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* **IN THE HIGH COURT OF DELHI AT NEW DELHI**
+ **W.P.(C) 3321/2026**

ADITYA DALMIA

.....Petitioner

Through: Mr. Praveen Mishra, Mr. Krishna
Gopal Mishra, Ms. Sachi Mishra &
Mr. Vivek Gupta, Advs.

versus

UNION OF INDIA & ORS.

.....Respondents

Through: Mr Rakesh Kumar, SPC with
Ms.Rakshita Goyal, GP and Mr.Sunil,
Advocates for UOI.
Ms. Manika Tripathy, SC with Mr.
Ashutosh Kaushik, Mr. Raman Khan
& Ms. Yimcha Longchar, Advs.
Mr. Sanjay Kumar Pathak, SC with
Mr. Sunil Kumar Jha, Mr. M.S. Akhtar
& Ms. Joohu Kumari, Advs. for R-
2&4.

CORAM:

JUSTICE PRATHIBA M. SINGH

JUSTICE MADHU JAIN

ORDER

% **09.04.2026**

1. This hearing has been done through hybrid mode.

CM APPL. 16068/2026 (for exemption)

2. Allowed, subject to all just exceptions. Application is disposed of.

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3. The present petition has been filed by the Petitioner under Articles 226 and 227 of the Constitution of India, *inter alia*, seeking demarcation of the land in respect of *Khasra* no. 187 (2-15), 189 (2-16) part i and ii of Village Ladda Sarai.



4. The Petitioner is stated to be a Power of Attorney holder of Mr. Anil Parashar challenging the acquisition relating to *Khasra* Nos. 187 (2 *Bigha* 15 *Biswas*) and 189 (2 *Bigha* 16 *Biswas*). The prayers in this writ petition are for demarcation of the land and disbursement of compensation. The said prayers are as under:

- (a) Issue a writ of mandamus directing the Respondents for Demarcation of the land in respect of khasra no. 187 (2-15), 189 (2-16) part i and ii of village ladda sarai;*
- (b) Issue a writ of mandamus directing the Respondents to compute, award and disburse compensation to the Petitioners in respect of their land comprised in Khasra Nos. 187 (2-15) and 189 (2-16) Part I & II, Village Ladda Sarai, in terms of the Hon'ble Supreme court judgment dated 17.05.2024 in *DDA v. Tejpal & Ors, 2024 INSC 456;*
- (c) Direct the Respondents to award and release compensation of remaining land in Khasra No. 187 (2-15) 189 (2-16) Part I and II Village Ladha Sarai as per judgment dated 17.05.2024 titled as DDA Vs. Tejpal & Ors, 2024 INSC 456.*
- (d) Pass any order or further order which this Hon'ble Court deem fit and proper in the facts and circumstances of the case."*

5. This very Mr. Anil Parashar had filed **W.P.(C) 7740/2016** titled **Anil Parashar Vs. The Honorable LT. Governor & Ors.** and **W.P.(C) 7789/2016** titled **Anil Parashar Vs. LT. Governor & Ors.** challenging the acquisition of the same subject land. The same were rejected by a Division Bench of this Court *vide* order dated 7th January, 2019 in the following terms:

"2. As the narration in the petition itself shows, notification under Section 4 of the Land Acquisition Act, 1894 ('LAA') was issued on 13th November, 1959 followed by declaration under Section 6 of the LAA on



6th January, 1969. The award confirming the acquisition of the land was passed way back on 2nd May, 1975. Even according to the Petitioner, when the Respondents came to take possession of the land in question, the sons of his predecessor-in-interest approached the Civil Court with Suit No. 220/75 for a permanent injunction. This came to be dismissed in 1985. The first appeal bearing No. 409/85 was dismissed by the Appellate Court on 16th July, 1993. RSA No. 116/93 was dismissed by this Court on 10th December, 2003.

3. Therefore, throughout, the Petitioner was certainly aware of the land acquisition proceedings and, in 2003, he has desperately attempted challenging the circumstances thereof.

4. Between then and the filing of the present petitions, except pointing out to the enactment of the 2013 Act, there is no mention made of any step taken by the Petitioner to challenge the land acquisition proceedings.

5. It is pointed out that there was another Award No. 28/86-87 passed on 19th December, 1986 which is subject matter of the challenge in Writ Petition (Civil) No. 7789/2016.

6. In both the petitions, therefore, there is no explanation for the inordinate delay in approaching the Court.

7. This Court has in its order dated 10th December, 2018 in Writ Petition No. 2734/2015 (**Devender Singh & Ors vs. The Honorable Lt. Governor & Ors**) in similar circumstances dismissed the writ petition on the ground of laches after referring to the decisions of the Supreme Court in **Mahavir v. Union of India (2018) 3 SCC 588**, and **Tamil Nadu Housing Board, Chennai v. M. Meiyappan (2010) 14 SCC 309**.

8. The petitions are accordingly dismissed on the ground of laches.”



6. Hence, this is the second round of litigation in respect of the same very land. Ld. Counsel for the Petitioner relies upon the decision in **DDA v. Tejpal & Ors. 2024 INSC 456** to argue that said decision gives him a fresh cause of action to file the present petition.

7. In the opinion of this Court, the said decision in **Tejpal & Ors. (Supra)** would not grant any further right or a fresh cause of action which would permit the Petitioner to challenge the same very acquisition once again.

8. Accordingly, the challenge is meritless and the petition is dismissed. Pending applications, if any, are also disposed of.

PRATHIBA M. SINGH, J.

MADHU JAIN, J.

APRIL 9, 2026

Rahul/ck