

**Minutes of the 231<sup>th</sup> Meeting of the State Expert Appraisal Committee (SEAC), Haryana constituted for considering Environmental Clearance of Projects (B Category) under Government of India Notification dated 14.09.2006 held on 28.12.2021 and 29.12.2021 under the Chairmanship of Sh. V. K. Gupta, Chairman, SEAC, through Video Conferencing (VC).**

At the outset the Chairman, SEAC welcomed the Members of the SEAC and advised the Secretary to give brief background of this meeting. The minutes of the 230<sup>th</sup> Meeting were discussed in view of observations of a member and approved without any modification. In the meeting 22 no. of agenda projects received from SEIAA, were taken up for scoping, appraisal and grading as per agenda circulated.

In the wake of recent crises of COVID-19, lockdown situation, Committee took a decision to scope and appraise the EC cases as per the guidelines issued by MoEF& CC from time to time by video conferencing. It was decided that before the commencement of online video conferencing the agenda is required to be mailed beforehand. Accordingly the agenda of the present meeting was mailed to SEAC members in advance and a video conference meeting was organized in this regard on 28.12.2021 and 29.12.2021.

The 231<sup>st</sup> meeting of SEAC Haryana was held online by video conferencing on 28.12.2021 and 29.12.2021. The following members joined the meeting:

<b>Sr. No.</b>	<b>Name</b>	<b>Designation</b>
1.	Shri Prabhakar Verma	Member
2.	Dr. S. N. Mishra	Member
3.	Shri Raj Kumar Sapra	Member
4.	Dr. Surinder Kumar Mehta	Member
5.	Ar. Hitender Singh	Member
6.	Dr. Vivek Saxena	Member
7.	Dr. Mehar Chand	Member
8.	Shri Anil Kumar Mehta	Member
9.	Dr. R. K. Chauhan, Joint Director, Environment & Climate Change Department, Haryana	Secretary

**231.01 EC for Project Proposed Development of Industrial Model Township (Phase-V) at Village Lakhnoola, NaharpurKasan, Tehsil Manesar, Gurgaon, Haryana by M/s Haryana State Industrial And Infrastructure Development Corporation Limited.**

**Project Proponent : Mr.Subhash Vats**  
**Consultant : Vardan Enviro**

The Project was submitted to the SEIAA vide online Proposal No. SIA/HR/MIS/239923/2021 on dated 07.12.2021 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006.

Thereafter, the case was taken up in 231<sup>st</sup> meeting of SEAC held on 28.12.2021. The PP presented the case before the committee. The discussion was held on Miyawaki Forest, Revenue Rasta, revised population, water calculations, court cases, solid waste management, C& D Waste details, RWH,STP, distance of wildlife from the project site, building plan, water assurance, elevation plan, Traffic circulation plan, Parking plan, Aravali NOC, Geo technical report etc. and certain observations were raised :-

1. The PP shall submit the Green Belt development plan, 10% provision of Miyawaki Forest, details of existing trees with girth and species.
2. The PP shall submit the land under PLPA
3. The PP shall submit the Revenue Rasta passing through the project and services provided across
4. The PP shall submit the undertaking for separate EC to be taken for 15MLD
5. The PP shall submit the revised water calculations
6. The PP shall submit the SOP for solid waste management
7. The PP shall submit the C& D Waste details
8. The PP shall submit the revised RWH @90mm of rainfall
9. The PP shall submit the MOU with authorized vendor for hazardous waste disposal
10. The PP shall submit the MOU with a STP for using treated water
11. The PP shall submit the undertaking for not using fresh water in greenery and filter back wash
12. The PP shall submit the using gas based generator set
13. The PP shall submit the wildlife activity plan along with affidavit stating the distance of wildlife
14. The PP shall submit the undertaking that excess solar power will be put into grid after agreement
15. The PP shall submit the documents as per revised possession
16. The PP shall submit the elevation plan
17. The PP shall submit approved building plan from the competent authority
18. The PP shall submit the Traffic circulation plan
19. The PP shall submit the location of RWH structure on plan
20. The PP shall submit the water assurance, power assurance and sewer permission from the competent authority
21. The PP shall submit the Aravali NOC
22. The PP shall submit the dual plumping plan
23. The PP shall submit the location of OWC along with area
24. The PP shall submit the location of DG set
25. The PP shall submit the Forest NOC

26. The PP shall submit the Details of litigations pending in different courts along with latest status of each case.
27. The PP shall submit the Revised population calculations keeping in view the mandate with respect to residential plotted area, group housing project, industrial projects, commercial areas.
28. The PP shall submit the Hydraulic design and dimensions of each component of ETP, STP, s along with location on map.
29. The PP shall submit the ECBC studies with percentage of energy savings.
30. The PP shall submit the parking details project areas and parking plan
31. The PP shall submit the Fire fighting plan with fire rescue plan (SOP).
32. The PP shall submit the Details of already constructed areas under this Township.
33. The PP shall submit the key plan of sampling locations, primary micromet data, DG/Vehicular emissions data, DAT files (input and output), Isopleths vis a vis wind rose diagram.
34. The PP shall submit the Geo technical report
35. The PP shall submit affidavit mentioning that adequate studies have been carried out to ascertain that there would not be any obstruction or impediment in general traffic in vicinity of the project
36. The PP shall submit affidavit mentioning that the no. of in-bound & out-bound vehicles (\_\_\_\_PCU/Hr.) and the running hours per day (\_\_\_\_) of DG sets considered while undertaking the studies for evaluating the “Incremental Pollution Load” and those are true to best of our knowledge.
37. The PP shall submit affidavit mentioning that the proposed & installed DG sets & fuel to be used would be as per NCAP/GRAP
38. The PP shall submit affidavit mentioning that no untreated water would be released inside or outside the project or anywhere; waste water would be treated to tertiary level & would be used with the installation of “Dual plumbing”.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

**231.02            EC for Expansion of Independent Floors “The Grove” at Block B, Sector 54, DLF 5, Gurugram, Haryana by M/s DLF Limited & Others**

**Project Proponent                            : Mr. RC Bakshi**  
**Consultant                                        : Vardan Enviro**

The Project was submitted to the SEIAA vide online Proposal No. SIA/HR/MIS/191611/2021 on dated 08.12.2021 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006.

Thereafter, the case was taken up in 231<sup>st</sup> meeting of SEAC held on 28.12.2021. The PP presented the case before the committee

- The proposed project is for Expansion of Independent Floors “The Grove” at Block B, Sector 54, DLF5, Gurgaon, Haryana by M/S DLF Limited & Others
- The license no. 110-133 of 1995 ,134-146 of 1995, 8-18 of 2000, 1-6 of 2002 ,40-41 of 2004 and 120 of 2011 in the name of M/S DLF Limited & Others for an area measuring 384.65, 14.40, 44.55, 10.31, 0.93 and 13.40 vide letter dated

**231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**

11.03.2020 which is valid upto 28.12.2024, 29.12.2024, 07.03.2025, 24.01.2025, 30.03.2025 and 28.12.2024 respectively.

- The total plot area of existing residential plotted colony comprising of two blocks B and D is 66.25 acres. The Zoning plan for these two blocks was approved by DTCP vide drawing number DTCP- 1028 dated 17.04.2006 (placed on record)
- The project is based on **concept basis** as building plans were not approved from the Competent Authority.
- Earlier EC was granted to the project vide SEIAA letter dated 24.11.2021
- PP submitted that the construction has not been started yet and CCR is not required in the case.
- The project falls under Gurugram Master Plan 2031.
- Asola Bhatti wildlife sanctuary falls within 6.1 km from the project site.
- The PP submitted DD of Rs. 2 Lakh in favour of MS, SEIAA

The details of the project, as per the documents submitted by the project proponent, and also as informed during the presentation in the meeting are as under:-

**Table 1: Basic details**

<b>Name of the Project: Expansion of Independent Floors "The Grove" at Block B, Sector 54, DLF 5, Gurugram (Haryana)</b>				
<b>M/s DLF Limited &amp; Others</b>				
<b>Sr. No.</b>	<b>Particulars</b>	<b>Existing</b>	<b>Expansion</b>	<b>Total Area (in M<sup>2</sup>)</b>
	<b>Online Project Proposal Number</b>	<b>SIA/HR/MIS/239923/2021</b>		
1.	Latitude	28°26'38.40"N		
2.	Longitude	77° 6'18.41"E		
3.	Plot Area	127435.51 / 31.49 Acres	Nil	127435.51 / 31.49 Acres
4.	Proposed Ground Coverage	6,735.85 sq.m	6548.29 sq m	13,284.14 sq.m
5.	Proposed FAR	27,010.86 sq.m	26,517.04 sq m	53527.9 sq.m
6.	Non FAR Area	24,146.29 sq.m	23,214.52	47360.81 sq.m
7.	Total Built Up area	51,157.15 sq.m	49731.56	1,00,888.71 sq.m
8.	Total Green Area with Percentage	16302.754 sq.m	--	16302.754 sq.m(25.5% )
9.	Rain Water Harvesting Pits	38 Nos.	35 Nos.	73 Nos
10.	STP Capacity	DLF- 5 Common STP- 15 MLD	Nil	DLF- 5 Common STP- 15 MLD
11.	Total Parking	228 ECS	210 ECS	438 ECS
12.	Organic Waste Converter	1 nos. of OWC of capacity 500 Kg/day (1x500 Kg/day)	Total 2 nos. of Organic waste converters of capacity 800 Kg/day (2 x 150)	Total 3 nos. of Organic waste converters of capacity 800 Kg/day (1 x500 + 2 x 150)
13.	Maximum Height of the Building (m)	16.5 m		16.5 m
14.	Power Requirement	1,546 kVA		3,062 KVA
15.	Power Backup	3 no's of DG set of total capacity =1,500 kVA (3x 500 kVA)		5 D.G. set of total capacity of 2,750 kVA (4 x 500 + 1 x 750 kVA)
16.	Total Water Requirement	175 KLD	88KLD	263 KLD
17.	Domestic Water Requirement	70KLD	65KLD	136KLD

18.	Fresh Water Requirement		94 KLD	88 KLD	136KLD
19.	Treated Water		81 KLD	--	81KLD
20.	Waste Water Generated		80KLD	75KLD	155KLD
21.	Solid Waste Generated		553	521	1074
22.	Biodegradable Waste		332	312	644
23.	Basement		1 in each 38 no's of plots	1 in each 35 no's of plots	1 in each 73 no's of plots
24.	Stories		Basement+Stilt+4 Floors	Basement+Stilt +4 Floors	Basement+Stilt+4 Floors
25.	R+U Value of Material used (Glass)	ECO NiwasSamhita norms			
26.	Total Cost of the project:	i) Land Cost	233.4 Cr	321.9 Cr	555.3 Cr
		ii) Construction Cost			
27.	EMP Budget (per year)	i) Capital Cost	<b>During Construction Phase</b> Capital Cost- 69 Lakhs Recurring Cost - 27 Lakhs		<b>During Construction Phase</b> Capital Cost- 395 Lakhs Recurring Cost (For 5 Years) - 420Lakhs
		ii) Recurring Cost			
28.	Incremental Load in respect of:				
	i) PM 2.5		0.02049 $\mu\text{g}/\text{m}^3$		0.02418 $\mu\text{g}/\text{m}^3$
29.	ii) PM 10		0.05123 $\mu\text{g}/\text{m}^3$		0.06044 $\mu\text{g}/\text{m}^3$
30.	iii) SO <sub>2</sub>		0.19157 $\mu\text{g}/\text{m}^3$		0.19157 $\mu\text{g}/\text{m}^3$
31.	iv) NO <sub>2</sub>		0.15593 $\mu\text{g}/\text{m}^3$		0.15593 $\mu\text{g}/\text{m}^3$
32.	v) CO		0.0000110mg/m <sup>3</sup>		0.0000011mg/m <sup>3</sup>
33.	Status of Construction		No construction has been started yet as the EC for existing plots has been issued on dated 24/11/2021		
34.	Construction Phase:		i) Power Back-up		Temporary electrical connection of 19 KW & 02 DG of 125 kVA
			ii) Water Requirement & Source		Fresh water – 10 KLD for drinking & sanitation. Treated wastewater 30 KLD for construction Source: Fresh water – HSVP Construction Water – treated wastewater from common STP

				from nearby project premises
		iii) STP (Modular)		(Effluent will be treated in existing common STP situated near by the project premises)

**Table 2: EMP BUDGET**

During Construction Phase			During Operation Phase		
Description	Capital Cost (In Lakhs)	Recurring Cost (In Lakhs for 5 Year)	Description	Capital Cost (in Lakhs)	Recurring Cost (In Lakhs for 10 Year)
Sanitation and Wastewater Management	40.00	45.00	Waste Water Management (Sewage Treatment Plant)	0.00	100.00
Garbage & Debris disposal	0.00	50.00	Solid Waste Management (Dust bins & OWC)	200.00	175.00
Green Belt Development	50.00	40.00	Green Belt Development	50.00	80.00
Air, Noise, Soil, Water Monitoring	0.00	60.00	Monitoring for Air, Water, Noise & Soil	00.00	120.00
Rainwater harvesting system	200.00	145.00	Rainwater harvesting system	00.00	50.00
Dust Mitigation Measures Including site barricading, water sprinkling and anti-smog gun)	60.00	50.00	DG Sets including stack height and acoustics	300.00	200.00
Medical cum First Aid facility ( providing medical room & Doctor)	45.00	30.00	Establishment of Miyawaki Forests for Urban and Rural greening outside Project Boundary	10.00	5.00
			CSR Activities	50.00	80.00
<b>Total</b>	<b>395 Lakhs</b>	<b>420 Lakhs</b>	<b>Total</b>	<b>610 Lakhs</b>	<b>810 Lakhs</b>

The discussion was held on Aravali NOC, wildlife activity plan, RWH details, STP details, Green plan, revised tangible EMP, zoning plan etc. and certain observations were raised as following:-

1. The PP shall submit the water assurance from the competent Authority
2. The PP shall submit the power assurance from the competent Authority

3. The PP shall submit the undertaking for possessing and development of 35 plots in the already developed plotted Colony
4. The PP shall submit the NOC for Applicability of Aravalli notification.
5. The PP shall submit the wildlife activity plan
6. The PP shall submit the Green plan along with its area details
7. The PP shall submit the revised RWH details
8. The PP shall submit the revised tangible EMP
9. The PP shall submit the Certified Compliance report
10. The PP shall submit the undertaking that the common power backup will be provided
11. The PP shall submit affidavit mentioning that adequate studies have been carried out to ascertain that there would not be any obstruction or impediment in general traffic in vicinity of the project due to the said expansion of the project
12. The PP shall submit affidavit mentioning that the no. of in-bound & out-bound vehicles (\_\_\_\_PCU/Hr.) and the running hours per day (\_\_\_\_) of DG sets considered while undertaking the studies for evaluating the "Incremental Pollution Load" and those are true to best of our knowledge.
13. The PP shall submit affidavit mentioning that the proposed & installed DG sets & fuel to be used would be as per NCAP/GRAP
14. The PP shall submit affidavit mentioning that no untreated water would be released inside or outside the project or anywhere; waste water would be treated to tertiary level & would be used with the installation of "Dual plumbing".

The PP submitted the reply of above said observations vide letter dated 28.12.2021 along with affidavit-cum-undertaking stating that:-

- The company shall undertake the construction of Independent Floors "The Grove" at Block B, Sector 54, DLF5, Gurgaon, Haryana by M/S DLF Limited & Others
- The ownership of the plots over which construction of Independent Floors "The Grove" at Block B, Sector 54, DLF5, Gurgaon, Haryana shall be undertaken by M/S DLF Limited & Others
- The PP shall spent Rs5Lakhs on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan

The PP and consultant submitted the duly signed brief note as detailed below:-

- *The total plot area of existing residential plotted colony comprising of two blocks B and D is 66.25 acres. The Zoning plan for these two blocks was approved by DTCP vide drawing number DTCP- 1028 dated 17.04.2006 (placed on record)*
- *The total plot area is less than 50 hectares thus, as per MOEF notification 2006 environment clearance was not applicable to the existing residential plotted colony.*
- *Now, the company propose to construct "Independent Floor" in 38 numbers of plots spread over area of 10,951.01 sq mtr (2.71 Acres) on the land out of the total plot area of existing developed residential plotted colony (66.25 Acres). The total built up area for constructing these floors will be more than 20,000 sq mtr. Thus, we have applied for Environment Clearance with SEIAA, Haryana on 09.08.2021.*
- *The location of 38 numbers of plots to be constructed is falling under Block B only.*
- *We have also applied for separate zoning for Block B to DTCP, Haryana through our letter number DLF5/ZP/15(iii) dated 02.03.2021 for an area measuring 31.49 acres. Receipt of the letter submitted with DTCP, Haryana (placed on record).*

The documents were placed before the committee. The committee after discussion considered the reply and rated this project with “**Gold Rating**” and was of the unanimous view that this case for granting Environmental Clearance under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India should be recommended to the SEIAA with the following specific and general stipulations:

**A. Specific conditions:-**

1. Sewage shall be treated in the modular STP 15MLD based on SBR& MBR Technology to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening
2. The PP shall spent Rs.5Lakhs on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan
3. The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
4. The PP shall ensure that total 2% of the cost of project shall be spent on EMP Budget. However, the amount and component shown in EMP table above shall also be included for the purpose of 2% amount. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell as per documents submitted.
5. The PP shall not carry out any construct above and below revenue rasta if passing through the project and ensure that permission of the competent authority shall be obtained before carry out any construction above or below the revnue rasta. The PP shall put notice board on the revenue rasta for the passer byes.
6. The project proponent shall upload the status of compliance of the basic details (given in above tables), stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
7. The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
8. Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to solid waste dumping site through authorized vender.
9. Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habilitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
10. No tree cutting has been proposed in the instant project. A minimum of 1 tree for every 80sqm of land should be planted and maintained. The Existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for



landscaping. As proposed 16,302.754 sq.m. (25.5%) shall be provided for Green Area development for whole project, excluding plot areas.

11. The Project Proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
12. Consent to establish/operate for the project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
13. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightening etc.
14. The PP shall obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
15. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon footprint. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the So<sub>2</sub> load by 30% if HSD is used. The DG sets will be operated for maximum 04 hours during power failure through Executing Agency
16. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
17. The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
18. The PP shall obtain the permission regarding withdrawal of ground water, if any from HWRA/CGWA before the start of the project and also obtained the CTO from HSPCB after the approval from HWRA/CGWA.
19. The PP shall carry out the quarterly awareness programs for the stakeholders of the project.
20. 35 Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms in addition to 38 existing RWH. Total 73 RWH
21. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 35 RWH pits in expansion and total 73 RWH pits.
22. The PP shall provide the Anti smog gun mounted on vehicle in the project for suppression of dust during construction & operational phase and shall use the treated water, if feasible.
23. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
24. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.

**B. Statutory Compliance:**

- [1] The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- [2] The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc as per National Building Code including protection measures from lightening etc.
- [3] The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
- [4] The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- [5] The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water

(Prevention & Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.

- [6] The project proponent shall obtain the necessary permission for drawl of ground water /surface water required for the project from the competent authority.
- [7] A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- [8] All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- [9] The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, the Plastics Waste (Management) Rules, 2016 and Batteries waste (Management Handling Rules 2001 as amended in 2020) shall be followed.
- [10] The project proponent shall follow the ECBC Act/ECBC-Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

#### **I Air Quality Monitoring and Preservation**

- i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
- iii. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM2.5) covering upwind and downwind directions during the construction period.
- iv. Diesel power generating sets proposed as source of backup power 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 of ultra lowsulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board
- v. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- vi. Sand, murrum, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
- vii. Wet jet shall be provided for grinding and stone cutting.
- viii. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- ix. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- x. The diesel generator sets to be used during construction phase shall be ultra lowsulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
- xi. The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Ultra low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.

- xii. For indoor air quality the ventilation provisions as per National Building Code of India.

## **II Water Quality Monitoring and Preservation**

- i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
- ii. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
- iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA Notification dated 12.12.2018.
- iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
- vi. At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.
- vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
- viii. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
- ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.
- x. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- xi. The local bye-law provisions on rain water harvesting should be followed. If local byelaw provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.
- xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
- xiii. All recharge should be limited to shallow aquifer.
- xiv. No ground water shall be used during construction phase of the project.
- xv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
- xvi. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along

- with six monthly Monitoring reports.
- xvii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
  - xviii. No sewage or untreated effluent water would be discharged through storm water drains.
  - xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
  - xx. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
  - xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

### **III Noise Monitoring and Prevention**

- i. Ambient noise levels shall conform to residential area/commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.
- ii. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.
- iii. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

### **IV Energy Conservation Measures**

- i. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency as per ECBC Act, 2017 read with ECBC Rules, 2018 shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC also which is in no case should be less than 25% as prescribed.
- ii. Outdoor and common area lighting shall be LED.
- iii. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof R & U-values shall be as per ECBC specifications.
- iv. Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.
- v. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
- vi. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating

shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

- vii. The PP will submit report indicating compliance of each parameter of ECBC requirement and submit quantification saving report for each component.

## **V Waste Management**

- i. A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project shall be obtained.
- ii. Disposal of muck during construction phase shall 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.
- iii. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- iv. Organic Waste Converter within the premises with a minimum capacity of 0.5 kg /person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.
- v. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
- vi. Any hazardous waste generated during construction phase, shall be disposed of as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
- vii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials.
- viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.
- ix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
- x. Used 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.

## **VI Green Cover**

- i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
- ii. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.
- iii. Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured

species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.

