



State Level Environment Impact Assessment Authority-Karnataka

(Constituted by MoEF, Government of India, under section 3(3) of E(P) Act, 1986)

Proceedings of the 146th SEIAA Meeting held on 10th April 2018 at Room No. 709, M.S Building, Bangalore.

146.1. Proceedings of 145th SEIAA Meeting held on 24th March 2018.

Copies of the Proceedings of 145th SEIAA Meeting held on 24th March 2018 was circulated. The Authority perused the proceedings and confirmed.

146.2. Action Taken report on the proceedings of 145th SEIAA Meeting held on 24th March 2018.

The Authority noted that the action is being taken on the proceedings of 145th SEIAA Meeting held on 24th March 2018.

146.3. Deferred Project

Proposed construction of Residential Apartment Project at Sy.Nos.42/1, 42/2, 43/3, 43/1, 43/2, 43/3, 46/13A, 46/13B, 44, 47 & 70 of Bilekahalli Village, Begur Hobli, Bangalore South Taluk, Bangalore District by Mr. Anand & Others (SEIAA 153 CON 2017)

Mr. Anand and Others have proposed for construction of residential Project on a plot area of 16693.28 Sqm. The total built up area is 1,04,846.62 Sqm. The proposed project consists of 319 No's of Residential units in 2 towers with 2B+GF+29 UF. Total parking space proposed is for 854 No's of Cars. Total water consumption is 220 KLD (Fresh water + Recycled water). The total wastewater discharge is 200 KLD. It is proposed to construct Sewage Treatment Plant with a capacity of 200 KLD. The project cost is Rs. 75 Crores.

The subject was discussed in the SEAC meeting held on 16.01.2018. The committee observed from the village survey map that there is a lake at the north-eastern junction of the site, for which the proponent has stated that he has left 75 meter buffer zone from the lake boundary as per the NGT norms. Also there are tertiary nalas both northern side and southern side of the site, for which the proponent has stated that he has left 25 meter buffer zone from the nala. Whereas as per the actual site the proponent has stated that a road has been formed by BDA on the northern side away from this site boundary and the nala which is appearing in village survey map is diverted and converted as a road side drain for this BDA road. However the proponent has stated that he has left 25 meter buffer zone from the alignment of the nala as reflected in village survey map. On the eastern side of the site as observed in the village survey map there is a cart track road. The proponent has stated that a new road of width of 9 meter has been formed all along this cart track road. For the southern side tertiary nala, the proponent has stated that he has left 25 meter buffer zone as per the NGT order. By this network of road there are two connectivities of roads both on northern and eastern side of road. However, the connectivity

proposed on the northern side runs through buffer zone left for the nala for which the proponent has agreed to build a elevated approach road leaving the buffer zone undisturbed except putting up some columns. As per the concept plan prepared for the project the fire driveways provided on the northern side, southern side and eastern side encroaches the buffer zone at certain points for which the proponent has agreed to lay this fire driveways at the elevated levels leaving the buffer zone undisturbed except putting up some columns. The committee after discussion decided to recommend the proposal to SEIAA for issue of Environmental Clearance subject to the following conditions:

- 1) The proponent shall provide sewage treatment proposal to reduce discharge of excess treated sewage water to less than 20% of the total demand.
- 2) The collection tank for roof rainwater has been worked out based on the rainfall at 15mm per day which needs to be increased to 30 mm per day which requires enhanced capacity of the storage tank and the same shall be worked out and submitted.
- 3) The proponent shall plant additional 150 plants as per norms.
- 4) The proponent to conduct energy audit by an accredited agency before operation of the project in accordance with the Bureau of Energy Efficiency.
- 5) 5 to 10 % of the parking space shall be reserved for electric vehicles with recharging facility.

The Authority perused the proposal during the meeting held on 23.2.2018 and took note of the recommendation of SEAC. The Authority after discussion decided to get the following information for further consideration:

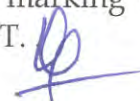
- 1) Layout plan with details of the following information:
 - a) Details of nala and the buffer provided.
 - b) Corners of the building line proposed to be constructed to be marked on the ground with due marking on the layout plan along with suitable legend
- 2) Permissibility of the proposed activity as per the Comprehensive Development Plan.

The Authority also have decided to visit the project site after the receipt of above information.

The proponent has submitted the reply vide letter dated 22.03.2018. The Authority have visited the project site on 4.4.2018.

