

ITEM NO.1

COURT NO.12

SECTION XVII-B

S U P R E M E C O U R T O F I N D I A
R E C O R D O F P R O C E E D I N G S

Civil Appeal No. 1526/2023

ALPHA CORP DEVELOPMENT PRIVATE LIMITED

Appellant(s)

VERSUS

GREATER NOIDA INDUSTRIAL DEVELOPMENT
AUTHORITY (GNIDA) & ORS.

Respondent(s)

(IA No. 174061/2023 - APPLICATION FOR PERMISSION, IA No. 166205/2023 - APPLICATION FOR SUBSTITUTION, IA No. 77867/2023 - APPROPRIATE ORDERS/DIRECTIONS, IA No. 52354/2024 - CLARIFICATION/DIRECTION, IA No. 46325/2023 - EX-PARTE STAY, IA No. 46326/2023 - EXEMPTION FROM FILING O.T., IA No. 166202/2023 - INTERVENTION APPLICATION, IA No. 137704/2023 - INTERVENTION APPLICATION, IA No. 38547/2024 - INTERVENTION APPLICATION, IA No. 11878/2024 - INTERVENTION APPLICATION, IA No. 61838/2024 - INTERVENTION/IMPLEADMENT, IA No. 131927/2023 - INTERVENTION/IMPLEADMENT, IA No. 77861/2023 - INTERVENTION/IMPLEADMENT, IA No. 217541/2023 - INTERVENTION/IMPLEADMENT, IA No. 207548/2024 - PERMISSION TO FILE ADDITIONAL DOCUMENTS/FACTS/ANNEXURES, IA No. 174062/2023 - PERMISSION TO FILE APPLICATION FOR DIRECTION and IA No. 217542/2023 - PERMISSION TO FILE APPLICATION FOR DIRECTION)

WITH

C.A. No. 1743/2023 (XVII-B)

(IA No. 54632/2023 - EX-PARTE STAY and IA No. 54634/2023 - EXEMPTION FROM FILING C/C OF THE IMPUGNED JUDGMENT)

C.A. No. 3438/2023 (XVII-B)

(IA No. 74487/2023 - EXEMPTION FROM FILING C/C OF THE IMPUGNED JUDGMENT, IA No. 95273/2023 - MODIFICATION OF COURT ORDER and IA No. 74486/2023 - STAY APPLICATION)

C.A. No. 2763/2023 (XVII-B)

(FOR ADMISSION)

Diary No. 19132/2023 (XVII-B)

(IA No. 103050/2023 - EXEMPTION FROM FILING C/C OF THE IMPUGNED JUDGMENT and IA No. 103047/2023 - PERMISSION TO FILE APPEAL)

C.A. No. 2491/2023 (XVII-B)

(IA No. 70784/2023 - EXEMPTION FROM FILING C/C OF THE IMPUGNED JUDGMENT, IA No. 70789/2023 - EXEMPTION FROM FILING O.T. and IA No. 70786/2023 - STAY APPLICATION)

C.A. No. 2466/2023 (XVII-B)

(IA No. 69539/2023 - EX-PARTE STAY, IA No. 69536/2023 - EXEMPTION FROM FILING C/C OF THE IMPUGNED JUDGMENT and IA No. 209398/2023 - INTERVENTION APPLICATION)

C.A. Nos. 2406-2407/2023 (XVII-B)

(IA No. 180402/2023 - APPLICATION FOR PERMISSION, IA No. 67444/2023 - EX-PARTE STAY, IA No. 67446/2023 - EXEMPTION FROM FILING C/C OF THE IMPUGNED JUDGMENT, IA No. 124491/2023 - INTERVENTION/IMPLEADMENT, IA No. 115756/2023 - INTERVENTION/IMPLEADMENT and IA No. 67445/2023 - PERMISSION TO FILE ADDITIONAL DOCUMENTS/FACTS/ANNEXURES)

C.A. Nos. 3435-3437/2023 (XVII-B)

(IA No. 75580/2023 - EX-PARTE STAY and IA No. 75578/2023 - EXEMPTION FROM FILING C/C OF THE IMPUGNED JUDGMENT)

C.A. No. 2756/2023 (XVII-B)

(IA No. 109888/2023 - EXEMPTION FROM FILING O.T., IA No. 115958/2023 - EXEMPTION FROM FILING O.T., IA No. 109887/2023 - INTERVENTION/IMPLEADMENT and IA No. 115957/2023 - INTERVENTION/IMPLEADMENT)

C.A. No. 4619/2023 (XVII-B)

(IA No. 114057/2023 - EXEMPTION FROM FILING C/C OF THE IMPUGNED JUDGMENT, IA No. 114058/2023 - EXEMPTION FROM FILING O.T. and IA No. 133739/2023 - PERMISSION TO FILE ADDITIONAL DOCUMENTS/FACTS/ANNEXURES)

Date : 17-01-2026 These matters were called on for hearing today.

CORAM :

HON'BLE MR. JUSTICE SANJAY KUMAR
HON'BLE MR. JUSTICE ALOK ARADHE

For Appellant(s) :

	Dr. Abhishek Manu Singhvi, Sr. Adv.
	Mr. Dhruv Mehta, Sr. Adv.
Alpha Corp Development	Mr. Sameer Abhyankar, AOR
Private Limited	Mr. Sandeep Bhuraria, Adv.
(CA 1526/2023)	Ms. Vatsala Pandey, Adv.
	Mr. Rahul Kumar, Adv.
	Mr. Aakash Thakur, Adv.
For Roma Unicon	Mr. Somesh Dhawan, Adv.
Designex Consortium	Mr. Sumit Srivaastava, AOR
(SRA of Earth Infra	Mr. Nand Kishor Jha, Adv.
Limited)	Mr. Satyam Sinha, Adv.
(CA 2491/2023)	Ms. Vagisha Kashyap, Adv.