- iv. Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

## **VII Transport**

- i. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
  - a) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
  - b) Traffic calming measures.
  - c) Proper design of entry and exit points.
  - d) Parking norms as per local regulation.
- ii. 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 be operated only during non-peak hours.
- iii. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

## **VIII Human Health Issues**

- i. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
- ii. For indoor air quality the ventilation provisions as per National Building Code of India.
- iii. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
- iv. 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 etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
- v. Occupational health surveillance of the workers shall be done on a regular basis.
- vi. A First Aid Room shall be provided in the project both during construction and operations of the project.

## **IX Corporate Environment Responsibility**

- i. The project proponent shall comply with the provisions of CER, as applicable.
- ii. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus

- any infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/ conditions. The company shall have defined system of reporting infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/ conditions and/ or shareholders/ stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.
- iii. A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.
  - iv. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

## **X Miscellaneous**

- i. The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
- ii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
- iii. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
- iv. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
- v. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
- vi. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- vii. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- viii. The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.
- ix. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.
- x. Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance
- xi. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.
- xii. Concealing factual data or submission of false/fabricated data may result in

- revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
- xiii. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
  - xiv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
  - xv. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
  - xvi. The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.

**231.03                    Extension in Validity of EC of Commercial complex “KLJ Square” Village Shikohpur, Sector 83, NH-8, Gurugram, Haryana by M/s KLJ Realtech PVT. Ltd**

**Project Proponent                    : Mr. Sunil Andley**  
**Consultant                                : Perfect Enviro**

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/233861/2021 on dated 08.12.2021 as per check list approved by the SEIAA/SEAC for obtaining extension in validity of Environmental Clearance under Category 8 (a) of EIA Notification 14.09.2006.

- The proposed project is for Extension of EC for Commercial complex “KLJ Square” Village Shikohpur, Sector 83, NH-8, Gurugram, and Haryana by M/s KLJ Realtech PVT. Ltd
- The license no. 48 of 2008 has been granted to the project vide letter dated 14/03/2008 in the name of M/s Botil Oil Tools Pvt. Ltd. C/o Uppal Housing ltd. which is valid upto 13.03.2010
- Now the license has been renewed upto 13.03.2016 presently the land is vacant land which will be developed into expansion of commercial complex.
- Earlier EC has been granted vide letter no. SEIAA/HR/2010/1477 dated 21/01/2010 in the name of M/s Uppal Housing ltd.
- The land has been transferred to M/s Saumaya Realtech Pvt. Ltd. vide letter dated 11.09.2012 which is now known as M/s KLZ Realtech Pvt. Ltd.
- Further, EC has been granted to the project for revision vide letter no. 121 dated 05.02.2015 in the name of KLJ Realtech PVT. Ltd
- The PP submitted the copy of DD for Rs. 2 lakh in favour of MS, SEIAA
- No wildlife sanctuary falls within 10km from the project area.
- The cost of the project has been revised to 280 crore
- The PP has submitted the copy of letters for submission of six monthly compliance reports to MS,SEIAA.



**Table 1: Construction status**

Construction Activities	Present status
Structural work	100%
Finishing Work	80%
Facade work	80%
Plumbing work	70%
Electrical work	80%
Fire Fighting work	75%
HVAC Work	75%
Lift work	90%
Hard Landscaping work	60%
Soft Landscaping work	60%

**Table 2: Environment Management plan**

S. No	Description	Cost during Operation (Rs. in Lacs)	Already Spent (Rs. in Lacs)	Proposed to be Spent (Rs. in Lacs)
	Landscaping	27.60	20.0	7.6
	Sewage Treatment Plant	54.0	51.0	3.0
	Rain Water Harvesting	37.10	35.0	2.1
	Acoustic Treatment	15.60	14.0	1.6
	Solid Waste Management	11.60	11.60	3.0
	Miscellaneous	65.0	55.0	7.0
	Total	<b>Rs.210.90 Lacs</b>	<b>Rs.186.6 Lacs</b>	<b>Rs.24.3 Lacs</b>

Thereafter, the case was taken up in 229<sup>th</sup> meeting of SEAC held on 16.12.2021. The PP presented the case before the committee.

The discussion was held on earlier EC granted, Validity of CTO, compliance of earlier EC condition, earlier green area, RWH, STP, solid waste, CER, EMP and following observation were raised as given below:-

1. The PP shall submit the valid CTE/CTO/OC
2. The PP shall submit the details of earlier green plan
3. The PP shall submit the six monthly compliance reports
4. The PP shall submit the compliance of conditions of EC along with affidavit
5. The PP shall submit the self contained note regarding the submission of delay of condemnation and apply for extension and validity after 90 days
6. The PP shall submit the status of construction along with leftover construction
7. The PP shall submit the details of the expansion EC , if any
8. The PP shall submit the audited CER report
9. The PP shall submit the revised EMP
10. The PP shall submit the mosaic plan
11. The PP shall submit the details of fly ash used so far as per condition of EC
12. The PP shall submit the status of existing STP for existing
13. The PP shall submit the wildlife affidavit and activity plan
14. The PP shall submit affidavit mentioning that adequate studies have been carried out to ascertain that there would not be any obstruction or impediment in general traffic in vicinity of the project
15. The PP shall submit affidavit mentioning that the no. of in-bound & out-bound vehicles (\_\_\_\_PCU/Hr.) and the running hours per day (\_\_\_\_) of DG sets considered while undertaking the studies for evaluating the “Incremental Pollution Load” and those are true to best of our knowledge.
16. The PP shall submit affidavit mentioning that the proposed & installed DG sets & fuel to be used would be as per NCAP/GRAP
17. The PP shall submit affidavit mentioning that no untreated water would be released inside or outside the project or anywhere; waste water would be treated to tertiary level & would be used with the installation of “Dual plumbing”.

The PP submitted the reply of above said observations along with affidavit stating that

- They are regularly submitting six monthly compliance report complying with all the conditions given in the EC vide letter dated SEIAA/HR/2015/121/dated 5th February 2015

The PP also submitted the self contained note as following:-

- *The commercial complex is located at sec- 83, village Shikohpur, NH- 8, Gurgaon Haryana being developed by M/s KLJ Realtech Pvt.Ltd.*
- *Environmental Clearance was granted vide letter no. SEIAA/HR/2010/1477 dated 21/01/2010 to M/s Uppal Housing Ltd.*
- *The license was granted by DTCP Haryana vide license no. 48 of 2008 Dated 14/03/2008 to M/s Botil Oil Tools Pvt. Ltd C/o Uppal Housing Ltd. After that License was transferred to M/s Saumya Realtech Pvt. Ltd. which is now known as M/s KLJ Realtech Pvt. Ltd.*
- *M/s KLJ Realtech Pvt. Ltd. applied for EC on 07-07-2014 under E.I.A Notification dated 14<sup>th</sup> Sep. 2006, at that time construction activity was*

*not undertaken at site and Environmental clearance was granted by SEIAA on 05.02.2015 to M/s KLJ Realtech Pvt. Ltd after approval of Building plan on 20th June 2014*

- *Environmental Clearance was granted to the project vide Ref no SEIAA/HR/2015/121/ on 5th February 2015 which is valid for 7 years, hence, the EC would be valid till 4th February, 2022*
- *As two Separate Environmental EC,s was granted to two different Project proponent after transfer of ownership hence this can be considered and construction work was not undertaken by first owner*

The committee deliberated on the reply of observations, discussed that structural work has been completed as stated in table, the self- contained note mentioning that EC for revision of the project has been granted by SEIAA Haryana vide letter SEIAA/HR/2015/121 Dated 05.02.2015 and also as per MOEF &CC notification dated 18.01.2021 the period from 1st April, 2020 to 31<sup>st</sup> March, 2021 shall not be considered for the purpose of calculation of the period of validity of prior EC granted. Thus their EC is valid in view of MOEF&CC notification. After detailed discussion the committee decided to recommend the extension in the earlier EC issued SEIAA/HR/2015/121 Dated 05.02.2015 to SEIAA as per existing notification/OM and other conditions will remain the same as per earlier Environment Clearance for grant of extension in EC under EIA Notification 14.09.2006 along with the additional stipulation as

- The PP shall ensure that total 2% of the cost of project (including expansion) shall be spent on EMP Budget. However, the amount and component shown in EMP table above shall also be included for the purpose of 2% amount. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell

**231.04 Extension in Validity of EC for Residential Plotted Colony Project located at Village Nangli,Umarpur, Maidawas and Kadarapur in Gurgaon - Manesar Complex, Haryana by M/S Brahma City Pvt. Ltd.**

**Project Proponent : Mr. Kunal Jyotishi**  
**Consultant : Perfect Enviro**

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/235088/2021 on dated 07.12.2021 as per check list approved by the SEIAA/SEAC for obtaining extension in validity of Environmental Clearance under Category 8 (a) of EIA Notification 14.09.2006.

The case was taken up in 231<sup>st</sup> meeting of SEAC held on 28.12.2021. The PP presented the case before the committee

- The project is for Extension in Validity of EC for Residential Plotted Colony Project located at Village Nangli,Umarpur, Maidawas and Kadarapur in Gurgaon - Manesar Complex, Haryana by M/S Brahma City Pvt. Ltd.

- Earlier EC has been granted to the project vide letter no. 1143 dated 03.09.2014 in the name of M/S Brahma City Pvt. Ltd
- The PP submitted the copy of DD for Rs. 2 lakh in favour of MS, SEIAA
- Asola Wildlife sanctuary falls within 6.78km from the project site

Table1: Status of construction

S. No.	Constructional Activities-Roads, Plumbing, Landscape & External Lights
	Present Status
Block A	70%
Block B	85%
Block C	70%
Block D	0%
Block E	40%
Block F	45%
Block G	80%
Block H	0%
Block I	0%
Block J	60%
Block K	30%
Block L	0%
Commercial Block	0%
Schools (Primary, Secondary & High School)	0%
Nursing Home	0%
Religious Building	0%
Creche	0%
Taxi Stand	0%
Milk Booth	0%
Pocket M (Floors) CTO granted	100%
Pocket J-Villas (Floors)	45%
Commercial 1- Miracle Mile	70%

Community Centre- Club	40%
RWH (Total-51 pits)	40%
STP (Total 5 No STP)	45%

**Table 2: Environment Management plan**

Sr. No.	Description	Total Cost Already Spent (in Rs Cr)	Amount Proposed to be Spent (in Rs Cr)	Total Cost of EMP (in Rs Cr)
1	Landscaping	1.08	0.93	2.01
2	Sewage Treatment Plant	5.63	2.86	8.49
3	DG Stack including complete DG installation	0.7	3.5	4.2
4	Acoustic Treatment	0.32	1.5	1.82
5	Solid Waste Management	0.84	3.0	3.84
6	Rain Water harvesting	0.48	1.85	2.33
7	Social Activities	0	0.6	0.6
8	Miscellaneous	0.3	0.5	0.8
9.	Wildlife Action Plan	0	0.05	0.05
	Total	9.35	14.79	24.14

The discussion was held on earlier EC granted, Validity of CTO, compliance of earlier EC condition, earlier green area, RWH, STP, solid waste, CER, EMP and following observation were raised as given below:-

1. The PP shall submit the valid CTE/CTO/OC
2. The PP shall submit the details of earlier green plan
3. The PP shall submit the six monthly compliance reports
4. The PP shall submit the compliance of conditions of EC along with affidavit
5. The PP shall submit the self contained note regarding the submission of delay of condemnation and apply for extension and validity after 90 days
6. The PP shall submit the status of construction along with leftover construction
7. The PP shall submit the details of the expansion EC, if any
8. The PP shall submit the audited CER report

**231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**

9. The PP shall submit the revised EMP
10. The PP shall submit the mosaic plan
11. The PP shall submit the details of fly ash used so far as per condition of EC
12. The PP shall submit the status of existing STP for existing
13. The PP shall submit the wildlife affidavit and activity plan
14. The PP shall submit affidavit mentioning that adequate studies have been carried out to ascertain that there would not be any obstruction or impediment in general traffic in vicinity of the project
15. The PP shall submit affidavit mentioning that the no. of in-bound & out-bound vehicles (\_\_\_\_PCU/Hr.) and the running hours per day (\_\_\_\_) of DG sets considered while undertaking the studies for evaluating the “Incremental Pollution Load” and those are true to best of our knowledge.
16. The PP shall submit affidavit mentioning that the proposed & installed DG sets & fuel to be used would be as per NCAP/GRAP
17. The PP shall submit affidavit mentioning that no untreated water would be released inside or outside the project or anywhere; waste water would be treated to tertiary level & would be used with the installation of “Dual plumbing”.

The PP submitted the reply of above said observations along with affidavit and undertaking stating that

- The PP shall spent Rs.5 Lakhs on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan
- They are regularly submitting six monthly compliance report complying with all the conditions given in the EC vide letter dated SEIAA /HR/2014/1143 dated 03.09.2014.

The PP also submitted the self contained note as following:-

- *The proposed project is a development of Residential Plotted Colony project located at village Nangli, Umarpur, Maidawas, Ullawas and karpur in Gurgaon-Manesar complex Haryana by M/s Brahma City Pvt. Ltd.*
- *Activities in Complex will include Residential Plots, 2 Commercial area, 1 community Center building, 2 Nursery School, 3 Primary School, 1 high School, 1 dispensary, 1 Nursing Home, 1 Religious Building, 2 Milk Booth & 3 Creche*
- *Environmental Clearance was granted to the project vide Ref no SEIAA /HR/2014/1143 dated 03.09.2014 which is valid for 7 years hence, the EC would be valid till 03rd September, 2021 and validity extended for another one year due to COVID-19, as per MoEF & CC Notification dated 18th January, 2021. Hence, the EC would be valid till 03rd September, 2022.*
- *As Environmental Clearance in on the verge on expiry hence validity extension was requested to Haryana SEIAA on 21.10.2021 as per MoEF Gazette Notification S.O. 2944(E).dated 14th September 2016 for another three years*

The committee deliberated on the reply of observations, construction status and discussed that EC for the project has been granted by SEIAA Haryana vide letter **letter No. 1143 dated 03.09.2014** for the seven years, which was valid till 02.09.2021. As per MOEF & CC notification dated 18.01.2021 the period from 1st April, 2020 to 31<sup>st</sup> March, 2021 shall not be

considered for the purpose of calculation of the period of validity of prior EC granted. Thus their EC is valid in view of MOEF&CC notification. After detailed discussion the committee decided to recommend the extension in the earlier EC issued **vide letter no. 1143 dated 03.09.2014** to SEIAA and other conditions will remain the same as per earlier Environment Clearance for grant of extension in EC under EIA Notification 14.09.2006 along with the additional stipulation as

- The PP shall spent Rs.5 Lakhs on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan
- The PP shall ensure that total 2% of the cost of project (including expansion) shall be spent on EMP Budget. However, the amount and component shown in EMP table above shall also be included for the purpose of 2% amount. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell

**231.05 Extension of Validity EC of M/s Routes and Journeys, Shri Sanjay Kumar, at BirTapu YNR B-07 Village- BirTapu, Tehsil –Jagadri over an area of 14.45 Ha. in District Yamuna Nagar, Haryana by M/s Routes and Journey**

**Project Proponent : Mr. Veerbhan Wadhwa**  
**Consultant : Vardan Enviro**

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIN/237120/2021 on dated 07.12.2021 for obtaining extension in Validity of Environmental Clearance under Category 1 (a) of EIA Notification 14.09.2006.

- The proposed project is for Extension of Validity EC of M/s Routes and Journeys, Shri Sanjay Kumar, at BirTapu YNR B-07 Village- BirTapu, Tehsil –Jagadri over an area of 14.45 Ha. in District Yamuna Nagar, Haryana by M/s Routes and Journey
- The PP submitted the copy of DD for Rs. 1.5 lakh in favour of MS, SEIAA
- CTO was granted by HSPCB from 1.10.2018 to 30.09.2020
- The project is for the EC validity extension for Sand Minor mineral mining of “Birtapu YNR B-07” Village Birtapu YNR B-07, Tehsil Jagadri, Distric Yamunanagar, over an area of 14.45 Hectares proposed by M/s Routes and Journeys, Shri Sanjay Kumar. The rate of production is 6,15,000 TPA. The lease area lies of Yamuna riverbed. The estimated project cost is INR 19 Crore.
- Environment Clearance for the project has been granted by SEIAA Haryana vide letter by SEIAA Haryana vide letter no SEIAA/HR/2016/460, Dated 27.06.2016.
- M/s Routes and Journeys have been granted Letter of Intent (LOI) by the Director General, Mines and Geology department; Haryana vide letter no DMG/HY/Cont./Bir Tapu /YNR B-7/2015/3921 dated 19.06.2015 for the mineral sand.
- The First Mining Plan including Progressive Mine Closure Plan was approved by the DMG, Haryana vide letter no DMG/HY/MP/Bir tapu/YNR B-7/2015 458-461 dated 08.01.2016 for sand.

The case was taken up in 231<sup>st</sup> meeting of SEAC held on 28.12.2021. The discussion was held on earlier EC granted, Validity of CTO, compliance of earlier EC condition no. 19 regarding replenishment study and following observation were raised as given below:-

1. The PP shall submit the compliance of earlier EC no. 460 dated 27.06.2016
2. The PP shall submit the detailed self contained note on the details of the mining carried out during the last 5 years
3. The PP shall submit the restoration plan and status of mining
4. The PP shall submit the status of district mineral fund
5. The PP shall submit the affidavit that mining is being carried out as per the approved mining plan
6. The PP shall submit the copy of the approved wildlife conservation plan
7. The PP shall submit the distance of wildlife along with money deposited status
8. The PP shall submit the affidavit reading the compliance of EC conditions
9. The PP shall submit the justification for plantation of 400 trees instead of 2000 trees sanctioned in earlier EC
10. The PP shall submit the details of existing CTE/CTO from the inception of mining
11. The PP shall submit the replenishment study from the authorised agency
12. The PP shall submit the revised feasibility report, conceptual plan
13. The PP shall submit the details of compliance of earlier green plan
14. The PP shall submit the details of the quantity of boulder and gravels in the reserves
15. The PP shall submit the layout of existing infrastructure
16. The PP shall submit the affidavit regarding the cost of the project
17. The PP shall submit the compliance of earlier CSR
18. The PP shall submit the details of GPS benchmark and permanent benchmark
19. The PP shall submit the mosaic plan marking the details of area covered under the mining out of leased area.
20. The PP shall submit the approved mining plan and DSR approved

The PP submitted the reply of above said observations along with the self contained note as following:-

- *The project is for the EC validity extension for Sand Minor mineral mining of "Birtapu YNR B-07" Village Birtapu YNR B-07, Tehsil Jagadri, District Yamunanagar, over an area of 14.45 Hectares proposed by M/s Routes and Journeys Shri Sanjay Kumar. The rate of production is 6,15,000 TPA. The lease area lies of Yamuna riverbed. The estimated project cost is INR 19 Crore.*
- *Environment Clearance for the project has been granted by SEIAA Haryana vide letter by SEIAA Haryana vide letter no SEIAA/HR/2016/460, Dated 27.06.2016 for five years.*
- *M/s Routes and Journeys have been granted Letter of Intent (LOI) by the Director General, Mines and Geology department; Haryana vide letter no DMG/HY/Cont./Bir Tapu /YNR B-7/2015/3921 dated 19.06.2015 for the mineral sand.*
- *The First Mining Plan including Progressive Mine Closure Plan was approved by the DMG, Haryana vide letter no DMG/HY/MP/Bir tapu/YNR B-7/2015 458-461 dated 08.01.2016 for sand.*
- *M/s Routes and Journeys, obtained Environmental Clearance (EC) from State Environment Impact Assessment Authority (SEIAA) for Mining of Sand (Minor Mineral) at Bir Tapu YNR B-07 over an area of 14.45 Ha. in District Yamuna*



*Nagar, Haryana vide Letter No: SEIAA/HR/2016/460, Dated 27.06.2016 for the production capacity of 6,15,000 TPA, after obtaining Consent to Operate from the Haryana State Pollution Control Board mining operation was commenced.*

- *Now the project proponent proposed the EC validity extension as the Environment Clearance for the project granted was valid only for the five years.*

The committee deliberated on the self contained note and reply of observations as given below:-

- The PP submitted the replenishment study for the said mine approved by Department of Mines for the year 2020 for pre-monsoon period 15 to 20 June 2020 and post monsoon 18-21 September 2020 in reference to additional condition of EC wherein it is concluded that there is replenishment of approx 6,23200 metric tones of mineral sand.
- The PP submitted that typographic error was made in writing 6,18,593 against 6,15,000. Whereas 6,15,000 has been mined as per duly approved mining plan by Mining Department .
- The PP submitted the copy of wildlife conservation plan along with proof of 2 lakh deposited with Chief Wildlife
- PP proposed to plant 2,000 no's of native species along with fruit bearing and medicinal trees during the plan period. Out of which PP has already planted 400 trees. Now PP proposed to plant 1,600 in coming period of 2 years. Undertaking is **placed on record**
- Total production done in the year 2019-20 is 587800 TPA. Undertaking and Month wise production details certified by mining department is **placed on record**
- The PP submitted the DSR report for sustainable sand mining for Yamunanagar
- Replenishment study has been done for the period of 2020 and mining plan has been prepared and approved by Director of Mines & Geology Yamuna Nagar. Mining Plan along with replenishment study is attached as However, to comply with the EC Condition we have deputed an agency to conduct the replenishment study for the current year i.e. 2021 and we will submit the replenishment report within next 20 days.