The Authority perused the reply submitted by the proponent vide letter dated 22.03.2018 and inspection report. The Authority after discussion decided to clear the proposal for issue of Environmental Clearance subject to submission of the following information:

- 1) Revised layout plan with separate entry/exit having a minimum width of 8m and a bell mouth gate in addition to marking of buffer zone in accordance with the orders of the Hon'ble NGT.



- 2) Provision for online monitoring of discharge of the treated water.
- 3) Provision to prevent seepage of ground water/surface water into the basements.
- 4) Specific source of treated water for the construction with an undertaking/MoU with the prospective supplier of such treated water and with water quality analysis report to establish that such treated water is fit for construction purpose.
- 5) Specific social commitment plan with activity, budget and time frame as part of corporate / entrepreneur social responsibility in accordance with O.M. No.J-11013/25/2014-IA.I dated 11th August, 2014.

146.4. Miscellaneous Projects:

146.4.1. Non-compliance to EC conditions by M/s Sobha Limited in the construction project of residential apartment at Balagere Village, Varthur Hobli, Bangalore East Taluk, Bangalore Urban District - Complaint from Smt. Sudha Katwa, Advocate, Bangalore - reg (SEIAA 128 CON 2014).

The Member Secretary during the SEIAA meeting held on 10.1.2018 brought to the notice of the Authority that Smt. Sudha Katwa, Advocate, No. 40, 3rd Floor, SNS Plaza, Shivananda Circle, Kumara Krupa Road, Bangalore have filed a complaint dated 01.01.2018 regarding gross violation of conditions stipulated in the Environmental Clearance letter No. SEIAA 128 CON 2014 dated 05.02.2016 issued to M/s Sobha Limited for construction project of residential apartment at Balagere Village, Varthur Hobli, Bangalore East Taluk, Bangalore Urban District. The complainant while enclosing a copy of the FIR dated 29.12.2017 of the Varthur Police Station and reports appeared in various daily news papers published on 01.01.2018 have alleged that the construction activity of the project have been undertaken in gross violation of the conditions stipulated in the Environmental Clearance mentioned above. Further, it is alleged that non-compliance to the environmental safety norms and to the conditions stipulated in the Environmental Clearance letter resulted in death of eight construction workers (officially three). The complainant also has listed out several specific violations of the conditions of Environmental Clearance issued. Further, he informed that the incident also widely reported in print media in front pages.

The Member Secretary further informed that considering the serious nature of allegations made in the complaint and need for immediate action, a copy of the complaint has been communicated to the project proponent vide letter No. SEIAA 128 CON 2014 dated 01.01.2018 calling upon to submit clarification on the allegation leveled against them in the complaint immediately.

It was also informed that, the Scientific Officer (SEIAA), Department of Ecology and Environment was authorized to visit the above site on 06.01.2018 and to conduct site inspection with regard to the alleged violations of conditions of Environmental Clearance letter dated 05.02.2016 and the activities that has been undertaken in violation of the provisions of EIA Notification, 2006, Environment

(Protection) Act, 1986 and other environmental safety norms. The Scientific Officer (SEIAA), Department of Ecology and Environment has conducted inspection of the above said project site and submitted his report on 08.01.2018.

Copies of the complaint filed by Smt Sudha Katwa, report of the concerned Environmental Officer of the Karnataka State Pollution Control Board and inspection report submitted by the Scientific Officer (SEIAA), Department of Ecology and Environment are placed before the Authority for perusal and further decision including ratification of the action taken on the complaint.

The Authority perused the complaint filed by Smt Sudha Katwa and the media reports published on that incidents, report of the concerned Environmental Officer of the Karnataka State Pollution Control Board and inspection report submitted by the Scientific Officer (SEIAA), Department of Ecology and Environment.

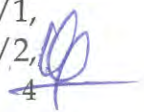
The Authority noted the following prima facie violations:

- (1) Establishment of RMC/Pre-cast unit within the project site in violation of the Water Act, Air Act, Environment (Protection) Act and EIA Notification.
- (2) Not reporting the modification in the project profile to the Authority seeking modified EC as per the General Condition No. 5 of the EC dated 05.02.2016.
- (3) Improper management of excavated earth.
- (4) Inadequate infrastructure provided for laborers/workers, improper and unhygienic environment in the labour camps.
- (5) Procurement of water from tankers without ascertaining the source, quality and authenticity of the supplier.
- (6) Using STP of the operating unit of the project without proper consent from the KSPCB.
- (7) Improper monitoring of the environment parameters and reporting.
- (8) Non compliance with regard to protection of nala and maintenance of buffer zone.

