

2016

STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

SEAC-2012/CR-03/TC-III
Environment department
Room No. 217, 2nd floor,
Mantralaya Annexe,
Mumbai- 400 032.
Date: 12th July, 2016

To,
M/s. Nandan Buildcon Pvt. Ltd.
Nandan House, plot No. 52,
Shivaji Housing Society, Behind ICC,
Senapati Bapat Road,
Pune- 411 016.

Subject: Environment clearance for proposed residential and commercial project named "Nandan Carnival" at S.No.39,40,41,42, 43,44,45, 46,47,48,49, 50 and 51, Adgaon village, Dist-Nashik.by M/s. Nandan Buildcon Pvt.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-III, Maharashtra in its 1st 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 76th & 97th meetings.

2. It is noted that the proposal is considered by SEAC-III under screening category 8(a) B2 as per EIA Notification 2006.

Brief Information of the project submitted by you is as-

1.	Name of Project	"Nandan Carnival"
2.	Project Proponent	M/s. Nandan Buildcon Pvt. Ltd Nandan House, Plot No. 52, Shivaji Housing Society, Behind ICC, Senapati Bapat Road, Pune - 411016
3.	Consultant	Building Environment (India) Pvt. Ltd.
4.	Accreditation of consultant (NABET Accreditation)	Accredited as per List of Accredited Consultant Organizations / Rev. 36 (November 05, 2015)
5.	Type of project: Housing project / Industrial project / SRA scheme / MHADA / Township or others	Housing project [Residential Cum Commercial]
6.	Location of the Project	The proposed project is located at S. No. 39, 40, 41, 42, 43, 44, 45, 46, 47, 48, 49, 50 and 51, Village Adgaon, Dist: Nashik, Maharashtra

