

By Speed Post

No. 21-593/2006-IA.III
Government of India
Ministry of Environment & Forests
(IA Division)

Paryavaran Bhawan
CGO Complex, Lodi Road
New Delhi-110 003

Dated: May 16, 2007

To

**M/s Society of Unique Hospital and
Research Institute**
BD-73, Pitampura,
Delhi -110088

**Subject: Environmental clearance for Construction of Unique Hospital
and Research Institute at Dwarka, New Delhi**

Sir,

I am directed to refer to your application seeking prior environmental clearance for the above project under the EIA Notification 2006. The above proposal has been appraised as per prescribed procedure on the basis of the mandatory documents enclosed with the application viz., Form 1, Form 1A and conceptual plan and clarifications furnished in response to the observations of the Additional Expert Appraisal Committee (EAC) constituted by the competent authority in its ninth and twelfth meetings held on January 5-6 and March 12-13, 2007.

2. It is interalia, noted that M/s. Unique Hospital and Research Institute, is proposing construction of a Multi Super Specialty Hospital and Research Institute at Sector 19, Dwarka, New Delhi. The proposal is for construction of 400 beds Hospital, on a total plot area of 31,502 sq.m. Total Built up area is 71,045 sq.m. including multilevel car parking. Total water requirement is 468 m3/d and sewage generation is about 210 m3/d. The sewage generated from the complex will be treated in a 250 kld capacity STP. Approximately 600-650kg/day solid waste and 120- 150 kg/day biomedical waste will be generated from the hospital project. The solid waste will be handed over to the municipality and Biomedical waste will be handed over to the DPCC authorized vendors for safe disposal.

3. The EIA report submitted along with the application predict that there will be slightly adverse impact on air quality during construction phase whereas during operation phase, there will be no impact of the project on the air quality. There will be minor negative impact on ambient noise levels due to movement of vehicles during construction phase. There will be no impact on water quality of the receiving water body during construction as well as

operation phase. There will be positive impact on land use pattern due to landscaping and greenbelt development. Plantation of trees and development of recreational area, surrounding area will have positive impact on overall land use.

4. The Expert Committee after due considerations of the relevant documents submitted by the project proponent and additional clarifications furnished in response to its observations have recommended environmental clearance to the project. Accordingly, the Ministry hereby accords necessary environmental clearance for the project as per the provisions of Environmental Impact Assessment Notification 2006 and general conditions mentioned below:

PART A- SPECIFIC CONDITIONS

I. Construction Phase

- i. Necessary approval of the State Forests Department shall be obtained before commencing construction of the project.
- ii. All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase ✓
- iii. A First Aid Room will be provided in the project both during construction and operation of the project.
- iv. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- v. All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.
- vi. Disposal of Muck, including excavated material during construction phase should not create any adverse effects on neighboring communities and should be disposed off necessary precautions for general safety and health aspects.
- vii. The diesel generator sets to be used during construction phase should be enclosed type and should conform to E(P)A Rules prescribed for air and noise emission standards.
- viii. Ambient noise levels should conform to sensitive area standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase.
- ix. 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.

II. Operation Phase

- i. A sewage treatment plant of adequate capacity shall be installed. The sewage treatment plant should be certified by an independent expert for efficiency as well as adequacy and should submit a report in this regard to the Ministry before the project is commissioned for operation. The wastewater should be treated to tertiary level and after treatment

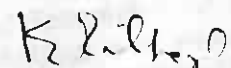
- reused for flushing of toilets and gardening. Discharge of treated sewage, if any, shall conform to the norms & standards prescribed by Delhi Pollution Control Committee.
- ii. The solid waste generated should be properly collected & segregated before disposal to the City Municipal Facility.
 - iii. Biomedical waste including any hazardous waste should be disposed of as per applicable Rules & norms with necessary approvals of the Delhi Pollution Control Committee. Radioactive waste, if any, shall be handled as per BARC regulations.
 - iv. Diesel generator sets proposed as back up power for lifts and common area illumination should be of enclosed type and conform to E(P)A Rules prescribed for air and noise emission standards as per CPCB guidelines. Exhausts should be raised to 4 meters above the rooftop.
 - v. The green belt design along the periphery of the plot shall achieve attenuation factor conforming to the day and night noise standards prescribed for sensitive area land use. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous variety.
 - vi. Incremental pollution loads on the ambient air quality, noise and water quality should be periodically monitored after commissioning of the project.
 - vii. Application of solar energy should be incorporated for illumination of common areas, lighting for gardens and street lighting in addition to provision for solar water heating.
 - viii. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be prevented. Parking should be fully internalized and no public space should be utilized.
 - ix. A Report on the energy conservation measures conforming to energy conservation norms finalized by Bureau of Energy Efficiency should be prepared incorporating details about building materials & technology, R & U Factors etc and submit to the Ministry in three months time.

PART - B. GENERAL CONDITIONS

- i) The environmental safeguards contained in the EIA Report should be implemented in letter and spirit.
- ii) Provision should be made for the supply of kerosene or cooking gas and pressure cooker to the laborers during construction phase.
- iii) All the laborers to be engaged for construction works should be screened for health and adequately treated before the issue of work permits.
- iv) Six monthly monitoring reports should be submitted to the Ministry and its Regional Office Chandigarh.

5. Officials from the Regional Office of MOEF, Chandigarh who would be monitoring the implementation of environmental safeguards should be given full cooperation, facilities and documents / data by the project proponents during their inspection. A complete set of all the documents submitted to MoEF should be forwarded to the CCF, Regional office of MOEF, Chandigarh.

6. In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Ministry.
7. The Ministry reserves the right to add additional safeguard measures subsequently, if found necessary, and to take action including revoking of the environment clearance under the provisions of the Environmental (Protection) Act, 1986, to ensure effective implementation of the suggested safeguard measures in a time bound and satisfactory manner.
8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department, Forest (Conservation) Act, 1980, Wildlife Act 1972 etc. shall be obtained, as applicable by project proponents from the competent authorities.
9. A copy of the environmental clearance letter would be marked to the local NGO(s), if any, for their information.
10. The project proponent should advertise in at least two local Newspapers widely circulated in the region, one of which shall be in the vernacular language informing that the project has been accorded environmental clearance and copies of clearance letters are available with the Delhi Pollution Control Committee and may also be seen on the website of the Ministry of Environment and Forests at <http://www.envfor.nic.in>. The advertisement should be made within 7 days from the day of issue of the clearance letter and a copy of the same should be forwarded to the Regional office of this Ministry at Chandigarh.
11. These stipulations would be enforced among others under the provisions of Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) act 1981, the Environment (Protection) Act, 1986, the Public Liability (Insurance) Act, 1991.
12. The project authority will enter in to MOU with all buyers of the property, if any, etc. to ensure operation and maintenance of the assets of the building.
13. 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 had started without obtaining environmental clearance.


(K. C. Rathore)
Additional Director (IA)
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Copy to: -

1. The Secretary, Department of Environment, Government of NCT, level 6, wing -C, Delhi Secretariat Building, IP Estate, New Delhi 110002.
2. The Member Secretary, DPCC, 4th Floor, ISBT Building, Kashmiri Gate, Delhi.
3. The CCF, Regional Office, Ministry of Environment & Forests, Chandigarh.
4. IA - Division, MOEF, Paryavaran Bhawan, CGO Complex, New Delhi - 110003
5. Guard file

K.C. Rathore)
Additional Director