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STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

SEAC-II-2016/C.R.170/TC-1
Environment department,
Room No. 217, 2nd floor,
Mantralaya, Annexe,
Mumbai- 400 032.
Date: 29th march 2017

To,
M/s. Tapir Constructions Ltd.
S.No. 70/1p, 70/2A, 70/4p, 70/6p,
70/7p, 70/8p, 70/9B, 71/1/A/1, 71/2,
71/3A, 55,53/1, 511p, Pokharan road No.2,
Panchpakhadi, Thane (W)

Subject: Correction in Environment Clearance dated 19th January 2017 for proposed project at S.No. 70/1p, 70/2A, 70/4p, 70/6p, 70/7p, 70/8p, 70/9B, 71/1/A/1, 71/2, 71/3A, 55,53/1, 511p, Pokharan road No.2, Panchpakhadi, Thane (W) by M/s. Tapir Constructions Ltd.

Sir,

This has reference to your communication on the above mentioned subject. The proposal was considered as per the EIA Notification - 2006, by the State Level Expert Appraisal Committee-II, Maharashtra in its 44th meeting and recommend the project for prior environmental clearance to SEIAA. Information submitted by you has been considered by State Level Environment Impact Assessment Authority in its 103rd & 107th meetings.

2. It is noted that the proposal is considered by SEAC-II under screening category 8(b) B1 as per EIA Notification 2006.

Brief Information of the project submitted by you is as below-

1	Name of the Project	Residential Development at, S.No.70/1p, 70/2A, 70/4p, 70/6p, 70/7p, 70/8p, 70/9B, 71/1/A/1, 71/2, 71/3A, 55, 53/1, 511p, Pokhran Road No 2, Panchpakhadi Thane (W)
2	Name , contact number & address of the Proponent	Shri. Vishal Damani. - Joint Managing Director. Address: 16 th floor, Indiabulls Finance Center, Elphinstone Mills Copmpund, 612, Senapati Bapat Marg, Elphinstone (West) Mumbai-400013 Mobile No. 9987795514, Emai ID vdamani@indiabulls.com
3	Name, contact number & address of the Consultant	Name-Mr. H.K. Desai M/s. Enviro Analysts and Engineers Pvt. Ltd. B- 1003, Enviro House, 10 th floor, Western Edge II, Western Express Highway, Borivali (E), Mumbai -400

		066 Tel: 28541647/48/67/68, Fax: 28541290 Mobile No: 9324430071, Email ID: hkdesai5@gmail.com	
4	Accreditation of the consultant(NABET Accreditation)	QCI NABET LIST for the Construction Project/ Area Development Project/Township -Accreditation from NABET	
5	Type of Project: Housing Project/Industrial Estate/SRA Scheme/MHAD A/ Township or others	Residential Project (TDR Housing Scheme)	
6	Location of the project	At S.No.70/1p, 70/2A, 70/4p, 70/6p, 70/7p, 70/8p, 70/9B, 71/1/A/1, 71/2, 71/3A, 55, 53/1, 511p, Pokhran Road No 2, Panchpakhadi Thane (W).	
7	Whether in Corporation/municipal/other area	Yes, Within jurisdiction of Thane Municipal Corporation (TMC)	
8	Applicability of the DCR	DCR of Thane Municipal Corporation – 1994.	
9	Note on the initiated work (if applicable)	Not Applicable	
10	LOI/NOC from MHADA/ other approvals (If Applicable)	Not Applied.	
11	Total plot area (sq.m.) Deductions Net Plot Area	Gross Plot area (Sq. m)=27,310.00 Sq. m. Net Plot area (Sq. m)=24,466.30 Sq. m.	
12	Proposed Built Up Area(FSI & Non FSI)	FSI area (Sq. m)	66,621.23 Sq.m.
		Non FSI area (Sq. m)	93,198.93 Sq.m.
		Total BUA (Sq. m)	1,59,820.16 Sq.m.
13	Ground Coverage Area (percentage of plot not open to sky)	44%	
14	Estimated Cost of the project	546Crores.	