7.	Whether in Corporation /Municipal/other area	The project site comes under Nashik Municipal Corporation [NMC]																							
8.	Applicability of the DCR	NMC																							
9.	IOD/IOA/Concession document or any other form of document as applicable(Clarifying its conformity with local planning rules & provision)	PP have obtained approved master layout from Nashik Municipal Corporation dated – 29.10.2015. IOD for total plot area on dated - 26.03.2014																							
10.	Note on the initiated work (If applicable)	<p>Previously Nandan Buildcon has started construction as per the sanctioned plan and proposed FSI of the same was 15,880.38m². Total construction built up area of the same was 19,297.79m², as total built up area was below 20,000 m², for that Nandan Buildcon did not apply for EC.</p> <p>After looking the market demand; Nandan Buildcon has purchased new adjacent plot & applied for the new plan to Nashik Municipal Corporation, total built up area of this proposed plan was 1,14,664.00m². As per EIA notification of 2009, so Nandan Buildcon had applied for EC on 19.10.2012. As per SEIAA meeting held on 19.11.2014 committee had granted part Environmental Clearance for the sanctioned area only and suggested that after getting approval for complete proposed master plan from local body PP should apply for EC with full potential of project to the authority, SEIAA will appraise the entire project, hence Nandan Buildcon is applying for EC for entire project.</p> <p><u>Construction completed on site</u></p> <table border="1"> <thead> <tr> <th>Particulars</th> <th>Before EC</th> <th>After EC</th> <th>Till Date</th> </tr> </thead> <tbody> <tr> <td>FSI Area</td> <td>2,499.41</td> <td>5,725.89</td> <td>8,225.30</td> </tr> <tr> <td>Non FSI Area</td> <td>537.85</td> <td>1,232.21</td> <td>1,770.06</td> </tr> <tr> <td>Total Constructed BUA</td> <td>3,037.26</td> <td>6,958.1</td> <td>9,995.36</td> </tr> </tbody> </table>	Particulars	Before EC	After EC	Till Date	FSI Area	2,499.41	5,725.89	8,225.30	Non FSI Area	537.85	1,232.21	1,770.06	Total Constructed BUA	3,037.26	6,958.1	9,995.36							
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11.	LOI / NOC from MHADA / Other approvals (If applicable)	Not Applicable																							
12.	Total Plot Area (sq. m.) Deductions Net Plot area	<table border="1"> <thead> <tr> <th rowspan="2">Particulars</th> <th colspan="3">Area in Sq. M.</th> </tr> <tr> <th>As per EC</th> <th>Amendment</th> <th>Final</th> </tr> </thead> <tbody> <tr> <td>Plot Area</td> <td>43,788.96</td> <td>11,011.00</td> <td>54,800.00</td> </tr> <tr> <td>Deduction</td> <td>8,183.90</td> <td>29,99.65</td> <td>11,183.55</td> </tr> <tr> <td>Net Plot Area[including Amenity Area]</td> <td>35,605.06</td> <td>10,593.24</td> <td>46,198.30</td> </tr> <tr> <td>Net Gross Plot Area</td> <td>42,211.96</td> <td>9,425.04</td> <td>51,637.00</td> </tr> </tbody> </table>	Particulars	Area in Sq. M.			As per EC	Amendment	Final	Plot Area	43,788.96	11,011.00	54,800.00	Deduction	8,183.90	29,99.65	11,183.55	Net Plot Area[including Amenity Area]	35,605.06	10,593.24	46,198.30	Net Gross Plot Area	42,211.96	9,425.04	51,637.00
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		TDR	Nil	17,446.58	17,446.58							
		Permissible FSI (Including TDR)	37,182.06	28,700.82	65,882.88							
14.	Proposed Built-up Area (FSI & Non-FSI)	Area in Sq. M										
		Particulars	As per EC	Amendment	Final							
		FSI	15,880.38	40,504.32	56,384.70							
		Non - FSI	3,417.41	54,861.89	58,279.30							
		Total BUA	19,297.79	95,366.21	1,14,664.00							
15.	Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	Particulars										
		As per EC	Amendment	Final								
		Ground Coverage [M ²]	7,148.75	24,068.12								
		Coverage %	20.00	46.61								
16.	Estimated Cost of the Project	Particulars										
		As per EC	Amendment	Final								
		Capital Investment	37.0Cr	183.0Cr	220.0Cr							
17.	No. of building & its configuration(s)	Residential										
		As per EC					Amendment				Final	
		Particulars	Floor	Flats	Population	Floor	Flats	Population	Floor	Flats	Population	
		A	P + 12	88	440	0	8	40	P+12	96	480	
		B	P + 1	8	40	11	88	440	P+12	96	480	
		C	P + 12	88	440	0	8	40	P+12	96	480	
		D	P + 1	8	40	11	88	440	P+12	96	480	
		E	P + 1	8	40	11	88	440	P+12	96	480	
		F	P + 1	8	40	11	88	440	P+12	96	480	
		TOTAL		208	1040		368	1840		576	2880	
		Commercial										
		Building	Floor	Shops	Population	Floor	Shops	Population	Floor	Shops+ Office	Population	
		G	G	15	615	2	0+8	511	G+2	15+8	1126	
		H	G	75	177	1	-55	10	G+1	10+10	187	
		I	Nil	Nil	Nil	G+4	36+19	415	G+4	36+19	415	
		Club House	Nil	NA	NA	P+1	NA	NA	P+1	NA	NA	
		TOTAL			792			936		61+37	1728	
18.	Number of tenants and shops	Particulars				Numbers						
		As per EC		Amendment		Final						
		Tenants		368		576						
		Shops		29		61						
		Office		37		37						