The Authority opined that prima facie it is a clear case of violation of conditions of the Environmental Clearance granted vide letter No.SEIAA 128 CON 2014 dated 05.02.2016.

The Authority therefore made the following decisions:

- 1) Keep the Environmental Clearance issued vide letter No. SEIAA 128 CON 2014 dated 05.02.2016 to M/s Sobha Limited for construction of Residential Development Project at Survey No's. 77/10, 77/5, 77/3, 77/4, 67/1, 67/2, 63/5, 75/1, 47/3, 76/3, 61/2A, 61/2B, 60/3, 61/1, 47/2, 60/1, 63/1, 66/1, 62/4A, 66/2, 49/2, 49/5, 50/6, 45, 76/1, 49/7, 53/2, 53/1, 50/3, 50/1B, 63/4, 76/2, 77/7, 77/8, 63/3, 50/5, 62/4B, 63/2, 61/4, 51/2B1, 51/2C1, 51/3, 50/4, 50/2, 49/4, 61/3, 51/2B2, 51/2C2, 51/4, 59/1, 59/2, 59/3, 59/4, 59/5, 58/2, 49/1, 76/2, 51/1, 58/1, 53/1, 77/9, 60/2,

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- 50/1A, 63/4 of Balagere Village, Varthur Hobli, Bangalore East Taluk, Bangalore Urban District in abeyance until further orders.
- 2) Issue notice to show cause why action should not be initiated against M/s Sobha Limited, Bangalore for the violations of conditions of the Environmental Clearance and other environmental laws in accordance with the section 19 of the Environment (Protection) Act, 1986.
 - 3) Issue direction under section 5 of the Environment (Protection) Act, 1986 to suspend all construction activity in the project site of M/s Sobha Limited covered in Environmental Clearance letter No. SEIAA 128 CON 2014 dated 05.02.2016 and to close down the RMC/Pre-cast unit located within the above project site and being operated without required clearances from the competent authorities except for the measures required for improvement of labour camp and abatement of pollution with immediate effect following due procedure of law.

Accordingly, Show Cause Notice/ Proposed Direction has been issued to the proponent vide letter dated 12.1.2018 under Section 5 of the Environment (Protection) Act, 1986.

The Authority during the meeting held on 9.2.2018 perused the reply submitted by the proponent in response to the show cause notice. The Authority noted that the proponent have sought for copy of the inspection report of the Environmental Officers of Karnataka State Pollution Control Board and the Scientific Officer of SEIAA referred to in the show cause notice. The Authority also noted that the proponent have sought for additional time of two weeks for submission of further reply/ explanation/clarification to establish that they have complied with the all requirement and there is no default. The Authority opined that the issue can be considered in the subsequent meeting after the submission of comprehensive reply by the proponent. The Authority after discussion decided to provide a copy of the report submitted by the Environmental Officers of Karnataka State Pollution Control Board and the Scientific Officer of SEIAA to the proponent with a direction to submit their comprehensive reply/document if any within 15 days from the date of such communication.

Accordingly, copies of the above mentioned reports are communicated to the proponent vide letter dated 17.2.2018, calling upon him to submit comprehensive reply/document if any within 15 days from the date of receipt of the letter, failing which decision will be taken by the Authority in respect of the show cause notice dated 12.01.2018 based on available records.

M/s Sobha Limited have acknowledged the receipt of the reports vide letter dated 26.2.2018 and have furnished reply vide letter dated 1.3.2018 in continuation to the reply dated 30.1.2018.

The Authority perused both the replies submitted by the proponent. The Authority noted that the proponent vide letter dated 1.3.2018 have requested to provide a personal hearing to enable them to submit clarifications. The Authority after discussion decided to provide an opportunity of being heard during the next meeting of the Authority.

146.4.2. Request for corrigendum & transfer of Environmental Clearance issued in respect of Residential apartment at No.164/2, Sy.No.52/2, Next to Oblappa Garden, Huskur Gate, Hebbaguddi village, Anekal Taluk, Bangalore by M/s. Classic Infracon Bangalore Pvt. Ltd. (SEIAA 12 CON 2015)

The project proponent had obtained Environmental Clearance vide letter No. SEIAA 12 CON 2015 dated 16-01-2016 for construction of residential apartment of 270 units & a club house in 2 Basements + Ground floor + 31 Upper Floors, on a plot area of 5,826.27 Sqm and with the built up area of 41,771.60 Sqm .