15	Number of Buildings & configuration(s)	Structure Type		No of Wings	No. of Storey
		MHADA Building		1	G/S+21 Floors
		Sale Buildings	Building – 1	3 Wings (1A, 1B, 1C)	2B+LG+UG+30 Floors
			Building – 2	3 wings (2A, 2B, 2C)	2B+LG+UG+30 Floors
Building – 3	2 wings (3A, 3B)		2B+LG+UG+30 Floors		
16	Number of tenants and shops	Sale building : 1008 Nos. Affordable Housing: 123 Nos. Total : 1131 Nos.			
17	Number of expected residents/users	Sale : 5,040 Nos. Affordable: 615 Nos. Total : 5,655 Nos.			
18	Tenant density per hector	Project Density : 414 Tenants/hector			
19	Height of Building(s)	Sale building–91.93 m Affordable Building- 65.83 m			
20	Right of way (Width of the road from the nearest fire station to the proposed building(s))	Road 1: Pokharan Road No.2- Existing width is 18 m & proposed width is 40 m. Road 2 : 20m wide DP road.			
21	Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	Minimum 7.5 m wide			
22	Existing Structure(s)	Currently the site consists of HRD building, Guest rooms (Ground structure) & other ancillary structures which shall be demolished during construction phase.			

23	Details of the demolition with disposal (If applicable)	Existing Structure Total BUA : 2,510.927 sq. m. This will be demolished during preconstruction phase.			
		Steel	Metric tons	81	Shall be sold to authorized recycle
		Concrete	Cu.mt.	810	Shall be used as material during of internal roads
		Al Windows	Sq. mt.	1,351	Shall be sold to a recycler.
		Door Frame	Nos.	62	
		Door Shutter	Sq. m.	215	
24	Total Water Requirement	Sale Component Domestic Water Requirement= 509 KLD Flushing Water Requirement= 254 KLD Swimming Pool Make Up= 6 KLD Landscape water Requirement = 32KLD Total Water Requirement= 795 KLD from TMC& Recycled Water			
25	Rain Water Harvesting (RWH)	For Sale Component : Runoff Generation = 146 cu.mt./hr. Tank Capacity = 146 cu.mt. Setting-Up Cost(In Lakhs)= 24.5 Operation and Maintenance (In Lakhs / annum) =1.2			
26	UG tanks	For Sale Component: Location of tanks – Below ramp of Basement 2. Domestic Tank= 100Cum-2Nos;172.5Cum-2Nos. Tank. Flushing Tank= 255Cum (in STP) Fire Tank = 400Cum, (1tank with 4 partitions)			
27	Storm water drainage	Catchment Capacity - 0.567m ³ /sec Capacity of Trench - 1.82m ³ /sec Size of Trench – 0.6 m. x 1.43 m.			