The Committee also discussed that EC for the project has been granted by SEIAA Haryana vide letter **No. 460 dated 27.06.2016** for the five years, which was valid till 26.06.2021. As per MOEF &CC notification dated 18.01.2021 the period from 1st April, 2020 to 31<sup>st</sup> March, 2021 shall not be considered for the purpose of calculation of the period of validity of prior EC granted. Thus their EC is valid in view of MOEF&CC notification. The Mining plan is approved by Mining Department vide letter dated 01.12.2021.

The Committee after deliberation also decided that the PP shall submit the replenishment study of the area within one year after the start of the project. It is also decided that after the receipt of replenishment study of the area, the further decision on the environmental clearance will be taken accordingly by the committee.

After detailed discussion the committee decided to recommend the extension for one year in the earlier EC issued **vide letter no. 460 dated 27.06.2016** to SEIAA and other conditions will remain the same as per earlier Environment Clearance for grant

of extension in EC under EIA Notification 14.09.2006 along with the additional stipulation as

- The PP shall ensure that total 2% of the cost of project shall be spent on EMP Budget. However, the amount and component shown in EMP table above shall also be included for the purpose of 2% amount. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell.
- The PP shall submit the replenishment study of the area within one year after the start of the project

**231.06 EC for Extension of Group Housing Project at Village Chauma, Sector 111, Gurgaon, Haryana by M/s Kashish Developers Ltd.**

**Project Proponent: Mr. Vijay Rai**  
**Consultant : Vardan Enviro**

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/238213/2021 on dated 07.12.2021 as per check list approved by the SEIAA/SEAC for obtaining extension in validity of Environmental Clearance under Category 8 (a) of EIA Notification 14.09.2006.

- The proposed project is for Extension of EC of Group Housing Project at VillageChauma, Sector 111, Gurgaon, Haryana by M/s Kashish Developers Ltd.
- Earlier EC has been granted to the project vide letter no. SEIAA/HR/2013/847 dated 01.10.2013 in the name of M/s Kashish Developers Ltd
- License no. 110 of 2011 has been granted to the project vide letter dated 14.12.2011.
- The project falls under Gurugram- Manesar Master plan 2031.
- The PP submitted the copy of DD for Rs. 2 lakh in favour of MS, SEIAA.

**Table 1: Status of Construction:**

S. No.	Description	Status of construction
	<b>Tower Wise</b>	<b>Status of construction</b>
1.	A	(upto G+15 <sup>th</sup> Floor)
2.	B1	Brick work till 16 <sup>th</sup> floor completed.
3.	B2	Brick work upto15 <sup>th</sup> floor completed
4.	B3	Excavation completed.
5.	B4	Brick work upto8 <sup>th</sup> floor completed
6.	B5	Brick work 11 <sup>th</sup> floor completed
7.	C1	Brick work 15 <sup>th</sup> floor completed
8.	C2	Brick work 15 <sup>th</sup> floor completed
9.	C3	Excavation completed.

10.	C4	Excavation completed.
11.	C5	Brick work 3 <sup>rd</sup> floor completed.
12.	D	Brick work 2 <sup>nd</sup> floor completed.
13.	E	Yet to start construction.
14.	EWS	Yet to start construction.
15.	Community Building	Yet to start construction.
16.	Convenient Shopping	Yet to start construction.

**Table 2: Existing Phase**

Description	Expense done (Lakhs) (2013 to till now)
Solid Waste Management	15.00
Rain Water Harvesting System	5.00
Antismog Gun	10.00
Landscaping/ maintenance of Green Area	5.00
Monitoring for Air, Water, Stack, emission & Noise	10.00
PP Kits	<b>5.00</b>
Total	<b>50.00 lakhs</b>

**Table 3: EMP for Extension Part**

Description	During Construction Phase		Description	During Operation Phase	
	Capital Cost	Recurring Cost		Capital Cost	Recurring Cost
	(Lakhs)	(Lakhs for 3 Year)		(Lakhs)	(Lakhs for 10 Year)
Sanitation and Waste Water Management (Modular STP)	5.00	4.00	Waste Water Management (Sewage Treatment Plant)	60.00	359.00
Green Belt Development	25.00	5.00	Green Belt Development	30.00	60.00
Air, Noise, Soil, Water Monitoring	0.00	15.00	Monitoring for Air, Water, Noise & Soil	00.00	20.00
Rainwater harvesting system	10.00	4.00	Rainwater harvesting system	00.00	25.00
PPE for workers & Health Care	10.00	15.00	Solid Waste Management (Dust bins & OWC)	30.00	130.00
Medical cum First Aid facility (Providing medical room & Doctor)	20.00	30.00	DG set Stack	40.00	28.00

			Providing Desktop in the nearby existing village	25.00	0.00
<b>Total</b>	<b>70 Lakhs</b>	<b>73 Lakhs</b>		<b>185 Lakhs</b>	<b>622 Lakhs</b>

Thereafter, the case was taken up in 229<sup>th</sup> meeting of SEAC held on 16.12.2021. The PP presented the case before the committee.

The discussion was held on earlier EC granted, Validity of CTO, compliance of earlier EC condition, earlier green area, RWH, STP, solid waste, CER, EMP and following observation were raised as given below:-

1. The PP shall submit the valid CTE/CTO/OC
2. The PP shall submit the affidavit for asola wildlife sanctuary distance
3. The PP shall submit the details of earlier green plan
4. The PP shall submit the six monthly compliance reports
5. The PP shall submit the compliance of conditions of EC along with affidavit
6. The PP shall submit the self contained note regarding the submission of delay of condemnation and apply for extension and validity after 90 days
7. The PP shall submit the status of construction along with leftover construction
8. The PP shall submit the details of the expansion EC , if any
9. The PP shall submit the audited CER report
10. The PP shall submit the revised EMP
11. The PP shall submit the mosaic plan
12. The PP shall submit the details of fly ash used so far as per condition of EC
13. The PP shall submit the status of existing STP for existing
14. The PP shall submit affidavit mentioning that adequate studies have been carried out to ascertain that there would not be any obstruction or impediment in general traffic in vicinity of the project
15. The PP shall submit affidavit mentioning that the no. of in-bound & out-bound vehicles (\_\_\_PCU/Hr.) and the running hours per day (\_\_\_\_) of DG sets considered while undertaking the studies for evaluating the "Incremental Pollution Load" and those are true to best of our knowledge.
16. The PP shall submit affidavit mentioning that the proposed & installed DG sets & fuel to be used would be as per NCAP/GRAP
17. The PP shall submit affidavit mentioning that no untreated water would be released inside or outside the project or anywhere; waste water would be treated to tertiary level & would be used with the installation of "Dual plumbing".

The PP submitted the reply of above said observations along with affidavit stating that

- That the proposed& installed DG sets & fuel to be used would be as per NCAP/GRAP.
- That no untreated water would be released inside or outside the project or anywhere; waste water would be treated to tertiary level & would be used with the installation of "Dual plumbing.
- Sultanpur National Park and AsolaBhatti Wildlife Sanctuary is at a distance of approx. 14.9 km in WSW direction and approx. 16.5 km in SE direction respectively.
- That we have been/will be complying with all conditions of EC

The PP also submitted the self contained note as following:-

- *Environment Clearance for the project has been granted by SEIAA Haryana vide letter no. SEIAA/HR/2013/847 Dated 01.10.2013 for the seven years, which was valid till 30.09.2020.*
- *As per MOEF&CC notification dated 18.01.2021 the period from the 1st April, 2020 to the 31st March, 2021 shall not be considered for the purpose of calculation of the period of validity of Prior Environmental Clearances granted. Thus, our EC is valid till 29.09.2021.*
- *That as per MoEF notification, dated: 29.04.2015. If application is submitted for extension of EC within 3 months of expiry of EC, based on the recommendations of the EAC or the SEAC, the delay shall be condoned with the approval of the Minister in charge of Environment Forest and Climate Change or Chairman, as the case may be.*
- *So we have applied EC for further extension on dated: 11.11.2021 i.e. within 3 Months after expiry of EC, so we request to grant EC Extension for further 3 Years i.e.29.09.2021to 28.09.2024.*

The committee deliberated on the reply of observations and discussed that EC for the project has been granted by SEIAA Haryana vide letter no. SEIAA/HR/2013/847 Dated 01.10.2013 for the seven years, which was valid till 30.09.2020. As per MOEF &CC notification dated 18.01.2021 the period from 1st April, 2020 to 31st March, 2021 shall not be considered for the purpose of calculation of the period of validity of prior EC granted. Thus their EC is valid till 29.09.2021 and further applied within 90 days of expiry of EC.

In view of MOEF&CC notification after detailed discussion the committee decided to recommend the extension in the earlier EC issued vide letter no. SEIAA/HR/2013/847 Dated 01.10.2013 to SEIAA and other conditions will remain the same as per earlier Environment Clearance for grant of extension in EC under EIA Notification 14.09.2006 along with addition stipulation:-

- The PP shall ensure that total 2% of the cost of project (including expansion) shall be spent on EMP Budget. However, the amount and component shown in EMP table above shall also be included for the purpose of 2% amount. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell

**231.07 EC for Revision in the project "IT Park" complex located at Village Ullahawas, Sector 59, Gurugram by M/s Nova Realtors Pvt. Ltd.**

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/201728/2021 dated 05.03.2021. The project proponent submitted the case to the SEIAA as per check list approved by the SEIAA/SEAC for amendment in EC under Category 8(a) of EIA Notification 14.09.2006. The project was granted earlier EC on dated 15.04.2014

The case was taken up in 219<sup>th</sup> meeting of SEAC held on 12.08.2021 but the PP requested for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 222<sup>nd</sup> meeting of SEAC held on 12.10.2021 but PP requested for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 231<sup>st</sup> meeting of SEAC Haryana held on 28.12.2021.

The PP attended the meeting and the Discussion was held on the point no. 2(e) of MoEF&CC OM dated 18.11.2020 i.e.

*“In case a Project Proponent or his consultant did not attend the meeting or does not reply to the queries raised for more than six month, the MS should write to the Regional Office of the Ministry to carry out a site inspection so as to check if construction/operation of the project has started”.*

It was deliberated that in the above project received on dated 05.03.2021 and in spite of taking up in various meeting of SEAC no reply has been received even after lapse of more than six months and the committee unanimously decided to send the case to SEIAA and recommended that in accordance in the MoEF& CC OM Dated 18.11.2020, the MS should write to the Regional Office of the Ministry to carry out a site inspection so as to check if construction/operation of the project has started.

**231.08 EC of proposed Ware House Project at Village-Narhera, District – Gurgaon by Sh. Jai Karan Sharma Haryana.**

**Project Proponent : Mr. Mukesh**  
**Consultant : Vardan Environet**

The project was submitted to the SEIAA, Haryana on 15.06.2018. The project proponent has submitted the Form-1, Form-1A and Conceptual Plan to the SEIAA with reference to the Notification No. S.O.804 (E) dated the 14th March, 2017 and subsequent Notification No. S.O.1030 (E) dated 08th March, 2018, issued by the Ministry of Environment, Forest and Climate Change. The MoEF & CC has prescribed the process for appraisal of projects for grant of Terms of Reference and Environmental Clearance, which have started the work on site, expanded the production beyond the limit of environmental clearance or changed the product mix without obtaining prior environmental clearance as mandated under the Environment Impact Assessment Notification, 2006 [S.O.1533 (E), dated the 14th September, 2006; The Ministry of Environment, Forest and Climate Change in the Notification dated 08.03.2018 inter alia, directed vide sub-paragraph (2) of paragraph 13, that in case the projects or activities requiring prior environmental clearance under Environment Impact Assessment Notification, 2006 from the concerned Regulatory Authority, are brought for environmental clearance after starting the construction work, or have undertaken expansion, modernization, and change in product-mix without prior environmental clearance, these projects shall be treated as cases of violations and in such cases, even Category B projects which are granted

**231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**

Environmental Clearance by the State Environment Impact Assessment Authority constituted under sub-section (3) section 3 of the Environment (Protection) Act, 1986 shall be appraised for grant of environmental clearance only by the State Expert Appraisal Committee and Environmental Clearance will be granted at the State level by State Environment Impact Assessment Authority constituted under sub-section (3) section 3 of the Environment (Protection) Act, 1986. Thereafter the proposal was considered by the State Expert Appraisal Committee, Haryana in its 172nd meeting held on 03.07.2018 for approval of Terms of Reference under violation Notification dated 14.03.2017 and 08.03.2018 respectively.

The PP neither attended the meeting nor requested for adjournment. The Committee is of the view that 30 days notice be issued to the project proponent.

Thereafter, the case was taken up in 192<sup>nd</sup> meeting of SEAC held on 03.12.2019. The PP neither attended the meeting but submitted that the project area is less than 20,000sqm and also submitted the Occupation certificate that covered area of the project is 19995.522sqm which is less than 20,000m<sup>2</sup>. However, the CLU was granted for 40364.51sqm and the committee decided that the PP shall give evidence in support of his claim that the construction has not been carried out beyond the 20,000sqm. The PP had not submitted the reply after lapse of six months, Thereafter; the case was taken up in 201<sup>th</sup> meeting of SEAC Haryana held on 11.08.2020. The PP neither submitted the reply nor attended the meeting. The committee deliberated on the issue of construction and decided to constitute a committee consisting of Sh.S N. Mishra and Sh.Vivek Sexana both members SEAC to visit the project and submit a report on the status of construction to the committee for further decision/appraisal

The members inspected the site on 04.03.2021 & enquired about the project details. Observations of committee as given below:

1. The PP was able to furnish only Occupation certificate issued by DTCP dated 14-7-2014. Mentioning covered area of 19,995.522 sq mtr for warehouse building shed no. A, C and D. (Annexure A). The size of each shed was not provided by PP and also could not provide copy of the CLU as well. There was more than ten rooms constructed within the premises
2. The PP representative was not able to provide any of details of the project.
3. The PP did not provide the any approved construction plan copy/ map to the committee.
4. Rainwater harvesting (RWH) pits neither digged proper nor in desired number nor working .
5. Septic tank constructed to manage sewage generated due to workers/employees/ visitors staying in the premises.
6. Fresh water supply is being managed by bore well & any permission/ approval in this regards was not furnished.
7. Greenery/ Plants / tree/ shrubs or any kind of vegetation around premises which may help in abatement of air pollution was absolutely absent.

Thereafter, the case was taken up in 216<sup>th</sup> meeting of SEAC held on 29.06.2021.

The PP presented the case before the committee. The discussion was held on Occupation certificate, Building plans, self contained note and report of sub-committee etc and certain observations were raised as following:-

1. The PP shall submit the approval of existing borewell in the project.
2. The PP shall submit the details of Occupation Certificate obtained
3. The PP shall submit approved Building Plan from the competent authority before the start of the construction and any other revision of building plan.
4. The PP shall submit the details of 10 extra rooms constructed apart from building plan and affidavit that whether FAR of extra rooms is added into the OC or not.
5. The PP shall submit the self contained note for existing status, details of area constructed in consonance with approved building plans, any violation being carried out and if any expansion part apart from approved building plan status duly signed by the PP and the consultant.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that his project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

Thereafter, the case was taken up in 222<sup>nd</sup> meeting of SEAC held on 11.10.2021. The PP attended the meeting and requested for the deferment of the case for the last time and committee after deliberation gave the last chance and defer the case and again conveyed that the next time decision will be taken according to MoEF&CC notification dated 18.11.2020.

Then, the case was again taken up in 231<sup>st</sup> meeting of SEAC held on 28.12.2021. The PP submitted undertaking vide letter dated 28.12.2021 that the project has temporary structure which will be removed. The committee deliberated that in order to ascertain the status of construction at the site a sub-committee consisting of following 2 members is constituted;

1. Sh. Hitender, Member SEAC
2. Sh. Vivek saxena, Member SEAC

The Committee shall visit the project site and submit the report regarding the status of the project in view of the details as mentioned above within 30 days positively.

**231.09 EC for Revision & Expansion of Group Housing Project "Aagman" located at Revenue Estate of Village Mujeri, Sector-70, Faridabad, Haryana by M/s Agrasain Spaces LLP.**

**Project Proponent : Not present**  
**Consultant : Not Present**

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/137579/2020 on dated 29.01.2020 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006.

The case was taken up in 196<sup>th</sup> meeting of SEAC, Haryana held on 11.02.2020. The committee discussed that the compliance report of the project for earlier EC granted vide letter no. SEIAA/HR/2019/246 dated 30.08.2019 is not submitted by the PP and it was decided

**231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**



that the case will be appraised after the receipt of the compliance report from RO, MoEF &CC for the project.

Thereafter, the case was taken up in 212<sup>th</sup> meeting of SEAC. The consultant appeared before the committee and requested for the deferment of the case which was considered and acceded by the SEAC.

Then, the case was taken up in 216<sup>th</sup> meeting of SEAC held on 29.06.2021 but the consultant appeared before the committee and requested for the deferment of the case as the compliance report is still awaited from the concerned quarter which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 219<sup>th</sup> meeting of SEAC held on 12.08.2021 but the consultant appeared before the committee and requested for the deferment of the case as the compliance report is still awaited from the concerned quarter which was considered and acceded by the SEAC.

Then, the case was taken up in 222<sup>nd</sup> meeting of SEAC held on 11.10.2021 but PP requested for the deferment of the case as the compliance report is still awaited from the concerned quarter which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 231<sup>st</sup> meeting of SEAC held on 28.12.2021. requested for the deferment of the case for the last time and committee after deliberation gave the last chance and defer the case and again conveyed that the next time decision will be taken according to MoEF&CC notification dated 18.11.2020.

**231.10 EC for Proposed Residential Plotted Colony Project at Sector 92, 93 and 95 at Village Wazirpur, District Gurgaon by M/s Ramprastha Estates Private Limited, Haryana**

The project was submitted to the SEIAA, Haryana vide online proposal no SIA/HR/ MIS/57409/2018 dated 26.05.2020 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 8(b) of EIA Notification 14.09.2006. The TOR was granted to the project on 10.05.2019.

The case was taken up in 205<sup>th</sup> meeting of SEAC Haryana held on 10.11.2020 but the PP requested vide letter dated 10.11.2020 for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 210<sup>th</sup> meeting of SEAC Haryana held on 18.02.2021. The case was again taken up in the 212<sup>th</sup> meeting held on 26.03.2021 and Consultant but the PP requested vide letter dated 18.02.2021 for the deferment of the case which was considered and acceded by the SEAC appeared and requested for deferment as the PP is not unable to attend the meeting. The committee deliberated the request and decided to defer the case for the last time and next time the case will be dealt as per the existing notification/OM of MOEF&CC.

The case was taken up in 215<sup>th</sup> meeting of SEAC held on 18.06.2021. The discussion was held on various Fire SOP, STP details, details of RWH, Green plan, revised EMP details, dual plumbing plan, earlier ECetc and certain observations were raised as following:-

1. The PP shall submit the details of nursing home
  2. The PP shall submit the one month data for re-validation
  3. The PP shall submit the STP details
  4. The PP shall submit the details of RWH
  5. The PP shall submit the Fire SOP
  6. The PP shall submit the Green plan
  7. The PP The PP shall submit the application of NBWL
  8. The PP shall submit the detailed contour plan of the area as it varies from 218-224 m in **Sector 92, 93 and 95**
  9. The PP shall submit the affidavit for the undetermined area as mentioned in the site plan that same will be developed later on and accordingly EC for the expansion part
  10. The PP shall submit the affidavit that gas pipeline
  11. The PP shall submit the progress of Green plan along with no of trees in the existing area along with girth, age and type of trees
  12. The PP shall submit the revised EMP details
  13. The PP shall submit the details of air dispersion model and incremental load due to traffic.
  14. The PP shall submit the copy of valid License granted by competent authority
  15. The PP shall submit the details of solar panel
  16. The PP shall submit the dual plumbing plan
  17. The PP shall submit the details of valid earlier EC
- The PP submitted the reply of above said observations

Thereafter, the case was taken up in 219<sup>th</sup> meeting of SEAC held on 12.08.2021 but the PP requested in writing vide letter dated 12.08.2021 for the deferment of the case which was considered and acceded by the SEAC.

It is submitted by SEAC member that a sub committee comprising of Sh. Mehar Chand and Sh. S. N. Mishra was constituted by SEIAA vide order dated 1.07.2021 and they have submitted the report to SEIAA, However, the copy is submitted to SEAC(placed on record)

The Committee inspected the site on 27.08.2021. Following were present from PP side:

1. Mr. Anup Kaul (General Manager)
2. Mr. Suresh Kaul (Sr. Project Manager)
3. Mr. Aman Sharma Vardan Environet (Consultant)

The case was presented by PP giving the details of area in possession (Annex 1) which is less than 50 hectares. Brief of details submitted by the project proponent is as follows:

- That the project has been granted license N. 44 of 2010 with Endst. No. 5DV-V-2010/LC-2098-Vol-III/7533 dated 11.06.2010 for a total area of 128.594 acres.

- That we have sold 2 acres area of commercial complex to JMS Buildtech Pvt. Ltd. and conveyance deed was done through Vasika no. 1073 dated 14.10.2015
- That as per information obtained M/s JMS Buildtech Pvt. Ltd. has already got EC from SEIAA, Haryana. EC was issued in the name of Ramprastha
- That we have sold 1 acres area of school site to Ms. Himani W/o Sh. Yogesh Bansal and Ms. Sangeeta W/o Sh. Karan Singh and Conveyance deed was done through Vasika No. 1925 dated 18.10.2017
- Further we have surrender 5.025 acres of Land from our possession and got the permission for delicensing from DTCP through Endst. No. LC-1634/Asstt (AK)/2020/10538 dated 22.06.2020.
- At present net land in possession with us is 120.5687 acre (48.792 Ha).

