereby kept open.
- (v) Respondent no. 2 shall decide the matter on the merits of the case and shall be uninfluenced by the orders passed by this Court.
- (vi) The present Writ Petition is disposed of in terms of this order with no order as to costs.

(FARHAN P. DUBASH, J.)

Shubham Gadhavepatil