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

+ **W.P.(C) 2438/2026 & CM APPL. 11891/2026**

MAMTA CHAUHAN

.....Petitioner

Through: **Ms. Kanika Hooda, Advocate.**

versus

**NEW DELHI MUNICIPAL COUNCIL AND
ORS.**

.....Respondents

Through: **Mr. Sunder Khatru, ASC NDMC with
Mr. Ravi Grover, Mr. Naman Khatri,
Ms. Chetna Aggarwal & Mr. Gaurav
Jaggi, Advocates. (through video-
conferencing).
Mr. Syed Husain Adil Taqvi, Senior
Panel Counsel with Ms. Soumya
Saxena, Mr. Hamza and Mr. Waseem,
Advocates for R-4. (Through video-
conferencing)**

CORAM:

HON'BLE MR. JUSTICE AMIT BANSAL

ORDER

20.02.2026

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1. The present writ petition has been filed seeking quashing of the demolition orders dated 10th July, 2025, 19th September, 2025, 11th December, 2025 and vacation notice dated 28th January, 2026, as the said orders have been passed in complete violation of principles of natural justice.

2. It is the case of the petitioner that a show cause notice in respect of the unauthorized construction was issued by the respondent-NDMC, as far



back as 28th November, 2017 to the previous owner of the said property.

3. The petitioner became the owner of the property *via* registered sale deed dated 22nd December, 2021. It is stated that no show cause notice was sent to the petitioner after the said date.

4. The demolition orders have been passed, without giving an opportunity to the petitioner to be heard.

5. Counsel appearing on behalf of the respondent-NDMC objects to the maintainability of the present writ petition as the petitioner has the statutory right of appeal available under Section 247 of the NDMC Act, 1994.

6. However, taking into account that the order has been passed in violation of principles of natural justice, this Court is inclined to entertain the present writ petition.

7. Having heard counsel for the parties, I am satisfied that the demolition orders could have been issued by the respondent-NDMC only after giving an opportunity to the petitioner to put forth her case.

8. Accordingly, the demolition orders dated 10th July, 2025, 19th September, 2025, 11th December, 2025 and vacation notice dated 28th January, 2026 are quashed.

9. Liberty is given to the respondent-NDMC to issue a fresh show cause notice to the petitioner and proceed in accordance with law.

10. In view of the above, the petition stands disposed of.

AMIT BANSAL, J

FEBRUARY 20, 2026

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