The committee also observed that laying of sewerage services and road is being carried out by project proponent in approximately 5-6 acres of land (see attached photographs). It appears that laying of services started just in recent past. Presently, the total licensed area in the name of Ramprastha is 123.5687 acres that including the area of JMS Buldtech and School also.

The committee deliberated on the report of sub-committee constituted and decided to recommend to SEIAA for following:-

- The State Government/SPCB to take action against the project proponent under the provisions of the section 19 of the Environment (Protection) Act, 1986, and further no Consent to Operate or Occupancy Certificate to be issued till the project is granted EC.

**231.11 EC for Expansion of Group Housing Colony planned at Village Nangli Umarpur, Sector 62, Gurugram, Haryana by M/s EMAAR MGF.**

**Project Proponent : Mr. Shishir Lal**  
**Consultant : Vardan Enviro**

The project proponent submitted the case to the SEIAA vide online proposal no. SIA/HR/MIS/66969/2019 dated 04.10.2021 as per check list approved by the SEIAA/SEAC for obtaining EC under category 8(b) of EIA Notification dated 14.09.2006.the TOR has been granted to the project vide letter dated 03.10.2019.

Thereafter, the case was taken up in 224<sup>th</sup> meeting of SEAC held on 29.10.2021 but the PP requested for the deferment of the case vide letter dated 26.0.2021 which was considered and acceded by the SEAC.

Then, the case was taken up in 231<sup>st</sup> meeting of SEAC held on 28.12.2021 but PP submitted a letter of withdrawal dated 28.12.2021 stating that due to the change in planning, they will not be going for the expansion of our group housing project, at present & will apply for EC for expansion of group housing, once the change in planning is finalized.

The PP submitted the Affidavit cum undertaking dated 29.12.2021( placed on record)

- That construction has been carried out as per the condition of EC granted.
- No violation of condition has been done

- That due to the change in planning, they will not be going for the expansion of our group housing project, at present & will apply for EC for expansion of group housing, once the change in planning is finalized.  
The committee after deliberation decided to recommend to SEIAA for withdrawal of case for EC in view of Affidavit submitted by PP.

**231.12 EC for project “proposed construction of Road & Parking in Sector 25 (Residential), Rohtak, Haryana by M/s HUDA Rohtak.**

**Project Proponent : Mr. SandeepDahiya**  
**Consultant : Global Management and Engineering consultants**

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/63806/2020 dated 02.07.2021. The project proponent submitted the case to the SEIAA as per check list approved by the SEIAA/SEAC for EC under Category 8(b) of EIA Notification 14.09.2006. The TOR was issued vide SEIAA letter dated 28.10.2021.

Thereafter, the case was taken up in 217<sup>th</sup> meeting of SEAC held on 19.07.2021 but the PP requested vide letter dated 19.07.2021 for the deferment of the case which was considered and acceded by the SEAC.

Then, the case was taken up in 222<sup>nd</sup> meeting of SEAC held on 11.10.2021. The Discussion was held on revised Form IA, Aravali NOC, Traffic study, no. of Trees details, EMP, Collaboration agreement, Geo Technical studies, Fire safety and fire rescue plan, contour plan, STP, air dispersion etc. and certain observations were raised as following:-

1. The PP shall submit the documents as per area development plan
2. The PP shall submit the note of STP capacity details and inflow of areas into STP.
3. The PP shall submit the undertaking for outflow of STP not to be put in drain and use in green area of this and other sectors of HUDA
4. The PP shall submit the affidavit from HOD that not to use/put in canal (reuse) and will pump STP water to other sectors for use in other sectors Green belt.
5. The PP shall submit the large map of contour level and itsrainflow
6. The PP shall submit the Air mode primary micro met logical data
7. The PP shall submit the dat files; isopleths, wind rose diagram
8. The PP shall submit the plagiarism certificate for EIA report
9. The PP shall submit the Geo-Technical study
10. The PP shall submit the revised population detail
11. The PP shall submit the valid license / land details
12. The PP shall submit the zoning plan
13. The PP shall submit the authority letter for engaging consultant
14. The PP shall submit the status of construction
15. The PP shall submit the green belt development plan
16. The PP shall submit the traffic circulation plan
17. The PP shall submit the parking plan

18. The PP shall submit the location of RWH on map
19. The PP shall submit the water assurance from competent authority
20. The PP shall submit the power assurance from competent authority
21. The PP shall submit the reports of air, water, noise and soil
22. The PP shall submit the dual plumbing plan
23. The PP shall submit the Tangible EMP
24. The PP shall submit the details of construction to be carried out by HUDA
25. The PP shall submit the levels of drain with projects.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

The case was taken up for appraisal on 21.10.2021 but the reply of observation was circulated through email to the members and PP requested to take up the case on 22<sup>nd</sup> October due to some technical issues. The case was again taken up on 22.10.2021 and PP presented the case before the committee and discussion was held on the observation and it was conveyed that the PP shall submit the complete reply of observation as per discussion.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

The Pp submitted the reply of the above said observations and thereafter, the case was taken up in 226<sup>th</sup> meeting of SEAC held on 18.11.2021. The discussion was held on revised population as per existing NBC Norms .The Committee observed that inspite of taking up in numerous meetings consultant not submitted the reply of observations as per the advice of the committee . The Committee further decided that displeasure of the committee be conveyed to the consultant for failing in submission of appropriate reply and committee also asked to submit the reply that why not the same be communicated to the accredited agency

Further, the committee decided that the PP and consultant shall submit the reply of about 25 observations as per the corrections/omissions suggested by the committee.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

Thereafter the case was taken up in 231<sup>st</sup> meeting of SEAC held on 28.12.2021. The PP presented the case before the committee. The discussion was held on zoning plan, geo technical studies, contour plan, STP, Aravali NOC, Traffic study, no. of Trees details, EMP, Collaboration agreement ,Fire safety and fire rescue plan, contour plan, STP, air dispersion etc and certain observations were raised as following:-

**231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**

1. The PP shall submit the affidavit that effluent of STP will not be discharged into the JN canal.
2. The PP shall submit the contour plan
3. The PP shall submit the zoning plan
4. The PP shall submit the geo technical studies
5. The PP shall submit the tangible revised EMP along with renovation of pond
6. The PP shall submit the Green Belt development plan, 10% provision of Miyawaki Forest, details of existing trees with girth and species.
7. The PP shall submit affidavit mentioning that adequate studies have been carried out to ascertain that there would not be any obstruction or impediment in general traffic in vicinity of the project due to the said expansion of the project
8. The PP shall submit affidavit mentioning that the no. of in-bound & out-bound vehicles (\_\_\_\_ PCU/Hr.) and the running hours per day (\_\_\_\_) of DG sets considered while undertaking the studies for evaluating the “Incremental Pollution Load” and those are true to best of our knowledge.
9. The PP shall submit affidavit mentioning that the proposed & installed DG sets & fuel to be used would be as per NCAP/GRAP
10. The PP shall submit affidavit mentioning that no untreated water would be released inside or outside the project or anywhere; waste water would be treated to tertiary level & would be used with the installation of “Dual plumbing”.

**The committee deliberated that the consultant is unable to submit the reply of observations inspite of taking up the project in various meetings and government project is getting delayed, so it was decided to convey displeasure to the consultant for not submitting the proper reply to the committee.**

**231.13            EC for Expansion of Institutional Project “NCR Biotech Science Cluster Phase-II at village Bhankri, Faridabad, Haryana by M/s Translational Health Science and Technology**

**Project Proponent: Not present  
Consultant            : Not present**

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/211992/2021 on dated 02.08.2021 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 8 (b) of EIA Notification 14.09.2006. The Auto TOR was granted by SEIAA vide letter dated 07.08.2020.

The case was taken up in 218<sup>th</sup> meeting of SEAC held on 30.07.2021 but the members informed the committee that they have not received the documents and it was unanimously decided to defer the case as the documents were not circulated to the members and their case will be considered only after the receipt of documents.

Then, the case was taken up in 222th meeting of SEAC held on 11.10.2021. The Discussion was held on compliance report , Forest NoC, distance of wildlife from the project site ,ETPetc. and certain observations were raised as following:-

- 1) The PP shall submit the certified compliance report
- 2) The PP shall submit the Wild life conservation plan approval by Chief Wild life warden.
- 3) The PP shall submit the ETP – why not installed
- 4) The PP shall submit the green belt development map and details of green area.
- 5) The PP shall submit the copy of Sanction of FCA cases (old and new)
- 6) The PP shall submit the activity wise break up area of the project
- 7) The PP shall submit the duly approved plan/Layout plan.
- 8) The PP shall submit the drainage map with contour of each area of the project
- 9) The PP shall submit the position of existing and proposed area of the project.
- 10) The PP shall submit the hydraulic design details of STP proposed at the site.
- 11) The PP shall submit the FAR for each component as per approved plan.
- 12) The PP shall submit the affidavit that no legal case is pending against the PP regarding land or any other issues of the project.
- 13) The PP shall submit the KLM file of the project site
- 14) The PP shall submit the land use details of the project
- 15) The PP shall submit the Geo Technical Studies
- 16) The PP shall submit the Population calculations as per NBC norms.
- 17) The PP shall submit the seasonal testing reports of water, air, soil and noise
- 18) The PP shall submit the technology of water treatment, hydraulic design, dimensions of each component of each STP, MLSS standards to be achieved in each STP
- 19) The PP shall submit the Solid waste calculations and its management plan
- 20) The PP shall submit the traffic study incremental load analysis wr.t. current roads/status of connecting roads a up-gradation plan.
- 21) The PP shall submit the air dispersion modeling, sampling locations, wind rose, DG/vehicular emission data, AAQ data of seven locations.
- 22) The PP shall submit the ECBC Compliance with Energy saving
- 23) The PP shall submit the RWH details based on calculation @ 90 mm rain fall and double bore well for better sustainable RWH
- 24) The PP shall submit the parking calculations along with Map
- 25) The PP shall submit the tangible EMP Capital and recurring cost for the project
- 26) The PP shall submit the biodegradable waste management plan of the project along with organic waste convertor. The schematic diagramme for the management of organic waste and calculation along with mode of collection, segregation, transportation and disposal of complete Biodegrade waste.
- 27) The PP shall submit the proof and affidavit that no work has been carried out after the expiry of EC.
- 28) The PP shall submit the affidavit that the plot holders will seek separate EC, if the built up area is more than 20,000.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

Thereafter, the case was taken up in 223<sup>rd</sup> meeting of SEAC held on 21.10.2021 but the PP requested for the deferment of the case which was considered and acceded by the SEAC.

The case was taken up in 226<sup>th</sup> meeting of SEAC held on 18.11.2021. The PP presented the case before the committee but the PP requested vide letter dated 18.11.2021 for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 231<sup>st</sup> meeting of SEAC Haryana held on 28.12.2021.

The PP attended the meeting and the Discussion was held on the point no. 2(e) of MoEF&CC OM dated 18.11.2020 i.e.

*“In case a Project Proponent or his consultant did not attend the meeting or does not reply to the queries raised for more than six month, the MS should write to the Regional Office of the Ministry to carry out a site inspection so as to check if construction/operation of the project has started”.*

It was deliberated that in the above project received on dated 05.03.2021 and in spite of taking up in various meeting of SEAC no reply has been received even after lapse of more than six months and the committee unanimously decided to send the case to SEIAA and recommended that in accordance in the MoEF& CC OM Dated 18.11.2020, the MS should write to the Regional Office of the Ministry to carry out a site inspection so as to check if construction/operation of the project has started.

**231.14 EC for construction of Hotel complex Vill: Ghamroj, Sohna Road, Gurgaon by M/S Creative Buildwell Pvt.Ltd.**

**Project Proponent: Not Present**

**Consultant: Not present**

The project was submitted to the SEIAA, Haryana on 20.11.2012. The papers submitted were examined by the Secretary and certain shortcomings were noticed and conveyed to PP vide letter No. 714 dated 20.11.2012. The PP submitted the reply to the shortcomings on 23.04.2013.

Thereafter, the case was taken up for appraisal in the 85<sup>th</sup> meeting of SEAC held on 24.06.2013.

During discussion, it was revealed that project proponent has already started/completed construction work which amounts to violation of Environmental Protection Act, 1986 in compliance of EIA Notification dated 14.09.2006. The project proponent was directed to submit the Resolution of Board of Directors as per the guidelines of MoEF in respect of letter dated 12.12.2012.

The observations of 85<sup>th</sup> meeting of the SEAC were conveyed to the project proponent vide letter dated 10.07.2013. The project proponent submitted the reply of the shortcomings vide letter dated 29.07.2013.

Thereafter this case was taken up in the 89<sup>th</sup> meeting of the SEAC held on 27.08.2013.

In accordance with the Memo No. J-110 13/4112006-IA.II(I) dated 27.06.13 issued by the MoEF&CC, the Project Proponent is required to immediately stop the work till Environmental Clearance is granted after due process under the law. The Project Proponent is



required to submit an affidavit not below the rank of Director of the company indicating that the work has been stopped with effect from (date) and he has to supply details of work already executed upto the date the work has been stopped. The detail be given graphically and descriptively.

The observations of 89<sup>th</sup> meeting of the SEAC were conveyed to the project proponent vide letter dated 06.09.2013. The project proponent submitted the reply of the shortcomings vide letter dated 08.10.2013.

Thereafter this case was taken up in the 98<sup>th</sup> meeting of the SEAC held on 09.01.2014.

As per CLU granted vide letter dated 13.01.2010 by the DTCP, Haryana, PP is required to obtain Environmental Clearance as per condition No. 8 of the said letter. The building plans were duly approved by the DTCP vide letter dated 21.09.2011 and further project proponent has also obtained Consent to Operate from Haryana State Pollution Control Board vide letter No. HSPCB/TAC/2012/1840 dated 08.11.2012.

In case the reduced scope of work does not require Environmental Clearance, PP is required to submit revised approved plans of the area as constructed along with Occupation Certificate from Competent Authority along with a certificate that built up area (FAR/Non FAR/Basement) does not exceed 20,000 Sq. Meters. The application for withdrawal will be considered only after the submission of above documents.

The observations of 98<sup>th</sup> meeting of the SEAC were conveyed to the project proponent vide letter No. 1016 dated 23.01.2014. The project proponent submitted the reply of the shortcomings vide letter dated 25.02.2014.

Thereafter this case was taken up in the 104<sup>th</sup> meeting of the SEAC held on 13.05.2014.

The project proponent did not attend the meeting in spite of agenda notice. The Committee has decided to verify the size of the project as constructed at site.

Further in order to assess the correct position at site, Committee decided to constitute a Sub-Committee consisting of the following which will inspect the site to verify the status of construction of the project:

1. Sh. I.J. Juneja, Chairman
2. Sh. Sultan Singh, Member
3. Sh. R.S. Rana, Member

The site was inspected by the Sub-Committee on 05.07.2014. The Sub-committee submitted the report in the 108<sup>th</sup> meeting of the SEAC held on 22.07.2014. The Sub-Committee report was read out to all the Members of the Committee and deliberated in detail.

The Committee has desired that the Sub-Committee be asked to further clarify on the issues of built-up area given in the original application submitted by the Project Proponent and area already constructed.

The report of Sub-Committee was discussed in the 112th meeting of the SEAC held on 19.09.2014. The Sub-Committee report was read out to all the Members of the Committee and deliberated in detail. The Committee has accepted the report of the Sub-Committee in total.

In the 104th meeting of the SEAC, a Sub-committee was formed to visit the project site and report on the status of construction by the project proponent.

Sub-Committee Constituted of the following:

1. Sh. I.J. Juneja, Chairman, SEAC
2. Sh. Sultan Singh, Member, SEAC
3. Sh. R.S. Rana, Member, SEAC(Coordinator)

Following Members of SEAC and others were present during the inspection

- i. Mr. Inderjeet Juneja, Chairman, SEAC, Haryana
- ii. Mr. Sultan Singh, Member, SEAC, Haryana
- iii. Mr. R.S. Rana, Member, SEAC, Haryana
- iv. Mr. Manish Saxena, General Manager, Creative Buildwell Pvt. Ltd.
- v. Mr. K.K Arya, Project Manager, Creative Buildwell Pvt. Ltd.
- vi. Mr. B. Rajesh, Senior Manager, GRC India Pvt. Ltd.
- vii. Ms. Namrata Singh, Deputy Manager, GRC India Pvt. Ltd.

#### **Background:**

The project is a 'Five Star Hotel' project located at Village-Ghamroj, Gurgaon, Haryana to be developed by M/s Creative Buildwell Pvt. Ltd. The CLU was granted for project area of 20551.3 Sq. Meters on 13.01.2010 and the project proponent was required to obtain Environment Clearance before execution of development works and also occupation certificate within 2 years. Building plans were approved on 21.09.2011 by the DTCP. As per condition number 17(b) it was mandated that owner shall obtain the Environment Clearance/NOC as per provision of MoEF&CC notification dated 14.09.2006 as the total built up area was 33000 Sq. Meters.

The project proponent applied for Environment Clearance on 25.11.2010 to SEIAA but the shortcoming reply was not submitted and when the project was taken up in SEAC meeting dated 11.02.2011, project proponent requested for deferment of the case when final notice was issued. The project proponent submitted the reply on 25.04.2011 but without approval of building plans and they did not pursue the case further for grant of EC.

Separately, the project proponent in order to start construction of the project submitted an application to State Pollution Control Board for Consent to Establish with an undertaking/affidavit dated 03.07.2012 that presently they were undertaking construction of approx. 16000 Sq. Meters built up area & EC was not required. With this false declaration project proponent obtained C.T.E/NOC from Haryana State Pollution Control Board on 08.11.2012.

The project proponent then applied EC for "expansion of the project" and in shortcoming's reply dated 12.12.2012 to the letter SEAC/2012/74/714 dated 20.11.2012 the built up area of 10771.92 sqm was shown in Form I of the EC application. The project site **231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**

photographs of the building confirmed construction of main structure up to 7-8 floors above ground floor.

Even the Aravalli Notification, 1992 seeking prior NOC from DC Gurgaon before starting any construction was violated as this NOC was also obtained only on 24.09.2012.

The project was considered in 85th SEAC meeting dated 24.06.2013. The project proponent was directed to submit the Resolution of Board of Directors as per the guidelines of MoEF&CC in respect of letter dated 12.12.2012. The project proponent submitted the reply of the shortcomings vide letter dated 02.07.2013 and 28.07.2013. In the 89th meeting, SEAC directed project proponent in accordance with the Memo No. J-110 13/4112006-IA.II(I) dated 27.06.2013 issued by the MoEF&CC that, the project proponent is required to immediately stop the work till Environmental Clearance is granted after due process under the law. Along with this project proponent need to submit an affidavit not below the rank of Director of the company indicating that the work had been stopped with effect from (date) and he had to supply details of work already executed up to the date when construction had been stopped, in descriptive & graphical manner. The project proponent submitted the reply of the shortcomings vide letter dated 01.10.2013. The case was again taken up in 98<sup>th</sup> SEAC meeting, project proponent was directed to submit revised approved plans of the area as constructed along with Occupation Certificate from competent Authority along with a certificate that built up area (FAR/Non-FAR/Basement etc.) did not exceed 20,000 Sq. Meters. Committee decided to consider withdrawal application only after submission of above documents. The project proponent submitted the reply of the shortcomings vide letter dated 25.02.2014 and requested for withdrawal of EC application. The case was considered in 104th SEAC meeting where Committee decided to visit and inspect the site to ascertain the factual correctness of the information submitted by the project proponent.

The report submitted that during site inspection, it was found that the project proponent has already constructed complete boundary wall as also basements and one block of the hotel. The project consists of a hotel block and an executive suite block. Total structure of G+11 has been constructed in the hotel block. There are two numbers of basements constructed, one under hotel block and another under Executive Suite Block. Basement is common between Hotel & Executive Suite Block.

Further, it was found that construction work has been stopped at the site. Total constructed built-up area (including all FAR and Non FAR area) is 16,616.85 Sq. Meters. The fact was supported by the photographs taken at the time of inspection along with plans which are enclosed with this report. Area statement is also enclosed for reference.

The report concluded that after the site visit, it came to light that the project proponent has constructed built-up area 16,616.85 Sq. Meters as per occupation certificate application. The project proponent approached DTCP, Haryana for reducing the scope of work to limit the built up area to about 16000 Sq. Meters vide his letter dated 04.07.2013. The project

proponent has so far not obtained the revised approval of the building plans to reduce the built up area to 16000 Sq. Meters in order to justify taking up construction in hand without obtaining Environment Clearance.

Moreover, the project proponent did not obtain prior approval of revised building plans involving built up area less than 20,000 Sq. Meters if he so wished to develop the project in stages as per rules and regulations. Instead it took up the work in hand and started construction in an unauthorized/illegal manner and thus violated various rules/regulations of Town & Country Planning Department and Haryana State Pollution Control Board. Besides it violated the provisions of E.P. Act 1986 and the MoEF Notification dated 14.09.2006. The project proponent has violated

the provisions of Environment (Protection) Act 1986 and mandatory provisions of obtaining prior Environment Clearance as per Notification dated 14.09.2006. The application dated 04.07.2013 for reduction in scope of work to less than 20,000 Sq. Meters and completion/occupation certificate application submitted by the project proponent vide letter dated 10.01.2014 to DG, T&CP, Haryana are only an effort on the part of project proponent to seek ex-post facto approvals with the presumptions that it will regularize the matter to escape the provisions of MoEF&CC Notification dated 14.09.2006. However, it is beyond any doubt that the violation was caused much earlier as would be clear from application submitted for expansion of project in November 2012 when the plans were already approved for 33000 Sq. Meters. It should be processed for prosecution.