The proponent vide letter dated 21.2.2018 have requested for issue of corrigendum on the EC issued reducing the number of apartments to 165 with 3 Basements + Ground floor + 38 Upper Floors from the earlier 270 units, built up area to 33,126.30 Sqm from earlier 41,771.60 Sqm and the plot area to 5,857.18 Sqm from earlier 5,826.27 Sq.mts.

Further, the proponent has also submitted that due to financial condition they have made Joint Development Agreement with the M/s Columbia Developers Pvt. Ltd and requested for transfer the EC vide letter dated 16-01-2016 to their favour. M/s Columbia Developers Pvt. Ltd. have also requested for transfer the EC to them as they have entered Joint Development with M/s. Classic Infracon Bangalore Pvt. Ltd. Joint Development Agreement in this regard have been submitted.

The Authority perused the request made by the proponent. The Authority after discussion decided to transfer of E.C. in favour of M/s Columbia Developers Pvt. Ltd. on the same terms and conditions under which the prior Environmental Clearance has been granted as per the provisions under para 11 of the EIA Notification, 2006. The Authority also decided issue corrigendum on the EC issued subject to submission of the following information:

1. Present level of construction with dated photographs.
2. Revised layout plan incorporating the modifications for which corrigendum is sought.
3. Original village map duly marking the project site along with details of buffer maintained from the water bodies.

146.4.3. Request for corrigendum for Environmental Clearance issued in respect of proposed expansion & Modification of 'Southern Crest', Commercial Complex with Mall, multiplex and hotel at Municipal Nos. 243/254/41, 1 to 9/83/93 to 101 (Forming part of land in Sy.No. 39,40,41 and 42/3A), Jaraganalli, Uttarahalli Hobli, J.P.Nagar, Bangalore South Taluk, Bangalore by M/s Shriprop Projects Pvt. Ltd (SEIAA 18 CON 2015)

The project proponent had obtained Environmental Clearance vide letter No. SEIAA 18 CON 2015 dated 01-08-2015 for proposed modification & expansion of Commercial Building to Residential Apartment on a plot area of 15,378 Sqm. The total built up area is 75,621 Sqm consisting 413 units in 4 Towers with 2 Basements+ Ground Floor+ 18 Upper Floors.



The proponent vide letter dated 6.3.2018 have requested for issue of corrigendum on the EC issued increasing the built up area to 81,656 Sqm from earlier 75,621 Sqm. The building configuration is 3 Towers with 3 basement+ Ground Floor + 18 Upper Floors & 1 Tower with Ground + 17 upper floor. The proponent also submitted the comparative statement, revised Form - 1.

The Authority perused the request made by the proponent. The Authority after discussion decided to issue corrigendum subject to submission of the following information:

1. Present level of construction with dated photographs.
2. Revised layout plan incorporating the modifications for which corrigendum is sought.
3. Original village map duly marking the project site along with details of buffer maintained from the water bodies.
4. Up to date Compliance reports.

146.4.4. Request for issue of corrigendum for Environmental Clearance in respect of proposed expansion of Lokapur Limestone & Dolomite Mines at Sy. No. 115/3 and 116/3A, Lokapur Vilalge, Mudhol Talluk, Bagalkot District.(3.43 Ha.) M/s. Srinivas Mines and Minerals, (SEIAA 41 MIN 2012)

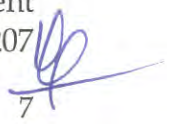
The project proponent had obtained Environmental Clearance vide letter No. SEIAA 41 MIN 2012 dated 30th January 2013 for expansion of limestone from 10,000 TPA to 14,000 TPA by open cast manual method involving mining lease area of 3.43 Ha at Sy. Nos. 115/3 and 116/3A, Lokapur Village, Mudhol Taluk, Bagalkot District.

The proponent have requested on 20.03.2018 for issue of corrigendum on the EC issued increasing the consent capacity to 52,000 TPA stating that IBM has fixed quantity of 52000 TPA. The proponent also submitted the IBM approved mining plan.

The Authority noted that the scheme of mining was approved by the Indian bureau of Mines on 8.11.2011 and Environmental Clearance has been granted on 30th January 2013 and therefore the period of approved scheme of mining has already been completed. The Authority therefore decided not to consider for corrigendum at this stage. The Authority also decided to advise the proponent to apply for the expansion of the production following due procedure of law if required.