19.	Number of expected residents / users	Population	Numbers [Including Floating Population]		
			As per EC	Amendment	Final
		Residential	1144 [1040+104]	2024	3168 [2880+288]
		Commercial	871 [792+79]	1030	1901 [1728+173]
20.	Tenant density per hector	146.20			
21.	Height of the building(s)	Height – m	As per EC	Amendment	Final
			36.3	40.0	40.0
22.	Right of way (Width of the road from the nearest fire station to the proposed building(s))	12meter			
23.	Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	9meter			
24.	Existing structure(s)	As per sanctioned plan and part EC, PP has partly constructed Building A [5 th Floor], Building B [1 st Floor], Building C [7 th Floor] admeasuring total construction BUA of 9,995.36m ² . Details of constructed BUA is as below;			
		Particulars	Before EC	After EC	Till Date
		FSI Area	2,499.41	5,725.89	8,225.30
		Non FSI Area	537.85	1,232.21	1,770.06
Total Constructed BUA		3,037.26	6,958.1	9,995.36	
25.	Details of the demolition with disposal (If applicable)	Not Applicable			
26.	Total Water Requirement	Water details are given as below;			
Residential: Dry season:		Particulars	As per EC	Amendment	Final
Domestic			94.1	166.5	260.6
Flushing			48.4	85.5	133.9
Gardening			33.53	44.33	77.86
Car Washing			0.0	4.7	4.7
Swimming Pool Make up			0.0	39.0	39.0
Fire Fighting			14.0	- 9	5.0
HVAC Make up			NA	NA	NA
Total Fresh			108.1	196.5	304.6
Total Recycled			81.93	134.53	216.46
Sewage			123.8	234.7	358.5
Excess Treated Water			41.87	100.17	142.04
Residential: Wet Season:		Particulars	As per EC	Amendment	Final
Domestic			94.1	166.5	263.4
Flushing			48.4	85.5	133.9
Gardening			Nil	Nil	Nil
Car Washing			0.0	4.7	4.7

	Swimming Pool Make up	0.0	39.0	39.0
	Fire Fighting	14.0	- 9	5.0
	HVAC Make up	NA	NA	NA
	Total Fresh	108.1	196.5	304.6
	Total Recycled	48.4	90.2	138.6
	Sewage	123.8	234.7	358.5
	Excess Treated Water	75.	144.5	219.9
	Commercial: Dry season:			
	Particulars	As per EC	Amendment	Final
	Domestic	16.	19.2	35.4
	Flushing	20.98	24.72	45.7
	Gardening	Nil	Nil	Nil
	Car Washing	0.0	1.2	1.2
	Swimming Pool Make up	0.0	Nil	Nil
	Fire Fighting	Nil	Nil	Nil
	HVAC Make up	NA	NA	NA
	Total Fresh	16.2	21.2	37.4
	Sewage	33.56	39.94	73.5
	Total Recycled	20.6	25.92	46.9
	Commercial: Wet season:			
	Particulars	As per EC	Amendment	Final
	Domestic	16.2	19.2	35.4
	Flushing	20.98	24.72	45.7
	Gardening	Nil	Nil	Nil
	Car Washing	0.0	1.2	1.2
	Swimming Pool Make up	0.0	Nil	Nil
	Fire Fighting	Nil	Nil	Nil
	HVAC Make up	NA	NA	NA
	Total Fresh	16.2	21.2	37.4
	Sewage	33.56	39.94	73.5
	Total Recycled	20.6	25.92	46.9
27.	Details about Swimming Pool:	Dimension of Swimming Pool: Main Pool 25 m X 9 m X 1.2 m Ladies Pool : 10 m X 6 m X 1.2 m Baby Pool : 9 m X 7 m X 0.6 m Jacuzzi Spa : 4 m Ø X 0.9 m Total water Requirement in KLD: 391.40 M ³ Water requirement for make up in KLD: 39M ³ Details of Plant & Machinery used for treatment of Swimming pool water: Details of quality to be achieved for swimming pool water and parameters to be monitored:		