The Committee after detailed discussion is of the unanimous view that this is a case of proven violation based on documents submitted by the project proponent. The Committee, therefore, decided that the case may accordingly be recommended to the SEIAA for prosecution on account of violation. The case may be referred to the SEIAA for initiating further necessary legal action as per para 5(ii).

The project was again submitted to the SEIAA, Haryana on 15.06.2018. The project proponent has submitted the Form-1, Form-1A and Conceptual Plan to the SEIAA with reference to the Notification No. S.O.804(E), dated the 14th March, 2017 and subsequent Notification No. S.O.1030 (E) dated 08th March, 2018, issued by the Ministry of Environment, Forest and Climate Change. The MoEF&CC has prescribed the process for appraisal of projects for grant of Terms of Reference and Environmental Clearance, which have started the work on site, expanded the production beyond the limit of environmental clearance or changed the product mix without obtaining prior environmental clearance as mandated under the Environment Impact Assessment Notification, 2006 [S.O.1533 (E), dated the 14th September, 2006.

The Ministry of Environment, Forest and Climate Change in the Notification dated 08.03.2018 inter alia, directed vide sub-paragraph (2) of paragraph 13, that in case the projects or activities requiring prior environmental clearance under Environment Impact Assessment

Notification, 2006 from the concerned Regulatory Authority, are brought for environmental clearance after starting the construction work, or have undertaken expansion, modernization, and change in product-mix without prior environmental clearance, these projects shall be treated as cases of violations and in such cases, even Category B projects which are granted Environmental Clearance by the State Environment Impact Assessment Authority constituted under sub-section (3) Section 3 of the Environment (Protection) Act, 1986 shall be appraised for grant of environmental clearance only by the State Expert Appraisal Committee and Environmental Clearance will be granted at the State level by State Environment Impact Assessment Authority constituted under sub-section (3) section 3 of the Environment (Protection) Act, 1986.

Thereafter the proposal was considered by the State Expert Appraisal Committee, Haryana in its 172nd meeting held on 04.07.2018 for approval of Terms of Reference under violation Notification dated 14.03.2017 and 08.03.2018 respectively.

The PP neither attended the meeting nor requested for adjournment. The Committee is of the view that 30 days' notice be issued to the project Proponent.

The case was taken up in 186<sup>th</sup> meeting of SEAC held on 14.08.2019 but the PP requested in writing for the deferment of the case which was considered and acceded by the SEAC

Thereafter, the case was taken up in 193<sup>rd</sup> meeting of SEAC, Haryana held on 24.12.2019. The PP presented the case before the committee and after detailed discussion the committee decided to defer the case for want of further discussion in view of the earlier proceedings of the SEAC committee.

Then, the case was taken up in 207<sup>th</sup> meeting of SEAC Haryana held on 16.12.2020 but the PP and the consultant requested in writing vide letter dated 14.12.2020 to defer the case. The SEAC deliberated that as the case is pending since long but on the request of PP the committee acceded the request and decided to defer the case for the last time and also conveyed that the next time decision will be taken according to MoEF&CC notification dated 18.11.2020

Thereafter , the case was taken up in 212<sup>th</sup> meeting of SEAC held on 25.03.2021.The PP attended the meeting and the Discussion was held on the point no. 2(e) of MoEF&CC OM dated 18.11.2020 i.e.

*"In case a Project Proponent or his consultant did not attend the meeting or does not reply to the queries raised for more than six month, the MS should write to the Regional Office of the Ministry to carry out a site inspection so as to check if construction/operation of the project has started".*

It was deliberated that in the above project received on dated 20.11.2012 and in spite of taking up in various meeting of SEAC no reply has been received even after lapse of more than six months and the committee unanimously decided to send the case to SEIAA and recommended that in accordance in the MoEF& CC OM Dated 18.11.2020, the MS should

write to the Regional Office of the Ministry to carry out a site inspection so as to check if construction/operation of the project has started.

The recommendation of SEAC was considered in the 128<sup>th</sup> Meeting of SEIAA held on 26.05.2021 and after going through the communication from MOEF & CC, GOI OM dated 18.11.2020; so, it has been revealed that guidelines of EAC at Ministry Level. Hence, it is decided that the case be sent back to SEAC for getting the project inspected by their members and take a final view after that.

Thereafter, the case was taken up in 217<sup>th</sup> meeting of SEAC held on 20.07.2021. The discussion was held on the MoEF Notification 18.11.2020 and the decision of SEIAA in its meeting regarding the projects to be get inspected by the members of SEAC. As per the orders of SEIAA vide its 128<sup>th</sup> MOM dated 26.05.2021. A Committee was formed comprising of the following:-

1. Sh. S.N. Mishra , Member SEAC
2. Sh. Hitender Kumar, Member SEAC

The Committee shall visit the project site and submit the report regarding the status of the project in view of the details as mentioned above within 30 days positively.

The case was again taken up in 231<sup>st</sup> meeting and was deferred as the sub-committee conveyed that some more time is required to submit the report of site inspection.

**231.15 EC for proposed commercial project (Part-II) at Village Daulatabad, Sector-106, Gurgaon- Manesar Urban Complex by M/s Magic Eye Developers Pvt.Ltd,**

**Project Proponent: Not Present**  
**Consultant: Not Present**

The Project was submitted to the SEIAA, Haryana vide online Proposal No. SIA/HR/MIS/143472/2020 dated 26.05.2020 for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006.

The case was taken up in 204<sup>th</sup> meeting of SEAC Haryana held on 30.08.2020 but the PP requested for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 207<sup>th</sup> meeting of SEAC held on 16.12.2020 but the PP requested vide letter dated 14.12.2020 for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 212<sup>th</sup> meeting of SEAC on 26.03.2021. The PP attended the meeting and the Discussion was held on the point no. 2(e) of MoEF &CC OM dated 18.11.2020 i.e.

*“In case a Project Proponent or his consultant did not attend the meeting or does not reply to the queries raised for more than six month, the MS should write to the Regional Office of the Ministry to carry out a site inspection so as to check if construction/operation of the project has started”.*

It was deliberated that in the above project received on dated 26.05.2020 and in spite of taking up in various meeting of SEAC no reply has been received even after lapse of more than

**231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**

six months and the committee unanimously decided to send the case to SEIAA and recommended that in accordance in the MoEF&CC OM Dated 18.11.2020, the Member Secretary should write to the Regional Office of the Ministry to carry out a site inspection so as to check if construction/operation of the project has started.

The recommendation of SEAC was considered in the 128<sup>th</sup> Meeting of SEIAA held on 26.05.2021 and after going through the communication from MOEF & CC, GOI OM dated 18.11.2020; so, it has been revealed that guidelines of EAC at Ministry Level. Hence, it is decided that the case be sent back to SEAC for getting the project inspected by their members and take a final view after that.

Thereafter, the case was taken up in 217<sup>th</sup> meeting of SEAC held on 20.07.2021. The discussion was held on the MoEF Notification 18.11.2020 and the decision of SEIAA in its meeting regarding the projects to be get inspected by the members of SEAC. As per the orders of SEIAA vide its 128<sup>th</sup> MOM dated 26.05.2021. A Committee was formed comprising of the following:-

1. Sh. S.N. Mishra , Member SEAC
2. Sh. Vivek Saxena, Member SEAC

The Committee shall visit the project site and submit the report regarding the status of the project in view of the details as mentioned above within 30 days positively.

The case was again taken up in 231<sup>st</sup> meeting and was deferred as the sub-committee conveyed that some more time is required to submit the report of site inspection.

**231.16 EC for Expansion of Proposed Ploted Residential colony, Revenue Estate, Village Rohtak Sector-37, Rohtak, Haryana by M/s One Point Realty Pvt. Ltd.**

**Project Proponent: Not Present**  
**Consultant: Not Present**

The recommendation of SEAC was considered in 126<sup>th</sup> meeting of SEIAA held on 11.12.2020; the Authority decided to agree with the recommendation of SEAC. Accordingly, a letter was written to Regional Office, MoEF & CC, Gol, Chandigarh to conduct site visit of the Project but no response has been received so far.

The matter was taken up in 127<sup>th</sup> meeting of SEIAA held on 17.03.2021; after deliberations the Authority decided that reminder letter should be written to Regional Office, MOEF & CC, GOI, Chandigarh by Member Secretary, SEIAA on behalf of Authority for expediting the Report.

The case was again considered in the 128<sup>th</sup> Meeting of SEIAA held on 26.05.2021 and after going through the communication from MOEF & CC, GOI OM dated 18.11.2020; so, it has been revealed that guidelines of EAC at Ministry Level. Hence, it is decided that the case be sent back to SEAC for getting the project inspected by their members and take a final view after that.

**231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**

Thereafter, the case was taken up in 217<sup>th</sup> meeting of SEAC held on 20.07.2021. The discussion was held on the MoEF Notification 18.11.2020 and the decision of SEIAA in its meeting regarding the projects to be get inspected by the members of SEAC. As per the orders of SEIAA vide its 128<sup>th</sup> MOM dated 26.05.2021. A Committee was formed comprising of the following:-

1. Sh. Prabhakar Verma, Member SEAC
2. Sh. Mehar Chand, Member SEAC

The Committee shall visit the project site and submit the report regarding the status of the project in view of the details as mentioned above within 30 days positively.

The case was again taken up in 231<sup>st</sup> meeting and was deferred as the sub-committee conveyed that some more time is required to submit the report of site inspection.

**231.17 EC for construction of “Group Housing Colony” at Sector-63, Kundli, Sonapat, Haryana by M/s Regards Developers Pvt. Ltd.**

**Project Proponent: Not Present**  
**Consultant: Not Present**

The recommendation of SEAC was considered in 126<sup>th</sup> meeting of SEIAA held on 11.12.2020; the Authority decided to agree with the recommendation of SEAC. Accordingly, a letter was written to Regional Office, MoEF & CC, Gol, Chandigarh to conduct site visit of the Project but no response has been received so far.

The matter was taken up in 127<sup>th</sup> meeting of SEIAA held on 17.03.2021; after deliberations the Authority decided that reminder letter should be written to Regional Office, MOEF & CC, GOI, Chandigarh by Member Secretary, SEIAA on behalf of Authority for expediting the Report.

The case was again considered in the 128<sup>th</sup> Meeting of SEIAA held on 26.05.2021 and after going through the communication from MOEF & CC, GOI OM dated 18.11.2020; so, it has been revealed that guidelines of EAC at Ministry Level. Hence, it is decided that the case be sent back to SEAC for getting the project inspected by their members and take a final view after that.

Thereafter, the case was taken up in 217<sup>th</sup> meeting of SEAC held on 20.07.2021. The discussion was held on the MoEF Notification 18.11.2020 and the decision of SEIAA in its meeting regarding the projects to be get inspected by the members of SEAC. As per the orders of SEIAA vide its 128<sup>th</sup> MOM dated 26.05.2021. A Committee was formed comprising of the following:-

1. Sh. Vivek Saxena , Member SEAC
2. Sh. Prabhakar Verma, Member SEAC

The Committee shall visit the project site and submit the report regarding the status of the project in view of the details as mentioned above within 30 days positively.



The case was again taken up in 231<sup>st</sup> meeting and was deferred as the sub-committee conveyed that some more time is required to submit the report of site inspection.

**231.18 EC for the project "Auria" Group Housing Colony measuring land area of 11.925 Acres at Sector 88, Faridabad, Haryana by M/s RPS Infrastructure Ltd.**

**Project Proponent : Mr. Rajesh Dua**  
**Consultant : Perfect Enviro**

The project proponent submitted the case to the SEIAA vide on line proposal no. SIA/HR/MIS/221964/2021 vide letter 12.08.2021 dated as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under category 8(a) of EIA Notification dated 14.09.2006.

The case was taken up in 220<sup>th</sup> meeting of SEAC held on 30.08.2021. The PP presented the case before the committee. The discussion was held on CTE/CTO/OC, Mosaic Plan, status of construction etc. and certain observations were raised as following:-

1. The PP shall submit the duly signed self- contained note by PP and consultant
2. The PP shall submit the CTE/CTO/OC
3. The PP shall submit the Mosaic plan
4. The PP shall submit the status of construction
5. The PP shall submit the affidavit that no violation has been carried out at the project site and no construction has been carried out after the expiry of the validity of EC
6. The PP shall submit the details of approved zoning plan whether zoning for 12 acres is separate from 30acres or has combined zoning plan.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

Thereafter, the case was taken up in 221<sup>st</sup> meeting of SEAC held on 29.09.2021 but the PP requested for the deferment of the case which was considered and acceded by the SEAC.

The case was taken up in 227<sup>th</sup> meeting of SEAC held on 30.11.2021. The PP and consultant requested vide letter dated 30.11.2021 to defer the case for next meeting of SEAC and their request was considered and acceded by the SEAC

The case was again taken up in 231<sup>th</sup> meeting of SEAC held on 30.11.2021. The PP presented the case before the committee

- The project "Auria" Group Housing Colony measuring land area of 11.925 Acres at Village Baselva & Palwali, Sector-88, Faridabad Haryana will be developed by M/s RPS Infrastructure Ltd.
- The land was licensed by DTCP vide License no.124 of 2008 dated 16-06-2008 to (1) M/s Sudarshan Buildtech Pvt. Ltd., (2) Sh.Chhidda Singh S/o Late Sh. Tola Ram and (3) Sh.Suraj Pal Singh, Bharat Pal Singh, Kiran Pal Singh, all sons of Sh. Chhida Singh, RPS Infrastructure Ltd. for the development of Group Housing over a plot area of 30.268Acre.

- Environmental Clearance was granted to the project vide letter DEH / 09/ SEIAA-/287 dated 04.05.2009 for Plot area of 1,22,490m<sup>2</sup> (30.268Acre), built up area of 2,87,497m<sup>2</sup> for the development of a Group Housing colony. Partial construction with an existing built up of 54,184.57m<sup>2</sup> has already been done within the validity of EC. Later on transfer of licence order was granted for an area 16.925 Acres in favour of RPS Infrastructure Ltd on 20.03.2014.
- After that License No.01 of 2021 dated 21.01.2021 has been granted under the Haryana Development and Regulation of Urban Areas Act 1975 & the Rules 1976 made there under to RPS Infrastructure Ltd. for setting up of Affordable Group Housing colony over an area measuring 5.0062acres (under migration from Licence no.124 of 2008 dated 14.06.2008 granted for Group Housing Colony over an area measuring 30.268acre) falling in the revenue estate Village Palwali, Sector-88, District-Faridabad under migration policy of Affordable housing from License No.124 of 2008.

### Chronology

S.No.	Event of Chronology	Land Area	In favour
1	The land was licensed by DTCP vide License no. 124 of 2008 dated 16-06-2008	30.268 Acres.	M/s Sudarshan Buildtech Pvt. Ltd., (2) Sh. Chhidda Singh S/o Late Sh. Tola Ram and (3) Sh. Suraj Pal Singh, Bharat Pal Singh, Kiran Pal Singh, all sons of Sh. Chhida Singh, RPS Infrastructure Ltd. <b>Copy of the same is placed on record</b>
2	Environmental Clearance was granted to the project vide letter DEH/09/SEIAA-/287 Dated 04.05.2009	Plot area (30.268 Acre), built-up area of 2,87,497 m <sup>2</sup> <b>Copy of the same is placed on record</b>	
3	Building Plan Approval on 26.11.2009	30.268 Acres	M/s Sudarshan Buildtech Pvt. Ltd., (2) Sh. Chhidda Singh S/o Late Sh. Tola Ram and (3) Sh. Suraj Pal Singh, Bharat Pal Singh, Kiran Pal Singh, all sons of Sh. Chhida Singh, RPS Infrastructure Ltd.
4	Later on transfer of licence or der was granted in favour of RPS Infrastructure Ltd on 20.03.2014.	16.925 Acres	M/s RPS infrastructure pvt. Ltd <b>Copy of the same placed on record</b>
5	Building Plan Sanction on 11.08.2015	For 30.268 Acres (in phase wise manner, for 3 phases)	M/s Sudarshan Buildtech Pvt. Ltd and others M/s RPS Infrastructure Pvt. Ltd <b>Copy of the same placed on record</b>

6	Order dated 15.07.19 -by the Directorate of Town and Country planning.	Area admeasuring 13.43 Acres	Separate development right given to Sudarshan Buildtech as developer by Directorate of Town and Country planning vide Order dated 15.07.19 <b>Copy of the same placed on record</b>
7	Order dated 11.12.2020 Copy of development rights has been given by Town and Country planning.	Area admeasuring 6.126 Acres out of 13.43 Acres	Separate Development rights in favour of Bharat Pal Singh by Town and Country planning vide Order dated 11.12.2020. <b>Copy of the same placed on record</b>
8	License No. 01 of 2021 under migration policy of Affordable housing from License No. 124 of 2008.	Area admeasuring 5.0 Acres	M/s RPS Infrastructure Pvt. Ltd (sold to Ms Emerald MDPS LLP) separate EC will be taken by them.
9	Land area admeasuring 5.0062 acres has been migrated to affordable Group housing colony under license no 01 of 2021 dated 19.01.2021 order dated 21.01.2021	Area admeasuring 5.0 Acres	<b>Copy of the same placed on record</b>

- Now, As per the order dated 21.01.2021 Land area d measuring 5.0062 acres has been migrated to affordable Group housing colony under license no 01 of 2021 dated 19.01.2021. Rest land remains 25.626 Acres as per revised land schedule.
- After that, Project received Building Plan approval from DTCP vide memo no.ZP-471-JD(B)-2009/2045 dated 26.11.2009 for an area of 30.268 Acres (License No.124 of 2008 dated 14.06.2008).
- Then, the Project received Building Plan approval from DTCP vide memo no.ZP-471-SD(DK)-2015/14864 dated 11.08.2015 For 30.268 Acres (in phase wise manner, for 3 phases i.e.Phase I-16.925 acres, Phase II-7.712 acres & Phase III-5.631 acres).
- Out of total land 30.268 acres, an area measuring 16.925 acres is owned by RPS infrastructure ltd .and balance 13.43 acres is owned by Sudarshan Buildtech pvt. Ltd. & other individual plot owners as developer by DTCP vide order dated 15.07.2019.
- Then, an order dated 11.12.2020. Ensures development rights in favour of Bharat Pal Singh by Town and Country planning for an area measuring 6.126 Acres Out of total area 30.268 acres.

The details of the project, as per the documents submitted by the project proponent and also as informed during the presentation in the meeting are as under:-

**Table 1: Basic details**

Name of the Project: "Auria" Group Housing Colony measuring land area of 11.925 acres at Sector- 88 Village- Baselva & Palwali, Tehsil- Faridabad, District- Faridabad, Haryana by M/s RPS Infrastructure Ltd.		
Sr. No.	Particulars	
1.	Online Proposal Number	SIAHR/MIS/221964/2021
2.	Latitude	A, NW 28°25'26.07"N B, NE 28°25'24.24"N C, SE 28°25'9.98"N D, SW 28°25'10.23"N
3.	Longitude	A, NW 77°21'7.34"E B, NE 77°21'18.44"E C, SE 77°21'17.71"E D, SW 77°21'12.57"E
4.	Plot Area	48,258.806 m <sup>2</sup> (11.925 Acre)
5.	Net Plot Area	-
6.	Proposed Ground Coverage	7,979.91 m <sup>2</sup>
7.	Proposed FAR	84,373.68 m <sup>2</sup>
8.	Non FAR Area	30,531.90 m <sup>2</sup>
9.	Total Built Up area	114,905.58 m <sup>2</sup>
10.	Total Green Area with %	9675.0 m <sup>2</sup> (20 %)
11.	Rain Water Harvesting Pits (with size)	12 no., 08 pits of single bore (Out of which 05 no. already constructed & 03 no. will be constructed) + 04 pits of dual bore. single bore Pit : Dia- 4.5 m & Depth- 4 m Dual Bore pit : Dia- 4 m & Depth- 4 m
12.	STP Capacity	470 KLD
13.	Total Parking	1050 ECS
14.	Organic Waste Converter	2 No.
15.	Maximum Height of the Building (m)	44.975 m upto terrace level & 51.50 upto mummy level
16.	Power Requirement	3010.39 kW
17.	Power Backup	3 Nos (2 x 1010 & 1 x 750 KVA)
18.	Total Water Requirement	616 KLD
19.	Domestic Water Requirement	356 KLD
20.	Fresh Water Requirement	356 KLD
21.	Treated Water reuse	260 KLD
22.	Waste Water Generated	395 KLD
23.	Solid Waste Generated	2,548 kg/day
24.	Biodegradable Waste	1,538 kg/day
25.	Number of Towers	6 No.
26.	Dwelling Units/ EWS	DU- 696 No. EWS- 124 No.
27.	Basement	1 level
28.	Community Center	-
29.	Stories	1B+G+14
30.	R+U Value of Material used (Glass)	Single glazing glass will be used
	Total	i) Land Cost

31.	Cost of the project:	ii) Construction Cost	Total Cost - 249 cr.
32.	CER		11 Lakhs
33.	EMP Budget		Capital Cost- 264 Lakhs Recurring Cost- Rs 18 lakhs /year
34.	Incremental Load in respect of:	i) PM 2.5	0.119 ( $\mu\text{g}/\text{m}^3$ )
		ii) PM 10	0.198 ( $\mu\text{g}/\text{m}^3$ )
		iii) SO <sub>2</sub>	0.278 ( $\mu\text{g}/\text{m}^3$ )
		iv) NO <sub>2</sub>	0.436 ( $\mu\text{g}/\text{m}^3$ )
		v) CO	0.004 ( $\mu\text{g}/\text{m}^3$ )
35.	Construction Phase:	i) Power Back-up	2 x 125 kVA
		ii) Water Requirement & Source	Source : STP treated Water Requirement :14 KLD
		iii) STP (Modular)	The waste water generated will be treated in Mobile STP.
		iv) Anti-Smoke Gun	Will be installed.