146.4.5. Request for issue of corrigendum for Environmental Clearance in respect of proposed construction of "Nitesh Melbourne Park" Residential Apartment at Sy.No's.114, 119 & 159, Byrathi Village, Bangalore East Taluk, Bangalore Urban District by M/s. Nitesh Housing Developers Pvt. Ltd. (SEIAA 107 CON 2014)

The project proponent had obtained Environmental Clearance vide letter No. SEIAA 107 CON 2014 dated 8.4.2015 for construction of Residential Apartment Building on a plot area of 44,110.6845 Sqm. The total built up area is 1,03,451.207



Sqm. The proposed building consists of 440 units in 11 Blocks with Basement+ Ground floor+ 4 Upper floors and a Club House.

The proponent vide letter dated 12.3.2018 have requested for issue of corrigendum on the EC issued increasing the number of units to 445 + 45 EWS units in 12 blocks with Basement + Ground Floor + 4 upper floors and club house from the earlier 440 units, built up area to 1,04,047.20 Sqm from earlier 1,03,451.207 Sqm and the plot area to 43,199.83 Sqm from earlier 44,110.6845 Sq.mts. The proponent have stated that the modification in the plan were made as per new guidelines for construction of residential apartments.

The Authority perused the request made by the proponent. The Authority after discussion decided to issue corrigendum subject to submission of the following information:

1. Present level of construction with dated photographs.
2. Revised layout plan incorporating the modifications for which corrigendum is sought.
3. Typical floor level drawing indicating the proposed EWS apartments.
4. Original village map duly marking the project site along with details of buffer maintained from the water bodies.

146.4.6. Request for issue of corrigendum for Environmental Clearance in respect of proposed construction of Office Building Project at Khata No.489/1, Situated at Plot No.1 of EPIP Industrial Area and Comprising of Sy.Nos.143, 144, 198, 212, 213, 214 & 215 of Hoodi Village, K.R.Puram Hobli, Bangalore East Taluk, Bangalore District by M/s. Coretech Ventures (Bangalore) Pvt. Ltd. (SEIAA 33 CON 2017)

The project proponent had obtained Environmental Clearance vide letter No. SEIAA 33 CON 2017 dated 28-04-2017 for proposed expansion of Office Building project on a plot area of 26,959.95 Sqm inclusive of additional plot area 12,554.36 Sqm. The total built up area is 1,11,311.11 Sqm inclusive of the proposed expansion of 72,432.46 Sqm. The proposed project under expansion consists of 3 Blocks, Block A & B with Basement+ Ground Floor +5 Upper Floors, Block -C with 3 Basements + Ground Floor + 9 Upper Floors (increases in number of floors by 1 in Block A & B and addition of C block).

The proponent vide letter dated 13.3.2018 have requested for issue of corrigendum on the EC issued to addition of Block D with 3 Basement+ Ground + One floor and increasing the built up area to 1,18,087.98 Sqm from earlier 1,11,311.11 Sqm (addition of 5257.21 Sqm to all floors of Block C and 1519.66 Sqm for Block D). The proponent also submitted the revised Form 1 and Form 1 A along with comparative statement.

The Authority perused the request made by the proponent. The Authority noted that changes are proposed in both Block B and Block C apart from adding a new Block D in the space proposed to be maintained as park and open place during

the earlier appraisal. The Authority opined that the project would require a fresh appraisal considering the magnitude of alteration. The Authority therefore decided not to issue corrigendum. The Authority also decided to advise the proponent to seek Environmental Clearance for the modification following the due procedure of law.

146.4.7. Request for issue of corrigendum for Environmental Clearance in respect of proposed construction of Nitesh Caesar's Palace, Residential and Commercial Project, Sy.No.17/2, 17/3, Raghuvanahalli Village, Uttarahalli Hobli, Bangalore South. by M/s. Nitesh Housing Developers Pvt. Ltd. (SEIAA 101 CON 2010)

The project proponent had obtained Environmental Clearance vide letter No. SEIAA 101 CON 2010 dated 28th February 2011 for construction of residential apartment consisting of 516 units in 8 blocks with basement, ground (stilt parking) and 17 upper floors and commercial complex of ground and 4 upper floors on a plot area of 19,930.602 Sq. m. The total built up area is 66,318.742 Sq. m.