28.	Rain Water Harvesting (RWH)	<ul style="list-style-type: none"> • Level of the Ground water table: Ground water level is very high so it's not possible to recharge the ground water • Size and no of RWH tank(s) and Quantity: As the ground water table is high in proposed project, rain water harvesting is not possible • capacity of RWH pits: NA • Capacity of RWH tanks: NA • Location of the RWH tank (s): NA • No of recharge pits: NA • Commercial: NA • No. of RWH Tanks: NA • Capacity of RWH tanks: NA • Location of the RWH tank (s): NA • No of recharge pits: NA • Budgetary allocation (Capital and O&M cost): • Capital cost: NA • O & M Cost: NA 																																																				
29.	UGT tanks	Residential: Domestic UG tank Capacity: 305.00Cum Flushing UG tank Capacity: 216.00Cum Fire UG tank Capacity: 300.00Cum Commercial: NA Domestic UG tank Capacity: 36.00Cum Flushing UG tank Capacity: 47.00Cum Fire UG tank Capacity:300.00Cum																																																				
30.	Storm water drainage	<ul style="list-style-type: none"> • Natural water drainage pattern: The proposed project will have storm water drainage network as per NCM remarks • Quantity of storm water: 98m³/Min. • Size of SWD: 																																																				
31.	Sewage and Wastewater	Waste water Generation as below;																																																				
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	DG sets (During emergency) Residential, commercial & Club House: DG Set shall be used for Emergency back up																																									
32.	Solid waste Management	Details of solid waste generation & disposal are as below;																																								
<p>Waste generation in the Pre -Construction and Construction phase:</p> <ul style="list-style-type: none"> Waste generation: Top Soil: Quantity of the top soil [Appx. 12,197.92m³] to be preserved: 41cm of top soil would be stripped and stored on site in dig having 1 m height. The top soil would be covered with plastic sheet and through garland drain to prevent any loss because of rain or wind erosion. In operation phase this soil would be used for landscaping purpose. Disposal of the construction waste debris: Total construction waste debris shall be segregated according to the waste type and reuse on site at its maximum extent & remaining will be handed over to the authorized vendors for recycling. Domestic solid waste generated during construction phase shall be segregated in to dry & wet waste. At present activity PP has provided composting pits for treatment of bio-degradable waste generating from construction labour. <p>Waste generation in the operation phase Residential & commercial: Quantity in MTD</p> <table border="1"> <thead> <tr> <th>Particulars</th> <th>As per EC</th> <th>Amendment</th> <th>Final</th> </tr> </thead> <tbody> <tr> <td>Total Solid Waste</td> <td>0.78</td> <td>1.57</td> <td>2.35</td> </tr> <tr> <td>Biodegradable waste</td> <td>0.342</td> <td>0.648</td> <td>0.99</td> </tr> <tr> <td>Non-Biodegradable waste</td> <td>0.304</td> <td>0.576</td> <td>0.88</td> </tr> <tr> <td>Recycle Waste</td> <td>0.114</td> <td>0.206</td> <td>0.32</td> </tr> <tr> <td>E-waste</td> <td>Negligible</td> <td>Negligible</td> <td>Negligible</td> </tr> <tr> <td>Hazardous waste [Used /Waste Oil – Liter/Year]</td> <td>Negligible</td> <td>50.0</td> <td>50.0</td> </tr> <tr> <td>Biomedical waste</td> <td>Negligible</td> <td>Negligible</td> <td>Negligible</td> </tr> <tr> <td>STP sludge</td> <td>Negligible</td> <td>0.12</td> <td>0.12</td> </tr> <tr> <td>Garden Waste</td> <td>0.020</td> <td>0.027</td> <td>0.047</td> </tr> </tbody> </table> <p>Mode of Disposal of waste</p> <ul style="list-style-type: none"> Dry waste & Wet waste: Biodegradable waste will be treated using Organic Waste Converter (OWC) of 1000kg/day and can be used as manure for the plants in the garden and inert waste will be handed over to NMC for dumping. Recyclable waste: This