28	Sewage & Waste Water	<p>Sale Component: Total sewage generation: 687 KLD STP Capacity: 690 KLD Location of STP: Lower Ground STP Treated water : 618 KLD STP technology-MBBR</p> <p>Setting-Up Cost(In Lakhs)= 121.7 Operation and Maintenance (In Lakhs / annum) =5</p>																										
29	Solid Waste Management	<p>Solid Waste Management in Sale Component:</p> <table border="1" data-bbox="747 504 1445 1249"> <thead> <tr> <th>Particulars, for total occupancy - 5,655 Nos.</th> <th>Criteria</th> <th>Total (kg/day)</th> <th>Management</th> </tr> </thead> <tbody> <tr> <td>Biodegradable waste (kg/day)</td> <td>0.20 Kg/day</td> <td>1,131</td> <td>Biodegradable waste will be treated in OWC. Manure obtained will be used for landscaping</td> </tr> <tr> <td>Non-biodegradable waste (kg/day)</td> <td>0.30 Kg/day</td> <td>1,697</td> <td>Non-biodegradable waste will be recycled/reused/s old/handed over to local authorized vendors</td> </tr> <tr> <td>Domestic solid waste generated</td> <td>0.5 Kg/day</td> <td>2,828</td> <td>--</td> </tr> </tbody> </table> <p>Organic Waste Converter Details:</p> <table border="1" data-bbox="747 1312 1445 1827"> <tbody> <tr> <td>Biodegradable waste</td> <td>1,131 kg/day</td> </tr> <tr> <td>Non Biodegradable waste</td> <td>1,697 kg/day</td> </tr> <tr> <td>Capacity</td> <td>120kg/batch, 9 batches per day</td> </tr> <tr> <td>Total Area required</td> <td>68 sq.m.</td> </tr> <tr> <td>Total area for bins with 2ft space in between</td> <td>Bins required Bin Size: 1300 mm x 770mm x 1180 mm Biodegradable -4 no's Non biodegradable-4 no's</td> </tr> </tbody> </table>	Particulars, for total occupancy - 5,655 Nos.	Criteria	Total (kg/day)	Management	Biodegradable waste (kg/day)	0.20 Kg/day	1,131	Biodegradable waste will be treated in OWC. Manure obtained will be used for landscaping	Non-biodegradable waste (kg/day)	0.30 Kg/day	1,697	Non-biodegradable waste will be recycled/reused/s old/handed over to local authorized vendors	Domestic solid waste generated	0.5 Kg/day	2,828	--	Biodegradable waste	1,131 kg/day	Non Biodegradable waste	1,697 kg/day	Capacity	120kg/batch, 9 batches per day	Total Area required	68 sq.m.	Total area for bins with 2ft space in between	Bins required Bin Size: 1300 mm x 770mm x 1180 mm Biodegradable -4 no's Non biodegradable-4 no's
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	FRUIT TREE	<i>ushetero phyllus</i>	Phanas		
6	THE INDIAN LILAC	<i>Azadirac htaindica</i>	Neem	120 cms	20
7	SILK-COTTON TREE	<i>Bombaxc eiba</i>	Shalmali	150 cms	12
8	THE FLAME OF THE FOREST	<i>Buteamo nosperma</i>	Palas.	160 cms	13
9	ALEXANDRIAN LAUREL	<i>Calophyl luminophyllum</i>	Sultana Cham pa	150 cms	11
10	THE FISH-TAIL PALM	<i>Caryota urens</i>	Man	30 cms	12
11	INDIAN LABARNUM	<i>Cassia fistula</i>	Amaltas	100 cms	15
12	BEEFWOOD TREE	<i>Casuarin aequiseti folia</i>	Sura	60 cms	12
13	THE COCONUT PALM	<i>Cocosnu cifera</i>	Narial	30 cms	12
14	GUL MOHUR	<i>Delonixr egia</i>	Gulmohur	120 cms	11
15	THE MANGO TREE	<i>Mangifer aindica</i>	Amba	100 cms	12
16	PERSIAN LILAC	<i>Meliaaze darach</i>	Bakan-nimb	30 cms	10
17	COPPER POD TREE	<i>Peltopho rumptero carpum</i>	Radha Chura	100 cms	10
18	BOTTLE PALM	<i>Roystone aregia</i>		50 cms	10
19	THE JAMUN TREE	<i>Syzygiu mcumini</i>	Jambhul		15
	Total				251

Setting-Up Cost(In Lakhs)= 125 Lakhs
Operation and Maintenance (In Lakhs / annum) = 12 Lakhs