The proponent vide letter dated 16.3.2018 has stated that at the time of applying for EC, the FAR area is shown wrongly as built up area i.e., 66,318.742 Sqm in Form 1 & Form 1A. The total built up area including the exemptions/ deductions is 97,563.71 Sqm as per the drawing submitted along with application. The proponent further submitted that due to market requirement, some of the 2 BHK units were combined to make 4 BHK duplex and hence number of units reduced to 497 units from earlier 516 units. Therefore the proponent has requested for issue of corrigendum on the EC issued in respect of built up area and number of units..

The Authority perused the request made by the proponent. The Authority noted that as per the drawings submitted during the time of appraisal the project had an FAR area of 66,318.742 Sqm and a non-FAR area of 31,244.968 Sqm. However the proponent had indicated only FAR area in the application and hence Environmental Clearance has been granted accordingly. Now that the MoEF&CC has defined the built up area which includes the basement also. The Authority noted that while appraising the project the basement area has also been taken into account. The Authority therefore decided to issue corrigendum as requested by the proponent.

146.4.8. Request for issue of corrigendum for Environmental Clearance in respect of proposed construction Residential Apartment at Sy. No. 14/1 & 15/6, Hebbala Amanikere Village, Kasaba Hobli, Bengaluru North Taluk, Bengaluru by M/s. Shriram Properties Pvt. Ltd. (SEIAA 54 CON 2015)

The project proponent had obtained Environmental Clearance vide letter No. SEIAA 54 CON 2015 dated 11-12-2015 for construction of Residential Apartment of 162 units & a club house in 2 Basements + Ground Floor + 29 upper floors on a plot area of 7,284.22 Sqm and with the total built up area of 46,463.43 Sqm.

The proponent vide letter dated 17.3.2018 has submitted that due to market conditions they have changed the plan from residential apartment to commercial / office space. Hence the proponent requested for issue of corrigendum on the EC

issued to commercial / office space, reducing the built up area to 21,823.15 Sqm from earlier 46,463.43 Sqm and building configuration to 2 Basement, Ground, Mezzanine and 9 floors from earlier 2 Basements + Ground Floor + 29 upper floors. The proponent also submitted the revised Form 1 & 1A along with comparative statement.

The Authority perused the request made by the proponent. The Authority after discussion decided to issue corrigendum subject to submission of the following information:

1. Present level of construction with dated photographs.
2. Revised layout plan incorporating the modifications for which corrigendum is sought.
3. Original village map duly marking the project site along with details of buffer maintained from the water bodies.

146.4.9. Request for revoke the CSR clause in Environmental Clearance letter issued in respect of proposed establishment of Bulk drug unit at Plot No. 64, KIADB, Sompura Industrial area, Dabaspeta, Nelamangala Taluk, Bangalore by M/s VPL Chemicals Pvt. Ltd. (SEIAA 27 IND 2010)

The project proponent had obtained Environmental Clearance vide letter No. SEIAA 27 IND 2010 dated 27th April 2011 for Manufacture of Fine Chemicals, Intermediates and Active Pharma Ingredients (APIs) at Plot No. 64, Sompura Industrial Area, Dabaspeta, Nelamangala Taluk, Tumkur Road, Bangalore.

The proponent vide letter dated 2.4.2018 have submitted that as a medium scale industry it is becoming burden to earmarking of 5% of total project cost along with 2 Lakh as per Specific Condition No.22 in Part-A. Hence the proponent requested to review the said condition and issue corrigendum on the EC issued revoking the condition. The proponent also submitted the list of CSR activities undertaken by the proponent.

The Authority perused the request made by the proponent. The Authority after discussion decided to issue corrigendum as is being included in the EC after issue of Office Memorandum dated 11th August 2014 of MoEF with regard to CSR activities.

146.4.10. Request for issue of corrigendum for Environmental Clearance in respect of proposed construction of residential apartment project at Sy. No. 46/3C, 51, 52/3, 52/4, 54/3 of Neraluru village, Attibele Hobali, Anekal Taluk, Bangalore by M/s. SNN Properties LLP (SEIAA 51 CON 2017)

The project proponent had obtained Environmental Clearance vide letter No. SEIAA 51 CON 2017 dated 27-04-2017 for construction of Residential Apartment of 1005 units in 8 wings with 2 Basements + Ground Floor + 14 upper floors & a club house with 2 Basements + Ground Floor + 3 upper floors on a plot area of 37,649.41 Sqm and with the total built up area of 1,15,273.89 Sqm.