Sanjay Bhalla (CA 1743/2023)	Mr. Sarvesh Singh Baghel, AOR Mr. Anshuman Sharma, Adv.
Earth Property Buyers Association (Diary No. 19132/2023)	Mr. Rahul Kumar, Adv. Mr. Vishesh Kumar, Adv. Ms. Prity Kumari, Adv. Mr. Jay Kishor Singh, AOR
for Unific Techone Patrons Independent Association (UTOPIA) (CA 4619/2023)	Mr. Devendra Kumar Shukla, AOR Mr. Shashank Raghav, Adv. Ms. Shubhangini Yadav, Adv. Mr. Rakesh Kumar Tewari, Adv. Mr. Ankur Saraswat, Adv. Mr. Dinesh Kumar Bhati, Adv. Mr. Kanchan Kumar Jha, Adv.
Earth United Consumer Association (CA 3435-3437/2023)	Mr. Shubhranshu Padhi, AOR Mr. Ekansh Sisodia, Adv. Mr. Jay Nirupam, Adv. Mr. D. Girish Kumar, Adv. Mr. Pranav Giri, Adv. Mr. Ritik Sharma, Adv.
For Earth Copia Owners Society (CA 3438/2023)	Dr. Menaka Guruswamy, Sr. Adv. Mr. V.M. Kannan, AOR Mr. Mayank Singh, Adv.
Earth Infra Ltd. (CA 2406-2407/2023)	Mr. Nakul Dewan, Sr. Adv. Mr. Ekansh Mishra, AOR
Earth Towne Flat Buyers Welfare Association (CA 2466/2023)	Ms. Meenakshi Arora, Sr. Adv. Mr. Mahesh Agarwal, Adv. Mr. Sumesh Dhawan, Adv. Mr. Ankur Saigal, Adv. Ms. Vastala Kak, Adv. Mr. Nishant Rao, Adv. Mr. Naman Gupta, Adv. Ms. Kavya Tekriwal, Adv. Mr. Shaurya Shyam, Adv. Mr. Sagar Thakkar, Adv. Mr. E.C. Agrawala, AOR
GNOWDA (CA 2756/2023)	Mr. Binay Kumar Das, AOR

For Respondent(s) :

Mr. Birendra Kumar Mishra, AOR

Mr. Sarvesh Singh Baghel, AOR

Mr. Anshuman Sharma, Adv.

Mr. Devendra Kumar Shukla, AOR

FOR GNIDA

Mr. Ravinder Kumar, Sr. Adv.
Mr. Binay Kumar Das, AOR

Mr. Nakul Dewan, Sr. Adv.
Mr. Ekansh Mishra, AOR

Mr. Gunjan Kumar, AOR

Mr. Somesh Dhawan, Adv.
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Ms. Meenakshi Arora, Sr. Adv.
Mr. Mahesh Agarwal, Adv.
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Mr. Kartik Hooda, Adv.
Mr. E. Vinay Kumar, Adv.
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Mr. Ranjit Balasaheb Raut, AOR
Mr. Sonit Sinhmar, Adv.
Mr. Bhupender Dalal, Adv.
Ms. Sunayana Pawar, Adv.

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Mr. Prashant Jain, Adv.
Mr. Varun Garg, Adv.

Mr. Shubham Paliwal, Adv.
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Ms. Kinjal Sharma, Adv.
Ms. Rupam Sharma, Adv.

Mr. Shiv Mangal Sharma, Adv.
Mr. Abhishek Sharma, Adv.
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Mr. Ajay Kumar, Adv.
Mr. Pradeep Yadav, Adv.
Mr. Susant Kumar Mallik, Adv.
Mr. Rohit Priyadarshi, Adv.
Mr. Devendra Rao Madhav, Adv.
Mr. Amrendra Choubey, Adv.
Mr. Himanshu Yadav, Adv.

Mr. Satya Kam Sharma , AOR

Mr. Anupam Lal Das, Sr. Adv.
Mr. Anirudh Singh, Adv.
Mr. Gunjan Sharma, Adv.

Mr. Kumar Mihir, AOR

Mr. Devendra Kumar Shukla, AOR

UPON hearing the counsel the Court made the following
O R D E R

Hearing continued.

Arguments concluded.

Judgment reserved.

Learned counsel appearing for the appellants shall file their written submissions, not exceeding five (5) pages, within a period of 15 days from today.

Learned counsel for the respondents, including the Greater New Okhla Industrial Development Authority (GNIDA), shall file their written submissions within a period of 15 days thereafter.

The intervenor, Earth Buyers Association for Justice, alone is permitted to file its written submissions, not exceeding five (5) pages, within a period of 15 days from today. No other intervenor shall be heard in the matter.

Registry is directed to furnish an updated office report, indicating whether any applications have been filed for disbursal of the costs of ₹5,00,000/- (rupees five lakhs only) deposited by the GNIDA.

(BABITA PANDEY)
AR-cum-PS

(PREETI SAXENA)
COURT MASTER (NSH)