waste will be sold to authorized recycler E-waste: Negligible Hazardous waste: The hazardous material will be handled as per the Hazardous Waste (Management & Handling) Rules, 2003. The waste oil will be stored in sealed containers and will be sold to authorized recycling agents. Biomedical waste(Kg/month)(If applicable): NA STP sludge: Sewage sludge will be used as manure in gardening. <p>1. Location:</p>			Particulars	As per EC	Amendment	Final	Total Solid Waste	0.78	1.57	2.35	Biodegradable waste	0.342	0.648	0.99	Non-Biodegradable waste	0.304	0.576	0.88	Recycle Waste	0.114	0.206	0.32	E-waste	Negligible	Negligible	Negligible	Hazardous waste [Used /Waste Oil – Liter/Year]	Negligible	50.0	50.0	Biomedical waste	Negligible	Negligible	Negligible	STP sludge	Negligible	0.12	0.12	Garden Waste	0.020	0.027	0.047
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	<p>2. Total Area provided for storage & treatment of solid waste: 155.0 sq. m.</p> <p>3. Budgetary allocation [Capital & O&M cost] Capital Cost: 25.0Lakh O&M Cost: 6.0Lakh/Year</p>																																																																																										
33.	<p>Green Belt Development</p> <p>Total RG area: 15,571.14m²</p> <p>1. RG area other than green belt (Please specify for playground, etc.)</p> <p>2. RG area under green belt:</p> <ul style="list-style-type: none"> • RG on the ground (sq. m.). 15,571.14m²(Softscape: 11,913.7m². Hardscape: 3,657.44m²) • RG on the podium (sq. m.). 6,715.8m²(Softscape: 4,575.8m². Hardscape: 2,140m²) <p>List of trees to be planted:</p> <table border="1"> <thead> <tr> <th>No.</th> <th>Botanical Name</th> <th>Common Name</th> <th>Quantity (Nos.)</th> <th>Characteristics & Ecological Importance</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Azadirachta indica</td> <td>N neem</td> <td>41</td> <td>Pollution tolerant/ Attracts birds/</td> </tr> <tr> <td>2</td> <td>Cassia fistula</td> <td>Bahava</td> <td>98</td> <td>Pollution tolerant and ornamental</td> </tr> <tr> <td>3</td> <td>Cordia Dichotoma</td> <td>Indian Cherry/ Shelu</td> <td>91</td> <td>Seed kernel has medicinal Ornamental/ Attracts birds</td> </tr> <tr> <td>4</td> <td>Magnolia Grandiflora</td> <td>Himchampa</td> <td>40</td> <td>Ornamental</td> </tr> <tr> <td>5</td> <td>Michelia champaca</td> <td>Sonchafa</td> <td>97</td> <td>Ornamental</td> </tr> <tr> <td>6</td> <td>Tamarindus indica</td> <td>Chinch</td> <td>74</td> <td>Attracts birds</td> </tr> <tr> <td>7</td> <td>Salix Tetrasperma</td> <td>Weeping Willow</td> <td>4</td> <td>Ornamental/ good for screening/</td> </tr> <tr> <td>8</td> <td>Plumeria Alba</td> <td>Chafa</td> <td>86</td> <td>Ornamental</td> </tr> <tr> <td>9</td> <td>Lagerstroemia speciosa</td> <td>Crape myrtle</td> <td>12</td> <td>Ornamental/ drought tolerant</td> </tr> <tr> <td>10</td> <td>Bauhinia Variegata</td> <td>Rakta Kanchan</td> <td>22</td> <td>Ornamental</td> </tr> <tr> <td>11</td> <td>Dyospyros malbarica</td> <td>Temru</td> <td>89</td> <td>Bird attracting</td> </tr> <tr> <td>12</td> <td>Pongamia Glabra</td> <td>Karanj</td> <td>20</td> <td>Nitrogen fixing ability/ Ornamental</td> </tr> <tr> <td>13</td> <td>Anthocephalus kadamba</td> <td>Kadamba</td> <td>56</td> <td>Ornamental/ shade giving tree</td> </tr> <tr> <td>14</td> <td>Phoenix Sylvestris</td> <td>Khajur</td> <td>34</td> <td>Ornamental/ good for screening</td> </tr> <tr> <td>15</td> <td>Caryota Urens</td> <td>Fish tail palm</td> <td>20</td> <td>Ornamental/ attracts birds and birds</td> </tr> <tr> <td>16</td> <td>Areca Catechu</td> <td>Betel nut palm/ Supari palm</td> <td>171</td> <td>Ornamental/ good for screening/</td> </tr> <tr> <td colspan="3" style="text-align: right;">Total Trees</td> <td>955</td> <td></td> </tr> </tbody> </table> <p>• Number & list of trees species to be planted in the ground RG: 750 Nos.</p> <p>• Number & list of shrubs & bushes species planted in the podium RG: 205Nos.