

PUBLIC GRIEVANCES COMMISSION
(Govt. of NCT of Delhi)
M-Block, Vikas Bhawan, IP Estate, New Delhi – 110110
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**Order under Para 2(B) of the PGC Resolution No F.4/14/94-AR dated
25.9.97**

Date of hearing: 21.10.2026

Complainant : Suo Motto
Respondent : Deputy Commissioner,
Rohini Zone, Municipal Corporation of Delhi
Grievance No. : PGC/2026/MCD/538

1. Brief facts of the complaint

An anonymous complaint regarding unauthorized construction in B-1/54 & B-1/52, Sector-18, Rohini was received in the Commission stating that the owner of these properties have removed the internal load bearing walls of their flats leading to dangerous conditions for neighbors. Commission has decided to take this matter suo motto as the same involves public safety and security.

2. Proceedings in the Public Grievances Commission

The PGC has convened fifth hearing in the matter on 21.10.2026 wherein the following were present :

Shri Anurag Shandilaya, Asstt. Engineer (B),
Rohini Zone, MCD

3. Relevant facts that emerged during the hearing :

3.1 Shri Anurag Shandilaya, Asstt. Engineer (B), Rohini Zone was present in the hearing and submitted a status report stating that :

**"ACTION TAKEN REPORT ON BEHALF OF BUILDING DEPARTMENT,
NORTH WEST ZONE IN RESPECT OF PROPERTY NO. B-1/54 & B-1/52,
SECTOR-18, ROHINI, DELHI-110085 IN COMPLIANCE OF ORDER DATED
24.09.2026."**

MOST RESPECTFULLY SHOWETH,

1. That the present matter is pending adjudication before the Hon'ble Commission and next date of hearing in the same is 21.10.2026.
2. That vide order dated 24.09.2026 received in this office vide diary no. R-1670 dated 28.09.2026, Hon'ble Commission has directed MCD as under:
 - 4.1 Ex Engineer (B)-1, North West Zone, Municipal Corporation of Delhi is advised to pursue the matter with Delhi Development Authority for getting the Sanctioned Building Plan and then get the Structural audit done again on the basis of Sanctioned Building Plan. An Action Taken Report in the matter be submitted in the Commission on the next date of hearing.
 - 4.2 Deputy Commissioner, North West Zone, Municipal Corporation of Delhi is advised to ensure that further necessary action in the matter is taken by the concerned officers as per provisions of the DMC Act and an Action Taken Report is submitted in the Commission on the next date of hearing."
3. That in compliance of the said directions, this status report is being filed before the Hon'ble Commission.
4. That for getting the Standard Building Plan in respect of flat no. B-1/52 & B-1/54, Sector-18, Rohini, Delhi from Delhi Development Authority, a letter vide no. AE-III(B)-I/NWZ/2026/465 dated 07.09.2026 has recently been sent to DDA. Copy of this letter is hereby annexed as ANNEXURE-A.
5. That replies have been received from DDA in the matter. However, Standard Building Plan has not yet been provided by the DDA. That further necessary action in the matter will be taken in due course of time on receipt of Standard Building Plan in respect of flat no. B-1/52 & B-1/54, Sector-18, Rohini, Delhi from DDA.
6. That MCD empanelled Structural Engineer Shri Amit Kumar, SE/0893 has recently carried out an inspection of the flats bearing no. B-1/52 & B-1/54, Sector-18, Rohini, Delhi on 09.10.2026 and issued Structural Stability Certificate(s) of both of the flats certifying that the both building(s) are safe & sound for residential purpose. Copy of Structural Stability Certificate(s) is hereby annexed as ANNEXURE-B (Colly)."
- 3.2 Action Taken Report furnished by the Asstt. Engineer (B), Rohini Zone has been taken on record. As per the reply received from DDA dated 15.09.2026 the record pertaining to these houses may be available in the O/o Director Planning, Rohini Zone, Delhi Development Authority. The structural stability certificate

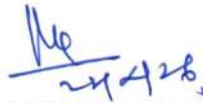
placed on record has been seen. MCD must ensure that no further deviations are carried out in future. One month time is given for obtaining record from the Director, Planning, Rohini Zone, Delhi Development Authority.

4. Recommendations of the Commission :

4.1 Ex. Engineer (B)-I, North West Zone, Municipal Corporation of Delhi is advised to take note of para 3.2 above, pursue the matter with Delhi Development Authority for getting the Sanctioned Building Plan and take necessary action in the matter as per provisions of the DMC Act. An Action Taken Report in the matter be submitted in the Commission on the next date of hearing.

4.2 Deputy Commissioner, North West Zone, Municipal Corporation of Delhi is advised to ensure that further necessary action in the matter is taken by the concerned officers as per provisions of the DMC Act and an Action Taken Report is submitted in the Commission on the next date of hearing.

5. Next Date of hearing : 02.12.2026 at 11.30 A.M.


(R.P. UPADHYAYA), IPS (RETD.)

MEMBER

No. PGC/2026/MCD/538/ 11387-388

Dated: 23/10/26

To:

1. Deputy Commissioner, North West Zone, Municipal Corporation of Delhi, Sector-5, Near Rajiv Gandhi Cancer Hospital, Delhi - 110085

2 Ex. Engineer (B)-I, North West Zone, Municipal Corporation of Delhi, Sector-5, Near Rajiv Gandhi Cancer Institute, Rohini, Delhi - 110085