31	Energy	<p>Source of Electricity –(Sale & MHADA) Connected Load = 7,431 kW Maximum Demand = 3,779 kW Source: MSEDCL</p> <p>DG Sets Provided for Sale MHADA (Companioned): 3 DG sets of 750 kVA</p> <p><u>Energy Saving Statement Sale Component:</u></p>			
Sr No	Description	Power Saving Calculation (No of Lamps x Type of Lamp wattage x Operational hours x Days x Usage Factor)	Unit consumed without energy conservation (Lac Unit)	Unit consumed with energy conservation (Lac Unit)	Remarks
1	Car Parking Level Lights:				
	Providing T-5 Lamps instead of T-8 fluorescent lamps.	With T-8 Lamps = 36 watts*3620 Nos*10 hrs/day*365 days /1000 With T-5 Lamps = 28 watts*3620 Nos*10 hrs/day*365 days /1000	2.37834	1.84982	Replacing 36 W T-8 lamps with T-5 28 W CFL / FTL lamps
2	Staircase Lights:				
	Providing T-5 Lamps instead of T-8 fluorescent lamps.	With T-8 Lamps = 36 watts*3950 Nos*10 hrs/day*365 days /1000. With T-5 Lamps = 28 watts*3950 Nos*10 hrs/day*365 days /1000	2.60829	2.01845	Replacing 28 W T-5 lamps with 18W CFL lamps

3	Solar Hot water				
	Providing solar hot water for top Five floor apartments	With the Use of solar renewable energy we are heating the water, thus no power required	7.38375	0	
4	Garden Area Lighting Load :				
	Providing LED Lamps instead of T-8 Fluorescent lamps	With T-8 lamps = 36 watts*45 nos*10 hrs/day*365 days/1000. With LED Lamps = 6 watts*45 nos*10 hrs/day*365 days/1000	0.023652	0.003942	Replacing T-8 36W Lamp with 6W LED lamps
5	Providing street lighting on solar	25watts*88nos*12 hrs/day*365 days/1000.	0.09636	0	Street Lighting on solar
6	Usage of energy efficient Lifts (VVVF Non gear lifts):				
	Energy Efficiency of VVVF motors 5% more than conventional lifts	conventional lift -25 KW*84 nos*8 hrs/day*365 days. VVVF lift- 15 KW*84 nos*7 hrs/day*365 days	61.32	55.8012	Group control of elevators with PM motors and VFDs
8	Ventilation Load x Operational Hours x Days x	177 kw x 5 hours x 365 days x 0.5	2.261175	1.10271	Demand based ventilation with

		Usage factor. With energy efficient motors and co sensors (6 hours as peak + 10 min.s Every Hour)				Energy saving Motors for basement ventilation																
		PHE Load x Operational Hours x Days x Usage factor	99 kw x 6 hours x 365 days x 0.8	1.73448	1.618848	Energy efficiency motors for PHE systems																
		TOTAL		77.806047	62.39497																	
		Difference			15.411077																	
		Total Energy Saving			0.20																	
		Settind – Up Cost (In Lakhs)=40 Operation and Maintenance (In Lakhas/ annum)=3																				
32	Environmental Management plan Budgetary Allocation	<table border="1"> <tr> <td>1</td> <td>Air Environment</td> <td>Water Sprinkling, Green Belt Development, Covered storage area</td> <td>25 Lakhs</td> </tr> <tr> <td>2</td> <td>Noise Environment</td> <td>Noise Baricades and Green Belt Developments</td> <td>13 Lakhs</td> </tr> <tr> <td>3</td> <td>Water Environment</td> <td>Modular STP , Drainage with sedimentation tanks</td> <td>10 Lakhs</td> </tr> <tr> <td>4</td> <td>Good Health Practices</td> <td>Site Sanitation & Health Care</td> <td>12 Lakhs</td> </tr> </table>					1	Air Environment	Water Sprinkling, Green Belt Development, Covered storage area	25 Lakhs	2	Noise Environment	Noise Baricades and Green Belt Developments	13 Lakhs	3	Water Environment	Modular STP , Drainage with sedimentation tanks	10 Lakhs	4	Good Health Practices	Site Sanitation & Health Care	12 Lakhs
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5	Environment Monitoring	Air,water,noise soil monitoring during construction phase	15 Lakhs
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Construction Phase:

Sr No.	Particulars	Setting-up Cost (In Lakhs)
1.	RWH	24.5
2.	MSW	15
3.	STP	121.7
5.	Energy System	40
6.	Landscaping	125
7.	DMP	1300
	Total Cost	1626.2

Operation Phase:

Sr No.	Particulars	Annual O & M Cost (In Lakhs/ year)
1.	RWH	1.2
2.	MSW	5
3.	STP	5
5.	Energy System	3
6.	DMP	38
7.	Landscaping	12
	Total Cost	64.20

33	Traffic Management	Total No. of required parking :834 Nos. Total No. of Proposed parking :1,392 Nos. Upper Ground Floor parking= 88 Nos. Lower Ground Floor parking= 416 Nos. Basement 1 Parking= 423 Nos. Basement 2 Parking = 465 Nos. Width of Internal Roads= 4.5 meter, 5 meter and 6 meter.	
		Parking level	Area In Sq.M
		Upper Ground	18,300.00
		Lower Ground	17,379.00
		Basement 1	19,034.00
Basement 2	19,034.00		
34	CRZ/RRZ Clearance obtain, if any	Not Applicable	
35	Distance from Protected Area/Critically Polluted area/Eco-sensitive areas /inter-State boundaries	Not Applicable	
36	CFO NOC for the above said building structure(s)	Applied.	
37	HRC NOC for the above said building structure(s) (if applicable)	NA	
38	NOC for the above said building structure(s) from the aviation authority (if applicable)	NA	
39	Consent for the water for the above said detail(s)	Applied.	
40	Consent for the drainage for the above said detail(s)	Applied.	

41	Consent for the electric supply for the proposed demand	Applied.
42	Precertification for Green Building from Indian Green Building Council and other recognized institutes (if applicable)	NOT REQUIRED
43	Court Order (if applicable)	NA
44	Other approvals (If any)	NA

3. The proposal has been considered by SEIAA in its 103rd & 107th meetings & decided to accord environmental clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implementation of the following terms and conditions:

General Conditions for Pre- construction phase: -

- (i) This Prior Environment Clearance is restricted for approved BUA of 159820.16 Sq.m.
- (ii) This environmental clearance is issued subject to land use verification. Local authority / planning authority should ensure this with respect to Rules, Regulations, Notifications, Government Resolutions, Circulars, etc. issued if any. Judgments/orders issued by Hon'ble High Court, Hon'ble NGT, Hon'ble Supreme Court regarding DCR provisions, environmental issues applicable in this matter should be verified. PP should submit exactly the same plans appraised by concern SEAC and SEIAA. If any discrepancy found in the plans submitted or details provided in the above para may be reported to environment department. This environmental clearance issued with respect to the environmental consideration and it does not mean that State Level Impact Assessment Authority (SEIAA) approved the proposed land use.
- (iii) E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- (iv) The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- (v) This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily

implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.

- (vi) PP has to abide by the conditions stipulated by SEAC& SEIAA.
- (vii) The height, Construction built up area of proposed construction shall be in accordance with the existing FSI/FAR norms of the urban local body & it should ensure the same along with survey number before approving layout plan & before according commencement certificate to proposed work. Plan approving authority should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.
- (viii) If applicable, "Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- (ix) All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.

General Conditions for Construction Phase-

- (i) Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche and First Aid Room etc.
- (ii) Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- (iii) The solid waste generated should be properly collected and segregated. dry/inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.
- (iv) Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.
- (v) Arrangement shall be made that waste water and storm water do not get mixed.
- (vi) All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- (vii) Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.