</p> <p>• Number & list of shrubs & bushes species planted in the ground RG: NA</p> <p>• Number & list trees species to be planted around the border of nallah/</p> <p>• steam/pond(If any): NA</p> <p>• No. of Existing Trees: NA</p> <p>• Number, Size, Age and Species of trees to be cut, trees to be transplanted: NA</p> <p>• NOC for the tree cutting/ transplantation/ Compensatory plantation, if any : NA</p> <p>Budgetary allocation(capital Cost& O & M Cost): Capital Cost: 20.0Lakh O & M: 2.5Lakh</p>	No.	Botanical Name	Common Name	Quantity (Nos.)	Characteristics & Ecological Importance	1	Azadirachta indica	N neem	41	Pollution tolerant/ Attracts birds/	2	Cassia fistula	Bahava	98	Pollution tolerant and ornamental	3	Cordia Dichotoma	Indian Cherry/ Shelu	91	Seed kernel has medicinal Ornamental/ Attracts birds	4	Magnolia Grandiflora	Himchampa	40	Ornamental	5	Michelia champaca	Sonchafa	97	Ornamental	6	Tamarindus indica	Chinch	74	Attracts birds	7	Salix Tetrasperma	Weeping Willow	4	Ornamental/ good for screening/	8	Plumeria Alba	Chafa	86	Ornamental	9	Lagerstroemia speciosa	Crape myrtle	12	Ornamental/ drought tolerant	10	Bauhinia Variegata	Rakta Kanchan	22	Ornamental	11	Dyospyros malbarica	Temru	89	Bird attracting	12	Pongamia Glabra	Karanj	20	Nitrogen fixing ability/ Ornamental	13	Anthocephalus kadamba	Kadamba	56	Ornamental/ shade giving tree	14	Phoenix Sylvestris	Khajur	34	Ornamental/ good for screening	15	Caryota Urens	Fish tail palm	20	Ornamental/ attracts birds and birds	16	Areca Catechu	Betel nut palm/ Supari palm	171	Ornamental/ good for screening/	Total Trees			955	
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	<p>Power Supply: Source: MSDECL Maximum Power Demand: 2,947kVA Total Connected Load: 5,061KVA Transformers: 1,000kVA x 2 Nos. & 630kVA x 2 Nos. D.G. Set Back Up:</p> <ul style="list-style-type: none"> • 140kVA x 1 No. • 225kVA x 1 No. [For Construction only] • 320KVA x 1 No. • 500KVA x 1 No <p>▪ Total DG power consumption for clubhouse and commercial buildings = Included</p>																																													
	<p>Energy saving measures : The following Energy Conservation Methods are proposed in the project:</p> <ol style="list-style-type: none"> a. Use of energy efficient lamps such as LED & appliances in compliance with ECBC. b. Maximize the use of natural lighting through architectural design c. Solar water heater will be installed d. Use of high reflective coatings on the terraces provides a layer of heat insulation to reduce heat gain through roofs. e. Public area will be cooled by natural ventilation. f. The roof will be constructed with puffing / brick bat coba as a part of water proofing & thermal insulation. <p>Detail calculations & % of saving [Need to confirm from concern consultant] Total Energy Requirement of Project: 3595788KWH/Annum Total Energy Saving: 1120995KWH / Annum % of Energy Saving: 31.18%</p> <p>ECBC guidelines:(Yes/No) (If yes then submit compliance in tabular form): Yes</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 10%;">Section No.</th> <th style="width: 70%;">Requirement</th> <th style="width: 20%;">Remark</th> </tr> </thead> <tbody> <tr> <td>4.3.1</td> <td>Roof Assembly U Factor to be max 0.261 w/m² 0c</td> <td>Complies By</td> </tr> <tr> <td>4.3.2</td> <td>Opaque Walls Max U factor to be 0.440w/m² 0c</td> <td>Complies By</td> </tr> <tr> <td>4.3.3</td> <td>Vertical fenestration Max U factor to be 3.30w/m² 0c</td> <td>Complies By</td> </tr> <tr> <td>4.3.3</td> <td>Vertical fenestration SHGC to be maximum 0.25</td> <td>Complies By</td> </tr> <tr> <td>4.3.3.1</td> <td>Minimum Visible transmission to be 0.20 for WWR</td> <td>Complies By</td> </tr> <tr> <td>5.2.4</td> <td>Ducting in AC spaces to have insulation of R 0.6</td> <td>NA</td> </tr> <tr> <td>5.2.5</td> <td>All air and water systems of HVAC to be balanced and records maintained</td> <td>NA</td> </tr> <tr> <td>5.2.6.1</td> <td>Condenser locations</td> <td>NA</td> </tr> <tr> <td>6.2.1</td> <td>Solar water heating for minimum 20% design capacity</td> <td>Complies & Enclosed</td> </tr> <tr> <td>6.2.2</td> <td>Equipment efficiency standards</td> <td>Complies & Enclosed</td> </tr> <tr> <td>7.2</td> <td>Lighting controls to be controlled by photo sensor or time switch</td> <td>Complies</td> </tr> <tr> <td>7.2.1.2</td> <td>Space control for lighting</td> <td>NA</td> </tr> <tr> <td>7.2.1.4</td> <td>Exterior lighting to be controlled by photo sensor or time switch</td> <td>Complies</td> </tr> <tr> <td>7.3</td> <td>Interior lighting power to be within specified limits</td> <td>Complies</td> </tr> </tbody> </table>	Section No.	