Table 2: Environment Management Plan : **Capital Expenditure**

S. No.	Description	Already spent (Rs Lakhs)	Proposed to be spent (Rs Lakhs)	Capital Cost (Rs Lakhs)
1	Landscaping	15	30	45
2	Water Management	5	100	105
3	Rain water harvesting	10	10	20
4	Air Management	4.	16	20
5	Solid Waste Management	-	24	24
6	Miscellaneous	2	3	5
7	Social Activities	4	11	15
8	Anti smog Gun during construction phase for dust suppression	-	24	24
9	Wildlife activity Plan	-	6	6
	Total	40	224	264 lakhs

**Table 3: Recurring Cost**

S. No.	Description	Recurring Cost (Rs Lakhs/year)
1	Landscaping	4
2	Water Management	5
3	Rain water harvesting	1
4	Air Management	2
5	Solid Waste Management	2
6	Miscellaneous	2

7	Environment Monitoring	2
	Total	Rs 18 lakhs /year

Table 4: Construction status:

S.no.	Component	Construction status
1	TOWER- 1 B+G+14	G+4 floor structure completed & Brick work partly done up to Third floor
2	TOWER- 2 B+G+14	Structure & Brickwork and external plaster completed
3	TOWER- 3 B+G+14	G+3 floor structure completed Brick work partly done up to Second floor
4	TOWER- 4 B+G+14	Structure & Brickwork and external plaster completed
5	TOWER- 5 B+G+14	G+1 floor structure completed Brick work partly done up to Ground floor
6	TOWER- 6 B+G+14	Structure & Brickwork completed. and external plaster partly done
S.no.	Component	Construction status
7	EWS	4 Blocks (16 DU's) Ground floor structure completed
8	Commercial area	Structure & plaster completed
9	Recreational area	Structure completed.
10	Nursery School	Vacant Plot
11	Primary School	Completed.
12	Guard Rooms	Partly done
13	STP	Excavation work partly done

14	RWH	5 nos RWH pit structure partly done
15	OWC	yet to be installed
16	DG	Yet to be installed
17	Internal Road	Partly done
18	Green area development	Partly done
19	Servant unit	Done

The discussion was held on Miyawaki Forest, Revnue Rasta, revised population, water calculations, court cases, solid waste management, C& D Waste details, RWH, STP, distance of wildlife from the project site, building plan, water assurance, elevation plan, Traffic circulation plan, Parking plan, Aravali NOC, Geo technical report etc. and certain observations were raised as following:-

1. The PP shall submit self contained note mentioning the details along with chronology since earlier EC dated 04.05.2009, status of construction and further developments including partition of land
2. The PP shall submit affidavit regarding the status of construction of 53000 sqm in reference to the sanctioned built up area in EC dated 04.05.2009
3. The PP shall submit the original building plans approved in 2009
4. The PP shall submit the revised RWH
5. The PP shall submit details of bifurcation of approved building plans in 4 portions as discussed in relation to built up area sanctioned in EC 2009.
6. The PP shall submit revised population and self contained note along with undertaking on the population proposed for the project
7. The PP shall submit mosaic plan for the existing and further expansion proposed in fresh EC
8. The PP shall submit certified compliance report of earlier EC
9. The PP shall submit the details of STP
10. The PP shall submit Geo technical report
11. The PP shall submit the Key plan of sampling locations, primary micromet data, DG/Vehicular emissions data, DAT files (input and output).Isoplethsvis a vis wind rose diagram.
12. The PP shall submit contour plans viz-a-viz levels
13. The PP shall submit Green Plan along with 10% provision of Miyawaki forest
14. The PP shall submit ECBC Compliance
15. The PP shall submit wildlife activity plan

16. The PP shall submit revised water calculation along with self contained note
17. The PP shall submit revised RWH Calculation @90mm of rainfall intensity
18. The PP shall submit audited report of earlier CER and undertaking regarding the carry forward unspent CER amount
19. The PP shall submit revised EMP details
20. The PP shall submit the JAMA BANDI record of land details

The documents were placed before the committee. The Committee deliberated on the requirement of Aravali NOC from the Competent Authority for the project and it was discussed that as the project is existing project and PP is constructing the left over plots. Therefore, the committee took the view that it does not require Aravali NOC and forward the case to SEIAA. The committee after discussion considered the reply and rated this project with “**Gold Rating**” and was of the unanimous view that this case for granting Environmental Clearance under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India should be recommended to the SEIAA with the following specific and general stipulations:

**A. Specific conditions:-**

1. Sewage shall be treated in the modular STP based latest Technology to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening
2. The PP shall spent Rs.6 Lakhs on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan
3. The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
4. The PP shall ensure that total 2% of the cost of project shall be spent on EMP Budget. However, the amount and component shown in EMP table above shall also be included for the purpose of 2% amount. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell as per documents submitted.
5. The PP shall not carry out any construct above and below revenue rasta if passing through the project and ensure that permission of the competent authority shall be obtained before carry out any construction above or below the revnue rasta. The PP shall put notice board on the revenue rasta for the passer byes.
6. The project proponent shall upload the status of compliance of the basic details (given in above tables), stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
7. The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
8. Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to solid waste dumping site through authorized vender.



9. Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habilitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
10. No tree cutting has been proposed in the instant project. A minimum of 1 tree for every 80sqm of land should be planted and maintained. The Existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. As proposed 9675.0 m<sup>2</sup> (20 %) shall be provided for Green Area development for whole project, excluding plot areas.
11. The Project Proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
12. Consent to establish/operate for the project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
13. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightening etc.
14. The PP shall obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
15. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon footprint. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the So2 load by 30% if HSD is used. The DG sets will be operated for maximum 04 hours during power failure through Executing Agency
16. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
17. The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
18. The PP shall obtain the permission regarding withdrawal of ground water, if any from HWRA/CGWA before the start of the project and also obtained the CTO from HSPCB after the approval from HWRA/CGWA.
19. The PP shall carry out the quarterly awareness programs for the stakeholders of the project.
20. 5 Rain water harvesting recharge pits shall be provided in addition to already existing 8 pits for ground water recharging as per the CGWB norms.
21. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 12RWH pits.
22. The PP shall provide the Anti smog gun mounted on vehicle in the project for suppression of dust during construction & operational phase and shall use the treated water, if feasible.
23. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
24. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.

**B. Statutory Compliance:**

- [1] The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority

before commencement of work. All the construction shall be done in accordance with the local building byelaws.

- [2] The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc as per National Building Code including protection measures from lightening etc.
- [3] The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
- [4] The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- [5] The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
- [6] The project proponent shall obtain the necessary permission for drawl of ground water /surface water required for the project from the competent authority.
- [7] A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- [8] All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- [9] The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, the Plastics Waste (Management) Rules, 2016 and Batteries waste (Management Handling Rules 2001 as amended in 2020) shall be followed.
- [10] The project proponent shall follow the ECBC Act/ECBC-Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

#### **I Air Quality Monitoring and Preservation**

- xiii. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- xiv. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
- xv. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM2.5) covering upwind and downwind directions during the construction period.
- xvi. Diesel power generating sets proposed as source of backup power 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 of ultra low sulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board
- xvii. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- xviii. Sand, murrum, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
- xix. Wet jet shall be provided for grinding and stone cutting.
- xx. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.

- xxi. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- xxii. The diesel generator sets to be used during construction phase shall be ultra lowsulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
- xxiii. The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Ultra low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- xxiv. For indoor air quality the ventilation provisions as per National Building Code of India.

## **II Water Quality Monitoring and Preservation**

- xxii. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
- xxiii. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
- xxiv. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA Notification dated 12.12.2018.
- xxv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- xxvi. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
- xxvii. At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.
- xxviii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
- xxix. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
- xxx. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.
- xxxi. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- xxxii. The local bye-law provisions on rain water harvesting should be followed. If local byelaw provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.
- xxxiii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage

capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.

- xxxiv. All recharge should be limited to shallow aquifer.
- xxxv. No ground water shall be used during construction phase of the project.
- xxxvi. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
- xxxvii. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- xxxviii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
- xxxix. No sewage or untreated effluent water would be discharged through storm water drains.
- xl. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
- xli. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
- xlii. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

### **III Noise Monitoring and Prevention**

- iv. Ambient noise levels shall conform to residential area/commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.
- v. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.
- vi. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

### **IV Energy Conservation Measures**

- viii. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency as per ECBC Act, 2017 read with ECBC Rules, 2018 shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC also which is in no case should be less than 25% as prescribed.
- ix. Outdoor and common area lighting shall be LED.
- x. Concept of passive solar design that minimize energy consumption in buildings by

- using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof R & U-values shall be as per ECBC specifications.
- xi. Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.
  - xii. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
  - xiii. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.
  - xiv. The PP will submit report indicating compliance of each parameter of ECBC requirement and submit quantification saving report for each component.

## **V Waste Management**

- xi. A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project shall be obtained.
- xii. Disposal of muck during construction phase shall 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.
- xiii. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- xiv. Organic Waste Converter within the premises with a minimum capacity of 0.5 kg /person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.
- xv. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
- xvi. Any hazardous waste generated during construction phase, shall be disposed of as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
- xvii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials.
- xviii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.
- xix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
- xx. Used 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.

## **VI Green Cover**

- v. No tree can be felled/transplant unless exigencies demand. Where absolutely

necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).

- vi. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.
- vii. Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.
- viii. Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

## **VII Transport**

- iv. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
  - e) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
  - f) Traffic calming measures.
  - g) Proper design of entry and exit points.
  - h) Parking norms as per local regulation.
- v. 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 be operated only during non-peak hours.
- vi. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

## **VIII Human Health Issues**

- vii. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
- viii. For indoor air quality the ventilation provisions as per National Building Code of India.
- ix. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
- x. 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 etc. The housing may be in the form of temporary structures to be removed after the completion of the

- project.
- xi. Occupational health surveillance of the workers shall be done on a regular basis.
  - xii. A First Aid Room shall be provided in the project both during construction and operations of the project.

## **IX Corporate Environment Responsibility**

- v. The project proponent shall comply with the provisions of CER, as applicable.
- vi. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/ conditions. The company shall have defined system of reporting infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/ conditions and/ or shareholders/ stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.
- vii. A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.
- viii. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

## **X Miscellaneous**

- xvii. The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
- xviii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
- xix. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
- xx. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
- xxi. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
- xxii. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- xxiii. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- xxiv. The project proponent shall abide by all the commitments and recommendations

made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.

- xxv. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.
- xxvi. Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance
- xxvii. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.
- xxviii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
- xxix. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
- xxx. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
- xxxi. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
- xxxii. The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.

**231.19 EC for Proposed New Establish 5000 TCD sugar mill crushing capacity at Village Dahar, Tehsil Israna, District Panipat, Haryana by M/s Panipat Cooperative Sugar Mills Limited.**

**Project Proponent : Mr.Sanjeev Sharma**  
**Consultant : SMS Envirocare Ltd.**

The project proponent submitted the case to the SEIAA vide online proposal no. SIA/HR/IND2/63957/2019 dated 22.07.2021 as per check list approved by the SEIAA/SEAC for obtaining EC under category 5(j) of EIA Notification dated 14.09.2006. The TOR was granted vide letter dated 03.10.2019

The case was taken up in 218<sup>th</sup> meeting of SEAC held on 30.07.2021. The PP presented the case before the committee and the discussion was held on machinery installed, status of the project, construction status and decided that the PP shall reply to the following observation before taking up the case for further appraisal.

1. The PP shall submit the list of all the FAE's who were involved in the preparation of proposed report.
2. The PP shall submit the status of construction at the proposed sugar plant
3. The PP shall submit the details of machinery installed and trial run carried out by the PP in violation of EIA Notification 14.09.2006.



Then, the case was taken up in 221<sup>st</sup> meeting of SEAC held on 29.09.2021. The PP and the consultant appeared before the committee and requested for the deferment of the case & asked to submit the written request. The committee acceded the request of PP and thereafter, the PP submitted the request dated 30.09.2021 for deferment.

The case was taken up in 223<sup>rd</sup> meeting of SEAC held on 21.10.2021 but the PP requested for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 227<sup>th</sup> meeting of SEAC held on 30.11.2021 but the PP requested for the deferment of the case vide letter dated 29.11.2021 which was considered and acceded by the SEAC.

Then, the case was taken up in 231<sup>st</sup> meeting of SEAC held on 29.12.2021 but the PP requested for the deferment of the case vide letter dated 29.12.2021 which was considered and acceded by the SEAC.

**231.20 Extension and Amendment in EC of Residential Group Housing Colony at Village Nangalkhurd, Sector 19, District Sonapat, Haryana by M/S TDI infrastructure limited.**

**Project Proponent: Mr.Subodh Saxena**  
**Consultant : Perfect Enviro**

The case was considered in 206<sup>th</sup> & 207<sup>th</sup> meeting of SEAC held on 27.11.2020 & 17.12.2020 recommended to SEIAA for grant of Environment Clearance. Earlier, the EC was granted to the project vide letter No. 1547 dated 24.12.2013 for a Plot Area measuring 43857.73 sqm. The recommendation of SEAC was taken up in the 127<sup>th</sup> meeting of SEIAA held on 17.03.2021; the Authority observed & directed the Project Proponent to explain the following:

- a) Total population is reducing from 4255 to 4239 by 16 in No. and Space for car parking is increasing from 1235 to 1442. While projecting the Incremental Pollution Load, PCU/Hris also undertaken in consideration meaning thereby that "Air Dispersion Modeling" submitted earlier would not stand true in present circumstances. "Line Source" emission is increasing;
- b) Decrease in No. of total units shown (853-841=12) is due to the decrease in Servant units (84- 66=18) other units are increasing from 653-658 & EWS 116-117. As in case of each Dwelling Unit, 5 persons per unit is considered while in case of servant quarters would be max.2;
- c) Population in dwelling units and EWS increasing by 25 and 5 in No. respectively. The decrease in population is shown by decreasing the No. of students (10) in school & 36 in servant quarters (Page No. C-8 & C-9);
- d) On Page No. C-10, PP has forgotten to show the necessary amendments proposed for Water Consumption e.g. Population taken 4013, students and visitors taken 168 and 42 while on previous page C-9/C-8 shows students 160 & visitors 40, only change made is water consumption@111LPCD;
- e) DG cooling 9 KLD, all water would not evaporate what about the residual water?
- f) Water body 5 KL, what are the dimensions & water would be required to replenish the quantity lost in evaporation that is approx.7 mm of the cross-section or exposed area of waterbody;
- g) On Page No. C-15 & C-16, No. of RWH has not been determined;
- h) Project is near completion, should verify the status of conditions of accorded "EC" being complied. Authority observed that there is definite increase in "Pollution Load". Authority directed "Project Proponent" to furnish the relevant environmental studies to determine the "Impact on Environment" with the said

“Amendments”.

After detailed deliberations; the Authority decided to refer back the case to SEAC and asked SEAC to seek reply of above asked observations along with the studies needed to determine the “Incremental Pollution Load” from the project proponent. The same should be duly recommended and appraised to SEIAA.

The point wise reply was submitted to SEAC, Haryana on 09.04.2021. Thereafter, the case was again appraised in the 213<sup>th</sup> SEAC meeting dated 20.04.2021. for re consideration. The Project Proponent and the accredited Consultant made a detailed presentation on the observation of SEIAA on the project and mentioned that:

- a) Total population is reducing from 4255 to 4239 by 16 in No. and Space for car parking is increasing from 1235 to 1442. While projecting the Incremental Pollution Load, PCU/Hr is also undertaken in consideration meaning thereby that “Air Dispersion Modeling” submitted earlier would not stand true in present circumstances. “Line Source” emission is increasing;- The detail of the population calculation and parking is annexed as Annexure II in the reply and the Air dispersion modeling report is annexed as Annexure III.
- b) Decrease in No. of total units shown (853-841=12) is due to the decrease in Servant units (84- 66=18) other units are increasing from 653-658 & EWS 116-117. As in case of each Dwelling Unit, 5 persons per unit is considered while in case of servant quarters would be max. 2;-The details of the population is annexed as Annexure II in the reply
- c) Population in dwelling units & EWS increasing by 25 & 5 in No. respectively. The decrease in population is shown by decreasing the No. of students (10) in school & 36 in servant quarters (Page No. C-8 & C-9);- As per Environmental Clearance granted : No of DU was 653 , hence population was considered @5person per unit i.e. 3265 no and EWS units was 116 , hence population was considered @5 person per unit i.e.580 no

As per Amendment proposed: No of Dwelling units are 658 considering @5 person per unit population will be 3290 and EWS units are 117 , hence population considering population @5 person per unit will be 585 no. Hence there will be difference of 25 no of person in Dwelling Units and 5 no in EWS units. No of Students are decreasing because the area of the schools in revised sanction is decreasing from 840.925 sqm to 800.62 sqm Hence slight decrease in population by 10 no.

- d) On Page No. C-10, PP has forgotten to show the necessary amendments proposed for Water Consumption e.g. Population taken 4013, students & visitors taken 168 & 42 while on previous page C-9/C-8 shows students 160 & visitors 40, only change made is water consumption @111LPCD;- The revised water management & balance is annexed as Annexure II in the reply
- e) DG cooling 9 KLD, all water would not evaporate what about the residual water?- DG cooling water will be 9 KLD app 1 KLD residual water will be generated. That will be evaporated in a Multi Effect evaporator and salt will be collected in HDPE bags and then it will be sent to TSDF site for final disposal. Revised water Balance Diagram is annexed as Annexure II of the reply.
- f) Water body 5 KL, what are the dimensions & water would be required to replenish the quantity lost in evaporation that is approx. 7 mm of the cross-section or exposed area of water body;-Dimension of water body will be 2.0 m x 2.5 m X1.0 m; Surface area of water Body is 5.0 m<sup>2</sup>; Water loss daily from water body =0.007 x 5= 0.035 KLD (35 liter)

- g) On Page No. C-15 & C-16, No. of RWH has not been determined;-Six no rain water harvesting pits will be provided. Detailed rainwater harvesting calculation is annexed as Annexure -V of the reply
- h) Project is near completion, should verify the status of conditions of accorded “EC” being complied.-All the conditions given in the EC are complied with, undertaking in this regard is annexed as VI.

Authority observed that there is a definite increase in “Pollution Load”. Authority directed “Project Proponent” to furnish the relevant environmental studies to determine the “Impact on Environment” with the said “Amendments”.-**There is a slight increase in parking no. Hence Air dispersion modeling has been carried out and predicted incremental load along with the baseline quality is enclosed as Annexure III (placed on record)**

The committee deliberated the reply of observation and again decided by majority to recommend the extension and amendments in the earlier EC issued vide letter no.1547 on dated 24.12.2013 to SEIAA with the additional stipulations as recommended vide MoM of 207<sup>th</sup> minutes of SEAC and other conditions will remain the same as per earlier Environment Clearance no. 1547 dated 24.12.2013.

**The recommendation of SEAC was considered in 128<sup>th</sup> meeting of SEIAA held on 26.05.2021 and the Authority decided to defer this case for the decision after obtaining clarification from MOEF & CC, GOI regarding amendment in Environment Clearance under 8(a) & 8(b) of EIA Notification dated 14.09.2006.**

*Authority in its 129<sup>th</sup> meeting held on 14.10.2021 decided to refer back all these cases to SEAC to take all such cases where there is increase in “Pollution Load” under the “Expansion” category and should be thoroughly studied to ascertain whether the project can be allowed for further expansion or not; considering the incremental pollution load, vehicular activities, increase in power demand or the available public utilities.*

Then, the case was taken up in 228<sup>th</sup> meeting of SEAC held on 03.12.2021.

*The PP submitted the brief note duly signed by PP and consultant*

- *The proposed project is “Extension and Amendment in Environmental Clearance of Residential Group Housing Colony” at village Nangal Khurd, sector-19, District Sonapat, Haryana- 131001 being developed by M/s TDI Infrastructure Ltd.*
- *The land has been allocated by Town & Country Planning, Haryana with License No-70 of 2012 dated 06.07.2012, of Area 10.8375 acres The license is granted in the name of M/s TDI Infrastructure Ltd.*
- *The project has already been granted Environmental Clearance from SEIAA, F. No. SEIAA/HR/2013/1547 dated 24.12.2013 for plot area of 43,857.73 m<sup>2</sup> (10.8375 acre) and Total built-up area of 88,942.33 m<sup>2</sup> to M/s TDI Infrastructure Ltd.*
- *Due to the poor market scenario the project could not be completed in stipulated time. Situation kept on worsening because of covid-19, hoping to recover as and when covid clears out.*
- *The construction has not been completed as per the Environment Clearance granted.hence Extension is requested.*
- *Due to sanctioning of the revised building plan, there will be a decrease from 88,942.33 m<sup>2</sup> to 88,060.39 m<sup>2</sup> on the same plot area.*
- *The total estimated cost of the project of Rs. 100 Crores has now been revised to Rs.*

**231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**

277.83 crores.