- (viii) Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- (ix) Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- (x) Construction spoils, including bituminous material and other hazardous materials must not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not leach into the ground water.
- (xi) Any hazardous waste generated during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- (xii) The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- (xiii) The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.
- (xiv) Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- (xv) Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- (xvi) Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on 27th August, 2003. (The above condition is applicable only if the project site is located within the 100Km of Thermal Power Stations).
- (xvii) Ready mixed concrete must be used in building construction.
- (xviii) The approval of competent authority shall be obtained for structural safety of the buildings due to any possible earthquake, adequacy of firefighting equipment's etc. as per National Building Code including measures from lighting.
- (xix) Storm water control and its re-use as per CGWB and BIS standards for various applications.
- (xx) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.

- (xxi) The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- (xxii) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treatment of 100% gray water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.
- (xxiii) Permission to draw ground water and construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- (xxiv) Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.
- (xxv) Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- (xxvi) Use of glass may be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.
- (xxvii) Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.
- (xxviii) Energy conservation measures like installation of CFLs /TFLs for the lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning. Use CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination. Use of solar panels may be done to the extent possible like installing solar street lights, common solar water heaters system. Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.
- (xxix) Diesel power generating sets proposed as source of backup power for elevators and common area illumination during operation phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- (xxx) Noise should be controlled to ensure that it does not exceed the prescribed standards. During nighttime the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.

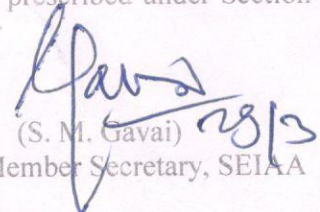
- (xxxii) Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- (xxxiii) Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspiration for non-air-conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.
- (xxxiv) The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.
- (xxxv) Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings.
- (xxxvi) Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
- (xxxvii) Six monthly monitoring reports should be submitted to the Regional office MoEF, Nagpur with copy to this department and MPCB.

General Conditions for Post- construction/operation phase-

- (i) Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line. No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement in Para 2. Prior certification from appropriate authority shall be obtained.
- (ii) Wet garbage should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. Local authority should ensure this.
- (iii) Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.
- (iv) A complete set of all the documents submitted to Department should be forwarded to the Local authority and MPCB.
- (v) In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.
- (vi) A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.

- (vii) Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes and year-wise expenditure should reported to the MPCB & this department.
- (viii) The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at <http://ec.maharashtra.gov.in>.
- (ix) Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
- (x) A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- (xi) The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.
- (xii) The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
- (xiii) The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.

5. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environmental Clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
6. The Environment department reserves the right to add any stringent condition or to revoke the clearance if conditions stipulated are not implemented to the satisfaction of the department or for that matter, for any other administrative reason.
7. **Validity of Environment Clearance:** The environmental clearance accorded shall be valid for a period of 7 years as per MoEF&CC Notification dated 29th April, 2015.
8. In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition(s) imposed and to incorporate additional environmental protection measures required, if any.
9. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.
10. Any appeal against this environmental clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-, Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.


 (S. M. Gavai)
 Member Secretary, SEIAA

Copy to:

1. Shri. Johny Joseph, Chairman, IAS (Retd.), SEAC-II, office of the Lokayukta and New Up- Lokayukta, New Administrative Building, 1st floor, Madam Cama Road, Mumbai.
2. Additional Secretary, MOEF, 'MoEF& CC, Indira Paryavaran Bhavan, Jorbagh Road, Aliganj, New Delhi-110003.
3. The MoEF, Regional Office, Nagpur
4. IA- Division, Monitoring Cell, MoEF& CC, Indira Paryavaran Bhavan, Jorbagh Road, Aliganj, New Delhi-110003.
5. Managing Director, MSEDCL, MG Road, Fort, Mumbai
6. Commissioner, Thane Municipal Corporation (TMC)
7. Member Secretary, Maharashtra Pollution Control Board, with request to display a copy of the clearance.
8. Regional Office, MPCB, Kalyan/Thane
9. Select file (TC-3)

(EC uploaded on 31.03.2017)