Requirement	Remark	4.3.1	Roof Assembly U Factor to be max 0.261 w/m ² 0c	Complies By	4.3.2	Opaque Walls Max U factor to be 0.440w/m ² 0c	Complies By	4.3.3	Vertical fenestration Max U factor to be 3.30w/m ² 0c	Complies By	4.3.3	Vertical fenestration SHGC to be maximum 0.25	Complies By	4.3.3.1	Minimum Visible transmission to be 0.20 for WWR	Complies By	5.2.4	Ducting in AC spaces to have insulation of R 0.6	NA	5.2.5	All air and water systems of HVAC to be balanced and records maintained	NA	5.2.6.1	Condenser locations	NA	6.2.1	Solar water heating for minimum 20% design capacity	Complies & Enclosed	6.2.2	Equipment efficiency standards	Complies & Enclosed	7.2	Lighting controls to be controlled by photo sensor or time switch	Complies	7.2.1.2	Space control for lighting	NA	7.2.1.4	Exterior lighting to be controlled by photo sensor or time switch	Complies	7.3	Interior lighting power to be within specified limits	Complies
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	<p><u>Budgetary Allocation</u> Capital Cost : 20.0 Lakh O & M Cost : 5.0 Lakh</p> <ul style="list-style-type: none"> HT line is passing through the plot if any: No 																																
35.	<p>Environmental Management plan Budgetary Allocation:</p> <p><u>During Construction Phase:</u></p> <table border="1"> <thead> <tr> <th>Particular</th> <th>Total Cost [Rs. Lakh]</th> </tr> </thead> <tbody> <tr> <td>Site Sanitation - STP</td> <td>2.0</td> </tr> <tr> <td>Environmental Monitoring</td> <td>2.0</td> </tr> <tr> <td>Safety & Health</td> <td>2.5</td> </tr> <tr> <td>TOTAL</td> <td>6.5</td> </tr> </tbody> </table> <p><u>During Operation Phase:</u></p> <table border="1"> <thead> <tr> <th rowspan="2">Particulars</th> <th colspan="2">Total Cost [Rs. Lakh]</th> </tr> <tr> <th>Capital</th> <th>O&M/Y</th> </tr> </thead> <tbody> <tr> <td>Water Management</td> <td>100.0</td> <td>10.0</td> </tr> <tr> <td>Solid Waste Management</td> <td>25.0</td> <td>6.0</td> </tr> <tr> <td>Green Area</td> <td>20.0</td> <td>2.5</td> </tr> <tr> <td>Energy Saving</td> <td>20.0</td> <td>5.0</td> </tr> <tr> <td>TOTAL</td> <td>165.0</td> <td>23.5</td> </tr> </tbody> </table> <ul style="list-style-type: none"> Quantum and generation of Corpus fund and Commitment Project proponent shall operate and maintain EMF for 3 years after giving possession and shall also generate corpus fund during 3 years for O & M of approximate Rs. 23.5Lakhs Responsibility for further O &M: We will handle the corpus fund with the parties while we handover the environmental management facilities to the parties for the further O&M 			Particular	Total Cost [Rs. Lakh]	Site Sanitation - STP	2.0	Environmental Monitoring	2.0	Safety & Health	2.5	TOTAL	6.5	Particulars	Total Cost [Rs. Lakh]		Capital	O&M/Y	Water Management	100.0	10.0	Solid Waste Management	25.0	6.0	Green Area	20.0	2.5	Energy Saving	20.0	5.0	TOTAL	165.0	23.5
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				driveway]	
Car	287	318	605	12.50	7,562.50
Two Wheelers	433	217	650	3.00	1,950.0
Bicycles	433	207	640	1.50	960.0
Total Parking Area Required					10,472.50
Total Parking Area Provided					10,487.50
Type of parking (Open/Stilt/Basement): Open, Stilt parking & Basement					
Area per car including driveway provided for car parking: 30.00m ²					
Width of all internal roads (m): 6m driveway					
37.	CRZ/RRZ clearance obtain ,if any			Not Applicable	
38.	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas / inter-State boundaries			Not Applicable	