The proponent vide letter dated 3.4.2018 have requested for issue of corrigendum on the EC issued increasing the number of apartments to 1050 from the earlier 1005 units, built up area to 1,38,959.94 Sqm from earlier 1,15,273.89 Sqm. The proponent have stated that the modification in the plan is due to increase in the FAR of 2.75 allowed in the Development Plan approved by the Anekal Planning Authority. The proponent also submitted the approved Development Plan.

The Authority perused the request made by the proponent. The Authority noted that the project involved a increase in the number of units whereas the proportionate increase in the use of natural resources and the impact load appear to have not been accounted for. The Authority therefore decided to consider the request after obtaining the following information/ document.

1. Present level of construction with dated photographs.
2. Revised layout plan incorporating the modifications for which corrigendum is sought.
3. Original village map duly marking the project site along with details of buffer maintained from the water bodies.
4. Comparative statement of the construction/activities approved earlier and proposed now with difference in respect of the plot area, built up area, number of units, water requirement, waste water generation, STP capacity, parking requirement, impact on the traffic of the adjacent roads, etc.
5. Revised water balance chart considering the changes proposed.

146.4.11. Request for issue of corrigendum for Environmental Clearance in respect of proposed construction of Commercial and Residential Development Project at Sy.No.77 of Katamnallur Village, Bidarahalli Hobli, Bengaluru Urban District by M/s. SBR Habitat LLP (SEIAA 98 CON 2017)

The project proponent had obtained Environmental Clearance vide letter No. SEIAA 98 CON 2017 dated 09-01-2018 for construction of commercial and residential development project on a plot area of 10,769.25 Sqm and with the total built up area of 48,222.62 Sqm. The proposed residential project consists of 205 units with 2 Basements + Ground Floor + 14upper Floors + Terrace Floor and 2 commercial buildings one is having 2 Basements + Ground Floor + 5 upper floors + Terrace Floor and other having Ground Floor + 2 upper floors + Terrace Floor.

The proponent vide letter dated 115.3.2018 have requested for issue of corrigendum on the EC issued reducing the plot area to 10,707.69 Sqm from earlier 10,769.25 Sqm, increasing the number of apartments to 217 units from the earlier 205 units and increasing the built up area to 51,701.69 Sqm from earlier 48,222.62 Sqm. The configuration of commercial building will be 2 Basements + Ground Floor + 5 upper floors + Terrace Floor. The proponent have stated that the modification in the plan is due to relinquishment of plot area for the purpose of road widening. The proponent also submitted the revised Form 1 & 1A along with comparative

statement. The proponent also have paid difference in the Processing Fee due to change in the slab of the built up area.

The Authority perused the request made by the proponent. The Authority after discussion decided to issue corrigendum as requested by the proponent.

146.4.12. Proposed Residential Development at Sy. Nos. 171/2 & 171/3, Kattigenahalli Village, Jala Hobli, Bengaluru North (Additional) Taluk, Bengaluru of M/s. Salarpuria Real Estates Private Limited (SEIAA 80 CON 2017)

M/s Salarpuria Real Estates Private Limited have proposed for construction of residential development Project on a plot area of 18,813 Sqm. The total built up area is 69,415.78 Sqm. The proposed project consists of 323 No's of Residential units in 6 wings with 2 Basement +Ground Floor+13 Upper Floor. Total parking space proposed is for 514 No's of Cars. Total water consumption is 251 KLD (Fresh water + Recycled water). The total wastewater discharge is 229 KLD. It is proposed to construct Sewage Treatment Plant with a capacity of 230 KLD. The project cost is Rs. 156.99 Crores.

The subject was discussed in the SEAC meeting held on 04.11.2017. The Committee had recommended to SEIAA for issue of Environmental Clearance.

The Authority during the meeting held on 25th November 2017 perused the proposal and took note of the recommendation of SEAC. The Authority after discussion decided to clear the proposal for issue of Environmental Clearance subject to submission of the following information:

- 1) Revised scaled layout plan clearly indicating entry/exit, STP/MSW treatment facility, RG area, internal circulation roads, and location of all other infrastructural facility.
- 2) Revised water balance chart duly considering the wastewater generated while washing of vehicles for treatment.
- 3) Proposal for construction of retention pond for storing the treated water with proper aeration facility to facilitate supply for the prospective uses such as building construction, avenue plantation, etc.
- 4) Specific source of treated water for the construction with an undertaking/MoU with the prospective supplier of such treated water and with water quality analysis report to establish that such treated water is fit for construction purpose.
- 5) Specific social commitment plan with activity, budget and time frame as part of corporate / entrepreneur social responsibility in accordance with O.M. No.J-11013/25/2014-IA.I dated 11th August, 2014.

Accordingly, a letter was addressed to the proponent on 29.11.2017 for submission of the above information. The proponent while submitting the information vide letter dated 28.3.2018, 16.3.2108 and 5.2.2018 have informed that there is a slight change in the project details. The proposed changes are as follows:

- The site area is decreased from 18,813 Sqm to 18,646.54 Sqm. with a reduction of 166.46 Sqm.

- Built up area is reduced from 69,415.78 Sqm to 67,485.47 Sqm with reduction of 1930.31 Sqm.
- Number of residential units increased from 323 to 345 with addition of 22 units.
- Addition of 1 upper floor in Tower 2 and Tower 3 increasing to 2 Basement + Ground + 14 Upper floors from the earlier 2 Basement +Ground Floor+13 Upper Floor.
- Enhancing the STP capacity from 230 KLD to 260 KLD.
- Reducing the parking area to 409 from the earlier 514.

The proponent have requested for issue of Environmental Clearance to the modified project with incorporation of minor changes proposed. Revised Form-1, Form-1A, Conceptual Plan and other relevant documents are submitted.

As the project profile differed from the project profile considered by the Authority while according approval, the issue of Environmental Clearance was withheld.

The subject was placed before the Authority for decision with regard to the issue of Environmental Clearance to the project in the revised format.

The Authority perused the details and observed that the changes are marginal and there is a reduction in the total built up area. The Authority therefore decided to accord Environmental Clearance incorporating the changes proposed in the application dated 28.3.2018.

146.4.13. Complaint / objections regarding the modification of the ToR issued to BBMP for proposed development of scientific landfill at Mittiganahalli Quarry pits (SEIAA 9 IND 2016), Bagalur Quarry Pits (SEIAA 10 IND 2016) and Bellahalli Quarry Pits (SEIAA 11 IND 2016) received vide e-mail dated 5.4.2018 of Mrs. Almitra Patel.

The Member Secretary brought to the notice of the Authority a copy of the e-mail/letter received from Mrs. Almitra Patel, Kothanur, Bagalur Road, Bangalore. Objections have been filed with regard to decision taken in the 140th Proceedings of SEIAA under Agenda No. 5.1, 5.2 and 5.3 with regard to issue of modified ToR for conducting EIA in respect of applications seeking Environmental Clearance for scientific landfill of mixed waste at Mittiganahalli Quarry pits (SEIAA 9 IND 2016), Bagalur Quarry Pits (SEIAA 10 IND 2016) and Bellahalli Quarry Pits (SEIAA 11 IND 2016). It is stated that the recommendation made by the SEAC and the approval of SEIAA are contrary to the Solid Waste Management Rules, 2016 under Rule 15 (zi). It is stated that the said Rules allows only the non-usable, non-recyclable, non-biodegradable, non-combustible and non-reactive inert waste ... to go to sanitary landfill and to achieve the desired objective of zero waste going to landfill.

Mrs. Almitra Patel also have alleged that the BBMP is filling untreated mixed waste in the quarry pits without permission since two years.

In view of the above it is requested to reverse the decision taken by the Authority in the above meeting in respect of afore mentioned Agenda points apart from initiating statutory action against BBMP for unlawful pollution.

The Authority perused the complaint received from Mrs. Almitra Patel and decided to communicate a copy of the complaint to the concerned proponent seeking clarification with regard to the allegation made that the proponents are filling of untreated mixed waste in these quarries without permission since two years. The Authority also decided to issue notice to the proponents as to why action should not be initiated in accordance with law for undertaking the activity without prior Environmental Clearance as required under EIA Notification, 2006.


Meeting concluded with thanks to the Chair.

Sd/-
(Dr. K. C. JAYARAMU)
Chairman,
SEIAA, Karnataka

Sd/-
(Dr. H. B. ARAVINDA)
Member,
SEIAA, Karnataka.

Sd/-
(RAMACHANDRA)
Member Secretary,
SEIAA, Karnataka.

"Copy"


(RAMACHANDRA) 17/4/18
Member Secretary,
SEIAA, Karnataka.