3. The proposal has been considered by SEIAA in its 76th & 97th meeting & 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 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.
- (ii) Occupation certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water and connectivity of the sewer line to the project site.
- (iii) E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2011.
- (iv) 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.

- (v) PP has to abide by the conditions stipulated by SEAC& SEIAA.
- (vi) 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.
- (vii) "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.
- (viii) 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.

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- (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 back up 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.

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- (xxxi) 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.
 - (xxxii) 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.
 - (xxxiii) The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.
 - (xxxiv) 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.
 - (xxxv) 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.
 - (xxxvi) Six monthly monitoring reports should be submitted to the Regional office MoEF, Bhopal with copy to this department and MPCB.

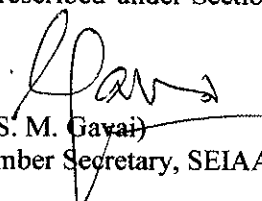
General Conditions for Post- construction/operation phase-

- (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. Gawai)
Member Secretary, SEIAA

Copy to:

1. Shri. Jagdish Joshi, Chairman, IAS (Retd.), SEAC-III, Flat no. 3, Tahiti chs. Juhu Vers Ova Link Road, Andheri (W), Mumbai- 400 053.
2. Additional Secretary, MOEF, 'MoEF& CC, Indira Paryavaran Bhavan, Jorbagh Road, Aliganj, New Delhi-110003.
3. The CCF, Regional Office, Ministry of Environment and Forest (Regional Office, Western Region, Kendriya Paryavaran Bhavan, Link Road No- 3, E-5, Ravi-Shankar Nagar, Bhopal- 462 016). (MP).
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. Collector, Nashik.
7. Commissioner, Municipal Corporation Nashik (NMC)
8. Member Secretary, Maharashtra Pollution Control Board, with request to display a copy of the clearance.
9. Regional Office, MPCB, Nashik.
10. Select file (TC-3)

(EC uploaded on)