- The application for grant of Extension and Amendment in Environmental Clearance was uploaded online on 02.11.2020.
- The case was appraised in the 207th SEAC, Haryana Meeting dated 17.12.2020. It was recommended for Environmental Clearance by SEAC. Thereafter, the case was appraised in 127th SEIAA Haryana meeting dated 17.03.2021. Few queries & observations were raised by SEIAA & it has referred back the project to SEAC.
- The point wise reply was submitted to SEAC, Haryana on 09.04.2021. Thereafter, the case was again appraised in the 213th meeting dated 20.04.2021 and recommended to SEIAA again with additional stipulated conditions.
- The recommendation of SEAC was considered in the 128th meeting of SEIAA held on 26.05.2021 and authorities decided to defer this case for the decision after obtaining clarification from MOEF & GC, GOI regarding amendment in Environment Clearance under 8(a) & 8(b) of EIA Notification dated 14.09.2006.
- In the 129th meeting held on 14.10.2021 decided to refer back all these cases to SEAC to take all such cases where there is increase in "Pollution Load" under the "Expansion" category and should be thoroughly studied to ascertain whether the project can be allowed for further expansion or not; considering the incremental pollution load, vehicular activities, increase in power demand or the available public utilities.
- That there is no increase in pollution load from the Environmental Clearance granted on 24.12.2013 as our built-up area is decreasing from 88942.33 m<sup>2</sup> to 88060 m<sup>2</sup>. Hence we have applied for an amendment in EC. The comparative details of Population & pollution load as per EC and Amendment is given below.

<b>Particulars</b>	<b>Unit</b>	<b>As per EC granted 24.12.2013</b>	<b>As per amendment</b>	<b>Impact</b>
Total Power Load	kVA	8740	8740	No change
No. of DG sets	kVA	1 x 1000 kVA, 1 x 630 kVA	1 x 1000 kVA, 1 x 630 kVA	No change
No. of Rain harvesting pits	-	6	6	No change
Total Water Requirement	KLD	527	527	No change
Total fresh water	KLD	318	318	No change
Wastewater Generation	KLD	391	391	No change
Total treated water	KLD	313	351	Increase
STP Capacity	KLD	510	510	No change
Total solid waste generation	kg/day	2060	1880	Decrease

**Population details:**

<b>Particular</b>	<b>Unit</b>	<b>As per EC granted 24.12.2013</b>	<b>As per amendment</b>	<b>Impact</b>
Dwelling Unit	no.	3265	3290	Increase
EWS	no.	580	585	Increase
servant quarter	no.	168	132	Decrease
<b>Total residents</b>	<b>no.</b>	<b>4013</b>	<b>4007</b>	<b>Decrease</b>

<i>Staff</i>	<i>no.</i>	<i>6</i>	<i>6</i>	<i>No change</i>
<i>Visitors</i>	<i>no.</i>	<i>26</i>	<i>26</i>	<i>No change</i>
<i>commercial</i>	<i>1 person/6 sqm</i>	<i>32</i>	<i>32</i>	<i>No change</i>
<i>student</i>	<i>no.</i>	<i>168</i>	<i>160</i>	<i>Decrease</i>
<i>Visitors</i>	<i>no.</i>	<i>42</i>	<i>40</i>	<i>Decrease</i>
<i>School</i>	<i>1 person/4 sqm</i>	<i>210</i>	<i>200</i>	<i>Decrease</i>
<b><i>TOTAL POPULATION</i></b>		<b><i>4255</i></b>	<b><i>4239</i></b>	<i>Decrease</i>

The discussion was held on brief note submitted by PP and it was decided that

- PP shall submit the affidavit that there is no change in pollution load and if there is having any deviation occurs it will be the solely responsibility of the PP.
- The PP shall submit affidavit mentioning that adequate studies have been carried out to ascertain that there would not be any obstruction or impediment in general traffic in vicinity of the project due to the said expansion of the project
- The PP shall submit affidavit mentioning that the no. of in-bound & out-bound vehicles (\_\_\_PCU/Hr.) and the running hours per day (\_\_\_\_) of DG sets considered while undertaking the studies for evaluating the “Incremental Pollution Load” and those are true to best of our knowledge.
- The PP shall submit affidavit mentioning that the proposed & installed DG sets & fuel to be used would be as per NCAP/GRAP
- The PP shall submit affidavit mentioning that no untreated water would be released inside or outside the project or anywhere; waste water would be treated to tertiary level & would be used with the installation of “Dual plumbing”.
- That there would be no decrease in Green area as stated in Accorded EC
- That before coming to operation, Project Proponent will ensure that all permissions & connections pertaining to Electricity & Sewage discharge are in place
- The PP shall submit the DD in favour of MS SEIAA for the scrutiny fee

The committee decided that the PP shall submit the above said observations in 15 days and their case will be taken up accordingly

Then, the case was taken up in 231<sup>st</sup> meeting of SEAC held on 29.12.2021 but the PP requested for the deferment of the case which was considered and acceded by the SEAC.

**231.21 EC for Project Expansion of Commercial Office Complex “Signature Tower III” at Sector 15 Part-II, Gurugram by M/s Unitech Limited.**

**Project Proponent: Mr.Tarun Bansal**

**Consultant : Perfect Enviro**

The EIA/EMP was submitted to the SEIAA, Haryana under violation vide online Proposal No. SIA/HR/MIS/200374/2021 dated 05.03.2021 for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006.

The case was taken up in 228<sup>th</sup> meeting of SEAC held on 01.12.2021. The PP presented the case before the committee. The PP presented the case before the committee.

- The proposed project is for EC for Project Expansion of Commercial Office Complex “Signature Tower III” at Sector 15 Part-II, Gurugram by M/s Unitech Limited.

- License no. 90-91 of 2010 has been granted in the name of Dr.Anurag Sharma & Others C/o Unitech Ltd. to the project for an area measuring 7.65acres which is valid upto 27.10.2022.
- The PP submitted the copy of DD for Rs. 2.0 lakh in favour of MS, SEIAA
- Zoning plan has been approved vide letter no. 4614 dated 02.05.2014.
- Earlier EC has been granted to the project vide letter no. SEIAA/HR/2012/128 dated 11july 2012.
- Earlier TOR was granted to the project under violation category.
- Sultanpur National Park lies within 9.70km from the project area.

The Discussion was held on green plan, population details ,water calculations, micromat data, analysis report, STP, ECBC, miyawaki forest , R &R report ,CER etc. and certain observations were raised as following:-

1. The PP shall submit the details of prosecution filed by HSPCB in Environment Court, Faridabad.
2. The PP shall submit the Green Plan along with progress of green plan in the earlier EC
3. The PP shall submit the reduced water demand for fresh water from cooling tower through the treated water
4. The PP shall submit the revised population details
5. The PP shall submit the revised water calculations
6. The PP shall certify the location of 3 STP along with their location and dimension of each component
7. The PP shall submit the wildlife activity plan at the distance of sultanpur bird sanctuary 9.70km from the project site
8. The PP shall submit the water air soil noise analysis report
9. The PP shall submit the micromat data, isoplath viz a viz wind rose diagram
10. The PP shall submit the ECBC compliance
11. The PP shall submit the location of RWH pits in the location site
12. The PP shall carry out the comparison of data provided for air pm 2.5 data
13. The PP shall submit the surface water analysis report
14. The PP shall submit the adequacy certification or justification for 450KLD STP
15. The PP shall submit the water balance separately for 3 seasons
16. The PP shall submit the details of fresh water used in water body at the project site
17. The PP shall submit the revised R&R plan, Natural Resource plan and community augmentation plan
18. The PP shall submit the audited report for the earlier CER
19. The PP shall submit the mosaic plan activity wise for approved in EC and under violation
20. The PP shall submit the validity of EC after 2017
21. The PP shall submit the collaboration agreement
22. The PP shall submit the self contained note whether the project was applied under window of violation along with prosecution details under section 15 of EP act 1986
23. The PP shall provide MOU with the hazardous management company for the existing as well a the violation part
24. The PP shall submit the management plan for DG sets in the basement
25. The PP shall submit the reason for installing access capacity of STP in the project
26. The PP shall include the anti smog gun in the R&R plan, miyawaki forest, noise component
27. The PP shall include the component of social economic in the community augmentation

28. The PP shall submit affidavit mentioning that adequate studies have been carried out to ascertain that there would not be any obstruction or impediment in general traffic in vicinity of the project due to the said expansion of the project
29. The PP shall submit affidavit mentioning that the no. of in-bound & out-bound vehicles (\_\_\_ PCU/Hr.) and the running hours per day (\_\_\_\_) of DG sets considered while undertaking the studies for evaluating the “Incremental Pollution Load” and those are true to best of our knowledge.
30. The PP shall submit affidavit mentioning that the proposed & installed DG sets & fuel to be used would be as per NCAP/GRAP
31. The PP shall submit affidavit mentioning that no untreated water would be released inside or outside the project or anywhere; waste water would be treated to tertiary level & would be used with the installation of “Dual plumbing”.
32. The PP shall submit the Revised water balance and include water body and HVAC cooling water requirement and residual water of HVAC. Give old and revised water requirement table separately.
33. The PP shall submit the detailed calculation of population with norms
34. The PP shall submit the comparative table of air quality data for actual collected at site vs HSPCB data
35. The PP shall submit the detailed traffic study of the project
36. The PP shall submit the Population as given 5175 could not be explained by consultant.
37. The PP shall submit the Water calculations/circulation is without HVAC component.
38. The PP shall submit the Natural and community resource Augmentation Plan requires to be revised keeping in view the violation period.
39. The PP shall submit the ECBC compliance with percentage energy savings.
40. The PP shall submit the Surface water testing report without biological data.
41. The PP shall submit the AAQ values especially PM2.5 is on lower side.
42. The PP shall submit the key plan of sampling locations, DG/Vehicular emissions data, primary micromet data, DAT files (input and output), Isopleths vis a vis wind rose diagram.
43. The PP shall submit the Hydraulic design and dimensions of each component of STP s of 145kld 450 KLD and 30 kld using MBR technology indicating retention time, MLSS to be maintained and MLVSS/MLSS ratio.
44. The PP shall submit the Traffic study and incremental load analysis with current status of connecting roads.
45. The PP shall submit the Contour plan indicating level of proposed site in terms of drainage pattern.

The PP submitted the reply of above said observations and the case was again taken up in 231<sup>st</sup> meeting of SEAC held on 29.12.2021. The PP presented the case before the committee.

The details of the project, as per the documents submitted by the project proponent, and also as informed during the presentation in the meeting are as under:-

**Table1: Basic details**

<b>Name of the Project:</b> Expansion of Commercial Office Complex Project “Signature Tower-III” located at Sector 15, Gurugram, Haryana developed by M/s. Unitech Ltd.				
<b>Sr. No.</b>	<b>Particulars</b>	<b>Existing (As per Earlier EC)</b>	<b>Proposed</b>	<b>Total after Expansion</b>
	<b>Online Project Proposal Number</b>	<b>SIA/HR/MIS/226633/2021</b>		

1.	Latitude	28°27'41.78"N		
2.	Longitude	77° 2'54.98"E		
3.	Plot Area	30958.45 m <sup>2</sup> (7.65 Acres)		
4.	Net Plot Area	-		
5.	Proposed Ground Coverage	7,436 m <sup>2</sup>		
6.	Proposed FAR	-	-	54,177 m <sup>2</sup>
7.	Non FAR Area	-	-	51,323
8.	Total Built Up area	86,802 m <sup>2</sup>	-	105,500 m <sup>2</sup>
9.	Total Green Area with Percentage	9356.05 (30.22%)		
10.	Rain Water Harvesting Pits	4 No.	-	6 No.
11.	STP Capacity	250 KLD	-	145 KLD + 450 KLD + 30 KLD
12.	Total Parking	1,122 ECS	-	1,100 ECS
13.	Organic Waste Converter	-	-	1 no. of OWC
14.	Maximum Height of the Building (m)	56.6	-	56.6
15.	Power Requirement	3,800 kW	-	5,283 kW
16.	Power Backup	-	-	5 x 1500 KVA, 1x1010 KVA & 4 x 500 KVA
17.	Total Water Requirement	514	-	476 KLD
18.	Domestic Water Requirement	-	-	120 KLD
19.	Fresh Water Requirement	319	-	130 KLD
20.	Treated Water	195	-	346 KLD
21.	Waste Water Generated	205	-	189 KLD



22.	Solid Waste Generated		1,075	-	1478 Kg/day
23.	Biodegradable Waste		-	-	597 Kg/day
24.	Number of Towers		-	-	4 No.
25.	Dwelling Units/ EWS		-	-	-
26.	Salable Units		-	-	-
27.	Basement		3		4 (3B + LG)
28.	Community Center		-	-	-
29.	Stories		3B + G+12	-	3B + LG + G+12
30.	R+U Value of Material used (Glass)		-	-	-
31.	Total Cost of the project:	i) Land Cost	11.55 Crores	-	190 Crores
		ii) Construction Cost			
32.	CER		-	-	5 lakhs
33.	EMP Cost/Budget		-	-	227 lakhs
34.	Incremental Load in respect of:				
	i) PM 2.5		0.003 µg/m <sup>3</sup>		
	ii) PM 10		0.007 µg/m <sup>3</sup>		
	iii) SO <sub>2</sub>		0.020 µg/m <sup>3</sup>		
	iv) NO <sub>2</sub>		0.050 µg/m <sup>3</sup>		
	v) CO		0.0005 µg/m <sup>3</sup>		
35.	Construction Phase:		i) Power Back-up	500 KVA	
			ii) Water Requirement & Source	Total 12 KLD of water ( 7 KLD tanker/HUDA supply + 5 KLD STP/ HUDA STP). 5 KLD of waste water will be generated	
			ii) STP (Modular)	The wastewater will be disposed of and sent to existing STP of capacity 145 + 450 KLD.	
			iii) Anti-Smoke Gun	Will be installed.	

**Table 2:Construction Status:-**

S. No.	DESCRIPTION	PRESENT STATUS OF CONSTRUCTION
1	Construction status	Tower-A: Structure Completed Tower-B: Structure Completed Tower-C: Structure Completed Tower D: Structure Completed
2	Status of Rain Water Harvesting	6 No. of Pits are already constructed
3	Status of STP	Civil Work done and it is operational. 145 KLD + 450 KLD (already installed)
4	Status of Landscape	Partially developed
5	Status of DG set and stack	2 x 1500 KVA, 1x1010 KVA & 1 x 500 KVA
6	Parking status	1100 ECS already constructed.
7	Internal Finishing works	Yet to be completed

**Table 3:EMP CAPITAL Cost**

S No.	Description	Cost Already spent (Rs. in Lacs)	Cost To be spend (Rs. in Lacs)	Total Cost (Rs. in Lacs)
1	Landscaping	10	40	50
2	Water Management (STP)	80	20	100
3	Rainwater management	12	0	12
4	Air Management	18	2	20
5	Solid Waste Management	5	35	40
6	Social Activities	3	2	5
7	Miscellaneous	0	15	15
	<b>Total</b>	<b>128</b>	<b>99</b>	<b>227</b>

**Table 4:Recurring Cost**

<b>S No.</b>	<b>Description</b>	<b>Total Recurring Cost (Rs In Lacs/ year)</b>
1	Landscaping	3
2	Water Management	2.5
3	Air Management	2
4	Environment Monitoring	1.75
5	Solid Waste Management	3.5
6	Miscellaneous	1
	<b>Total</b>	<b>13.75</b>

The discussion was held on fresh water requirement in cooling tower, treated water, population details, STP dimensions, R&R plan, SOP issued by MOEF &CC , CER, MBBR Technology, Building plan approval etc. and flowing observations were raised

1. The PP shall submit the approved building plans
2. The PP shall submit undertaking for population as per the NBC or approved building plan
3. The PP shall submit dimension of 3 STP
4. The PP shall submit undertaking for using fresh water in water body as treated water not available and same will be used when available
5. The PP shall submit revised remediation plan along with penalty as per the SOP issued by MOEF
6. The PP shall submit undertaking for carry forward of unspent CER
7. The PP shall submit details of modular STP, if provided

The documents were placed before the committee and committee after discussion considered the reply.

- The PP submitted the letter of HSPCB wherein administrative approval has been granted for prosecution vide letter dated 18.11.2021.
- The PP submitted the remediation plan and natural augmentation plan as given below:-

**Table 5: Remediation Plan and Cost**

Remediation Plan and Cost									
S. No	Environmental Component	Remediation Proposed	Further Remarks	Rate	Quantity	Total Cost	Year I	Year II	Year III
1	Air Environment	Installation of Antismog Gun consultation with local municipality for dust suppression in the on NH 8 (Delhi Gurgaon expressway) or Mehrauli Road (16 M wide)	will be used to reduce the air pollution in near by area in peak pollution time	₹300,000	1	₹300,000	₹300,000	₹0	₹0
		Installation of Sprinkler system in Saini Khera village in consultation with Panchayat	Sprinkler- 2 no. @ Rs. 1000/per pc	₹1,500	2	₹3,000	₹3,000	₹0	₹0
		<b>TOTAL COST</b>			-		<b>₹303,000</b>	<b>₹303,000</b>	<b>₹0</b>
2	Water Environment	Procurement RO Plant & installation in Govt. Primary school sector 14 in consultation with Panchayat	RO Plant-1 no. (1000 LPH) @ 2,00,000/ per unit	₹200,000	1	₹200,000		₹200,000	
		Installation of	Rs. 5000/ per plant	₹5,000	1	₹5,000		₹5,000	
		<b>TOTAL COST</b>					<b>₹205,000</b>	<b>₹0</b>	<b>₹205,000</b>
3	Soil Environment	Land reclamation of nearby area	Park Development in consideration with Municipal Corporation Gurgaon in Silokhera Village	₹500,000	1	₹500,000	₹0	₹250,000	₹250,000

			<b>TOTAL COST</b>			<b>₹500,000</b>	<b>₹0</b>	<b>₹250,000</b>	<b>₹250,000</b>
4	Waste Management	Organic Waste Converter	OWC installation of capacity 500 kg/day in consideration with Municipal Corporation Gurgaon	₹1,000,000	1	₹1,000,000	₹0	₹1,000,000	₹0
			<b>TOTAL COST</b>			<b>₹1,000,000</b>	<b>₹0</b>	<b>₹1,000,000</b>	<b>₹0</b>
	Noise Environment	Awareness program for Noise in Silohera & Saini Khera village	100,000	-	-	₹100,000	₹0	₹50,000	₹50,000
			<b>TOTAL COST</b>			<b>₹100,000</b>	<b>₹0</b>	<b>₹50,000</b>	<b>₹50,000</b>
6	Ecological Environment	Miyawaki Plantation in consultation with Municipal Corporation of Gurgaon	A dense forest patch will be developed	₹750,000	-	₹750,000	₹250,000	₹250,000	₹250,000
			<b>TOTAL COST</b>			<b>₹750,000</b>	<b>₹250,000</b>	<b>₹250,000</b>	<b>₹250,000</b>
<b>COST OF REMEDIATION</b>						<b>₹2,858,000</b>	<b>₹553,000</b>	<b>₹1,755,000</b>	<b>₹550,000</b>

#### Natural Resource & Community Resource Augmentation Plan & Budgetary Provision

S.No.	Component	Activity Proposed	Further Remarks	Rate	Quantity	Total Cost	Year I	Year II	Year III
1	Natural Augmentation	Providing Solar Lighting in the village area	Solar Provision	₹100,000	5	₹500,000	₹166,667	₹166,667	₹166,667
			<b>TOTAL COST</b>			<b>₹500,000</b>	<b>₹166,667</b>	<b>₹166,667</b>	<b>₹166,667</b>
2	Community Welfare (Final score: 0.1) i.e. 5% of total damage	Construction of sanitation facilities	8 number of toilets will be provided (in schools and road side)	₹50,000	8	₹400,000	₹133,333	₹133,333	₹133,333

		20 computers @ Rs 30,000 per Pc	₹30,000	20	₹600,000	₹200,000	₹200,000	₹200,000	₹200,000
	Providing Computers in the schools	<b>TOTAL COST</b>			<b>₹1,000,000</b>	<b>₹333,333</b>	<b>₹333,333</b>	<b>₹333,333</b>	<b>₹333,333</b>
<b>COST OF NATURAL AUGMENTATION AND COMMUNITY</b>					<b>₹1,500,000</b>	<b>₹500,000</b>	<b>₹500,000</b>	<b>₹500,000</b>	<b>₹500,000</b>

### Cost Summary

S.No.	ITEM		Total Cost	Year I	Year II	Year III
1	Cost on remediation plan based on damage assessment due to violation	<b>Total cost (in Lakhs)</b>	₹2,541,000	₹239,000	₹1,716,000	₹586,000
1	Cost on remediation plan based on damage assessment due to violation		₹28.58	₹2,858,000	₹553,000	₹1,755,000
2	Natural Resource	₹5.00	₹500,000	₹166,667	₹166,667	₹166,667
3	Community Resources Augmentation plan	₹10.00	₹1,000,000	₹333,333	₹333,333	₹333,333
<b>TOTAL COST TO BE SPENT</b>		<b>₹43.58</b>	<b>₹4,358,000</b>	<b>₹1,053,000</b>	<b>₹2,255,000</b>	<b>₹1,050,000</b>

**Total Summarised Cost on Environmental Damage, Natural resource, community augmentation ( % contribution w.r.t. Project cost for violation area)**

S.No.	Particular	Cost in INR (lacs)	% of total project cost	Timeline
	Total Project Cost	19000		
	Project Cost for Violation area	2400	100.00	
1	Cost on Remediation of Environmental damages	₹28.58	1.19	In 3 years
2	Cost towards Natural Resource augmentation	₹5.00	0.21	In 3 years
3	Cost towards Community Resource augmentation	₹10.00	0.42	In 3 years
<b>Total Damage Cost</b>		<b>₹43.58</b>	<b>1.82</b>	

After detailed deliberations the Committee decided to recommend to SEIAA for grant of Environmental Clearance under violation category of EIA Notification dated 14.09.2006 issued by the Ministry of Environment and Forest, Government of India subject to the following specific conditions in addition to all standard conditions applicable for such projects:

**A. Specific conditions:-**

1. SEAC recommended for an amount of Rs. ₹43.58 lakhs towards Remediation plan and Natural and Community Resource Augmentation plan to be spend within a span of three years. The details are given below.
2. Total budgetary provision with respect to Remediation plan and Natural & Community Resource Augmentation plan is rupees ₹43.58 lakhs Therefore, project proponent shall be required to submit a bank guarantee of an amount of Rupees ₹43.58 lakhs towards Remediation plan and Natural and Community Resource Augmentation plan with the Haryana State Pollution Control Board prior to the grant of EC.
3. Remediation plan shall be completed in 3 years whereas bank guarantee shall be for 5 years. The bank guarantee shall be released after successful implementation of the EMP, followed by recommendations of the SEAC and approval of the regulatory authority/SEIAA.
4. The PP should submit the 6 monthly action taken report on the compliance of environmental conditions to the Regional Officer, MoEF&CC, Haryana State Pollution Control Board and Chairman, SEIAA.
5. The PP shall bear the cost of remedial plan and will be responsible to maintain and manage the same.
6. The PP shall also submit the details of status of development of Green plan, species planted, survival status along with existing trees species wise and also maintain the record date wise along with digital mapping.
7. The PP shall also maintain the record of trees/plants to be planted as per the Remediation plan and Natural and Community Resource Augmentation plan along with digital mapping, latitude, longitude details.
8. The PP shall submit the prosecution details filled by HSPCB in environment court Kurukshetra under EP act, 1986 before the meeting of SEIAA as prosecution has been sanctioned by Chairman, HSPCM vide letter dated 11.08.2021.
9. The PP shall not start construction and development works without getting EC under violation Act/provisions of notification.
10. Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening
11. The PP shall spent Rs. 5Lakhs on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan
12. The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
13. The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
14. Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will

**231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**

include area for segregation, composting. The Inert waste from the project will be sent to dumping site.

15. Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habilitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
16. The PP is required to plant 10 times trees at the project site and compensatory tree plantation will be done @1:10. No tree cutting has been proposed in the instant project. A minimum of 1 tree for every 80sqm of land should be planted and maintained. The Existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. As proposed 9356.05 (30.22%) shall be provided for green area development.
17. The PP shall not carry any construction below the 220KV HT Line passing through the project
18. The Project Proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
19. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon footprint. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the SO<sub>2</sub> load by 30% if HSD is used
20. Consent to establish/operate for the expansion project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
21. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightening etc.
22. The PP shall not carry any construction above or below the Revenue Rasta, if any
23. The PP shall not carry any construction below the HT Line passing through the project, if any.
24. The PP shall obtain the Fire NOC from the Competent Authority before taking occupation of the building.
25. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
26. The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
27. The PP shall obtain the permission regarding withdrawal of ground water from CGWA before the start of the project and also obtained the CTO from HSPCB after the approval from CGWA.
28. The PP shall carry out the quarterly awareness programs for the stakeholders of the commercial colony/project.
29. 2 Rain Water Harvesting pits shall be provided in addition to already provided 4 pits for rainwater usages as per the CGWB norms.
30. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 6 RWH pits
31. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
32. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.



**B. Statutory compliance:**

- [1] The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- [2] The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc as per National Building Code including protection measures from lightening etc.
- [3] The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
- [4] The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- [5] The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
- [6] The project proponent shall obtain the necessary permission for drawl of ground water /surface water required for the project from the competent authority.
- [7] A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- [8] All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- [9] The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.
- [10] The project proponent shall follow the ECBC Act/ECBC-Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

**I Air Quality Monitoring and Preservation**

- i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
- iii. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM25) covering upwind and downwind directions during the construction period.
- iv. Diesel power generating sets proposed as source of backup power 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 of ultra low sulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board
- v. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

- vi. Sand, murrum, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
- vii. Wet jet shall be provided for grinding and stone cutting.
- viii. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- ix. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- x. The diesel generator sets to be used during construction phase shall be ultra low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
- xi. The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Ultra low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- xii. For indoor air quality the ventilation provisions as per National Building Code of India.

## **II Water Quality Monitoring and Preservation**

- i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
- ii. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
- iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA Notification dated 12.12.2018.
- iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
- vi. At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.
- vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
- viii. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
- ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.
- x. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- xi. The local bye-law provisions on rain water harvesting should be followed. If local byelaw provision is not available, adequate provision for storage and recharge

should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.

- xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
- xiii. All recharge should be limited to shallow aquifer.
- xiv. No ground water shall be used during construction phase of the project.
- xv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
- xvi. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- xvii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
- xviii. No sewage or untreated effluent water would be discharged through storm water drains.
- xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
- xx. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
- xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

### **III Noise Monitoring and Prevention**

- i. Ambient noise levels shall conform to residential area/commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.
- ii. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.
- iii. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

### **IV Energy Conservation Measures**

- i. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency as per ECBC Act, 2017 read with ECBC Rules, 2018 shall be ensured.

- Buildings in the States which have notified their own ECBC, shall comply with the State ECBC also which is in no case should be less than 25% as prescribed.
- ii. Outdoor and common area lighting shall be LED.
  - iii. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof R & U-values shall be as per ECBC specifications.
  - iv. Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.
  - v. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
  - vi. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.
  - vii. The PP will submit report indicating compliance of each parameter of ECBC requirement and submit quantification saving report for each component.

## **V Waste Management**

- i. A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project shall be obtained.
- ii. Disposal of muck during construction phase shall 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.
- iii. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- iv. Organic Waste Converter within the premises with a minimum capacity of 0.5 kg /person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.
- v. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
- vi. Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
- vii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials.
- viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.
- ix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
- x. Used 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.

## **VI Green Cover**

- i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
- ii. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.
- iii. Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.
- iv. Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

## **VII Transport**

- i. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
  - a. Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
  - b. Traffic calming measures.
  - c. Proper design of entry and exit points.
  - d. Parking norms as per local regulation.
- ii. 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 be operated only during non-peak hours.
- iii. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

## **VIII Human Health Issues**

- i. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
- ii. For indoor air quality the ventilation provisions as per National Building Code of India.
- iii. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.

- iv. 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 etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
- v. Occupational health surveillance of the workers shall be done on a regular basis.
- vi. A First Aid Room shall be provided in the project both during construction and operations of the project.

## **IX Corporate Environment Responsibility**

- i. The project proponent shall comply with the provisions contained in this Ministry's OM vide F. No. 22-65/2017-IA.III dated 1st May 2018, as applicable, regarding Corporate Environment Responsibility.
- ii. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/ conditions. The company shall have defined system of reporting infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/ conditions and/ or shareholders/ stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.
- iii. A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.
- iv. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

## **X Miscellaneous**

- i. The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
- ii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
- iii. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
- iv. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
- v. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
- vi. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- vii. The project authorities must strictly adhere to the stipulations made by the State

**231<sup>st</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 28.12.2021 and 29.12.2021**

- Pollution Control Board and the State Government.
- viii. The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.
  - ix. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.
  - x. Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance
  - xi. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.
  - xii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
  - xiii. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
  - xiv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
  - xv. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
  - xvi. The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.

**231.22 EC for Expansion of Affordable Group Housing Project located at Revenue Estate of Village Gadauli Khurd, Sector 37 C, Gurugram, Haryana by M/s Renuka Traders Private Limited**

**Project Proponent : Mr. Purushottam**

**Consultant : Oceao Enviro**

The Project was submitted to the SEIAA, Haryana vide online Proposal No. SIA/HR/MIS/200374/2021 dated 05.03.2021 for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006.

The case was taken up in 228<sup>th</sup> meeting of SEAC held on 04.12.2021. The PP presented the case before the committee. The PP presented the case before the committee

- The proposed project is for EC of Affordable Group Housing Project located at Revenue Estate of Village Gadauli Khurd, Sector 37 C, Gurugram, Haryana by M/s Renuka Traders Private Limited
- License no. 15 of 2018 and 09 of 2020 for an area measuring 5acres & 2.53acres has been granted in the name of M/s Renuka Traders Private Limited vide letter dated 13.02.2018 and 09.03.2020 which is valid upto 12.02.2023 and 08.03.2025 respectively.
- Compliance report has been received from MoEF vide letter dated 13.09.2021
- Earlier EC has been granted to the project vide letter dated 20.08.2018.

- CTE has been granted to the project vide letter dated 14.06.2019.
- The Building plans have been approved vide letter dated 12.04.2021 from the competent authority
- The PP submitted the copy of DD for Rs. 2.0 lakh in favour of MS, SEIAA along with affidavits
- The Zoning plan has been approved for an area measuring 7.53 acres vide license no. 9 dated 09.03.2020 from Town and Country Planning Department, Haryana
- Sultanpur sanctuary falls within 9.0 km from the project area

The discussion was held on EMP, CER, water details, Geotechnical studies, FAB,RWH, Green Plan, Aravali NOC, distance of wildlife sanctuary from the project site etc. and certain observations were raised as following as below:-

1. The PP shall submit the revised EMP along with mivya waki forest
2. The PP shall submit the ATR on the Certified compliance report
3. The PP shall submit the audited CER reports
4. The PP shall submit the Geo technical report
5. The PP shall submit the details of the fab technology for STP along with dimension of each component and tertiary treatment
6. The PP shall submit the traffic study indicating the latest data
7. The PP shall submit the double bore RWH pits in the project area
8. The PP shall submit the proof of treated water used for dust suppression during the construction
9. The PP shall submit the revised wildlife activity plan of 30 lac at the sultanpur sanctuary from the project site
10. The PP shall submit the compliance of earlier green plan sanctioned in earlier EC
11. The PP shall submit the exact details of area under expansion along with affidavit
12. The PP shall submit the increase in pollution load with respect to existing project for the expansion part
13. The PP shall submit the mosaic plan activity wise
14. The PP shall submit the parking plan
15. The PP shall submit the location of STP on the plan along with dual plumbing plan
16. The PP shall submit the Aravali NoC for the expansion part
17. The PP shall submit the revised green plan mentioning the plantation in faced manner
18. The PP shall submit the reason for installing 510KLD in the project site
19. The PP shall submit the revised water calculation details
20. The PP shall submit the double bore RWH pits
21. The PP shall submit the storm water management plan
22. The PP shall submit affidavit mentioning that adequate studies have been carried out to ascertain that there would not be any obstruction or impediment in general traffic in vicinity of the project due to the said expansion of the project
23. The PP shall submit affidavit mentioning that the no. of in-bound & out-bound vehicles (\_\_\_\_PCU/Hr.) and the running hours per day (\_\_\_\_) of DG sets considered while undertaking the studies for evaluating the “Incremental Pollution Load” and those are true to best of our knowledge.
24. The PP shall submit affidavit mentioning that the proposed & installed DG sets & fuel to be used would be as per NCAP/GRAP
25. The PP shall submit affidavit mentioning that no untreated water would be released inside or outside the project or anywhere; waste water would be treated to tertiary level & would be used with the installation of “Dual plumbing”.



26. The PP shall submit Revise water balance (Old area- @135 and new area @86 KLD) and give water requirement table for old and new area separately.
27. The PP shall submit RWH calculation @ 90 mm/hr with twin borewell for a new area
28. The PP shall submit Deviation in total plot expansion area in Form I, IA, and conceptual plan
29. The PP shall submit Geo Technical studies of project area.
30. The PP shall submit Traffic study and incremental load analysis with current status of connecting roads.
31. The PP shall submit Hydraulic design and dimensions of each component of revised STP using FAB technology with tertiary treatment facility.
32. The PP shall submit AAQ test reports of three locations of one month period.
33. The PP shall submit the water requirement need to be based on 135LPCD for earlier EC dwelling units and resubmission of revised water, water circulation, STP .
34. The PP shall submit Key plan of sampling locations, primary micromet data, DG/Vehicular emissions data, DAT files (input and output), Isopleths of PM10, PM2.5 ,NO2, SO2 and CO vis a vis wind rose diagram

The PP submitted the reply of above said observations vide letter dated 04.12.2021 and the reply was placed before the committee and committee after deliberation decided that PP shall submit the following documents and will be taken up after the receipt of documents.

The discussion was held on EMP, CER, water details, Geotechnical studies, FAB, RWH, Green Plan, Aravali NOC, distance of wildlife sanctuary from the project site etc. and certain observations were raised as following as below:-

- 1) The PP shall submit the Aravali NoC for the expansion part
- 2) The PP shall submit the revised EMP along with mivya wika forest
- 3) The PP shall submit the audited CER reports
- 4) The PP shall submit the jio technical report
- 5) The PP shall submit the traffic study indicating the latest data
- 6) The PP shall submit the double bore RWH pits in the project area
- 7) The PP shall submit the proof of treated water used for dust suppression during the construction.
- 8) The PP shall submit the compliance of earlier green plan sanctioned in earlier EC

The PP submitted the reply of above said observations. Then, the case was taken up in 231<sup>st</sup> meeting of SEAC held on 29.12.2021. The PP presented the case before the committee.

**Table 1: Construction status**

S. No	Particulates	Construction Status
1)	Built Up Area	45928.60 m <sup>2</sup>
2)	Tower 1	Structure Completed. Some finishing work under process
3)	Tower 2	Structure Completed. Some finishing work under process
4)	Tower 3	Structure Completed. Some finishing work under process

5)	Tower 4	Structure Completed. Some finishing work under process
6)	Tower 5	Structure Completed. Some finishing work under process
7)	Tower 6	Structure Completed. Some finishing work under process
8)	Tower 7	Structure Completed. Some finishing work under process
9)	Tower 8	Structure Completed. Some finishing work under process
10)	Tower 9	Constructed up to plinth level
11)	Tower 10	Constructed up to 1 <sup>st</sup> Floor
12)	Tower 11	Construction started
13)	Tower 12	Proposed Expansion
14)	Tower 13	Proposed Expansion

The details of the project, as per the documents submitted by the project proponent, and also as informed during the presentation in the meeting are as under:-

**Table 2: Basic Details**

<b>Name of the Project:</b> EXPANSION OF AFFORDABLE GROUP HOUSING COLONY, Located at Revenue Estate of Village, Gadauli Khurd, Sector 37-C, Tehsil District Gurugram, Manesar Urban Complex, Haryana by M/S Renuka Traders Pvt. Ltd.				
<b>Sr. No.</b>	<b>Particulars</b>	<b>Existing</b>	<b>Expansion</b>	<b>Total Area (in M<sup>2</sup>)</b>
	<b>Online Project Proposal Number</b>	<b>SIA/HR/MIS/229180/2021</b>		
1.	Latitude	28°26'45.04"N		
2.	Longitude	76°59'3.02"E		
3.	Plot Area	20,100.704 (4.967)	10,377.135 (2.5312)	30,477.84 (7.53)
4.	Net Plot Area	-	-	28,866.464(7.133)
5.	Proposed Ground Coverage	5,089.822	2,618.836	7,708.658
6.	Proposed FAR-Residential Area	43,889.687	18,913.264	62,802.951
7.	Proposed FAR-Commercial Area	1,345.43	2,972.822	4,318.22
8.	Non-FAR Area	5,226.09	5,756.18	10,982.27
9.	Total Built Up area	54,033.654	26,093.489	80,127.143
10.	Total Green Area with Percentage	4,022.15(13.94%)	1,754.03(6.07%)	5,776.18(20.01)
11.	Rain Water Harvesting Pits	5	2	7
12.	STP Capacity	510	-	510 (plus 245 KLD)

13.	Total Parking	716	529	1245	
14.	Organic Waste Converter	-	-	OWC 300	
15.	Maximum Height of the Building (m)	-	-	40 m	
16.	Power Requirement	2515.26	325.74	2841	
17.	Power Backup	-	-	2750 KVA (2X500+1X1000+1X750)	
18.	Total Water Requirement	336.53	130	466.53	
20.	Fresh Water Requirement	211	96	307	
21.	Treated Water	106	34	140	
22.	Waste Water Generated	275	110.8	385.8	
23.	Solid Waste Generated	1,941.398	722.40	2,663.28	
23.	Biodegradable Waste	-	-	1,331.64	
24.	Number of Towers	11	2	13	
25.	Dwelling Units/ EWS	716	276	992	
26.	Salable Units	-	-	-	
27.	Basement	-	-	-	
28.	Community Center	379.636	376.172	755.808	
29.	Stories	-	-	T12& T13(G+18)	
30.	R+U Value of Material used (Glass)	-	-	U = 5.6 W/sq.m K SHGC = 0.42 VLT = 0.56	
31.	Total Cost of the project:	i) Land Cost	97.5 (Crores)	46.5 (Crores)	144 (Crores)
		ii) Construction Cost			
32.	EMP Budget (per year)	iii) Capital Cost	-	93 lakhs 140 lakhs	
		iv) Recurring Cost			
33.	Incremental Load in respect of:	Particulars	Baseline Value	Predicted GLC	Incremental Load
	i) PM 2.5	PM 2.5	75.8	0.32	76.12
	ii) PM 10	PM 10	172.4	1.34	173.74
	vi) SO <sub>2</sub>	SO <sub>2</sub>	17.7	0.48	18.18
	vii) NO <sub>2</sub>	NO <sub>2</sub>	30.6	0.61	31.21
	viii) CO	CO	0.54	0.34	0.88
34.	Status of Construction	45928.60 sq. mtr  Tower 1-8 structure completed Tower 9 construction to plinth level Tower 10 construction up to 1 <sup>st</sup> floor Tower 11 construction just	34198.543 sq. mtr  T12,T13 Proposed Expansion (Construction is yet to be started)	80,127.143sq. mtr	

		started		
35.	Construction Phase:	iv) Power Back-up	2X125KVA	2X125KVA
		v) Water Requirement & Source	Treated water	Treated water
		vi) STP (Modular)	Proposed (Construction is yet to be started)	Proposed (Construction is yet to be started)
		vii) Anti-Smoke Gun	Yes	Yes

**TABLE 3: EMP BUDGET**

Sr. No	During Construction phase			During Operation		
	Description	Capital Cost	Recurring Cost (In Lakhs )	Description	Capital Cost	Recurring Cost (In Lakhs )
1)	Garbage & Debris disposal	0	2	Waste Water Management (Sewage Treatment Plant)	10	30
2)	Green Belt Development (Including Miyawaki Forest)	4.5	3.5	Solid Waste Management (Dust bins & OWC)	1.5	40
3)	Air, Noise, Soil, Water Monitoring	0	2.5	Green Belt Development	12	17
4)	Rainwater harvesting system (2 pits)	8	2.5	Monitoring for Air, Water, Noise & Soil	0	7
5)	Dust Mitigation Measures Including site barricading, water sprinkling and antismog gun	7	3	Rainwater harvesting system	0	5

Sr. No	During Construction phase			During Operation		
	Description	Capital Cost	Recurring Cost (In Lakhs )	Description	Capital Cost	Recurring Cost (In Lakhs )
6)	PPE for workers& Health Care	0	2	DG Sets including stack height and acoustics	18	15
7)	Medical cum First Aid facility (providing medical room & Doctor)	2	2.5	Energy Saving (Solar Panel system)	18	5
8)	Storm Water Management (temporary drains and sedimentation basin)	3	2.5	Providing 05 nos of Desktop in the Government Primary School and 10 no in Government Secondary School in Sector 37 Gurugram	4	0
	<b>Total</b>	<b>29.5</b>	<b>21</b>		<b>63.5</b>	<b>119 3</b>

The PP submitted the affidavit stating that

- The PP shall spent Rs. 30 Lakhs on various wildlife conservation activities like artificial nests on the trees, digging of ponds construction of feeding platforms and awareness and tourism promotion through Environment Management Plan

After detailed deliberations the Committee rated this project with “**Gold Rating**” and was of the unanimous view that this case for granting Environmental Clearance under EIA Notification dated 14.09.2006 issued by the Ministry of Environment and Forest, Government of India should be recommended to the SEIAA with the following specific and general stipulations:

**A. Specific conditions:-**

1. Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The Treated

effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening

2. The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
3. The PP shall spent Rs. 30 Lakhs on various wildlife conservation activities like artificial nests on the trees, digging of ponds construction of feeding platforms and awareness and tourism promotion through Environment Management Plan
4. The PP shall also develop the Miyawaki Forest as proposed in the EMP with the capital cost and maintain the same. The Miyawaki forest shall be developed under the guidance of MD Forest corporation Haryana
5. The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
6. Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to dumping site.
7. Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
8. The PP is required to plant 10 times trees at the project site and compensatory tree plantation will be done @1:10. No tree cutting has been proposed in the instant project. A minimum of 1 tree for every 80sqm of land should be planted and maintained. The Existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. As proposed 5,776.18(20.01) shall be provided for green area development.
9. The Project Proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
10. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon footprint. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the SO<sub>2</sub> load by 30% if HSD is used
11. Consent to establish/operate for the expansion project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
12. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightening etc.

13. The PP shall not carry any construction above or below the Revenue Rasta, if any
14. The PP shall not carry any construction below the HT Line passing through the project, if any.
15. The PP shall obtain the Fire NOC from the Competent Authority before taking occupation of the building.
16. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
17. The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
18. The PP shall obtain the permission regarding withdrawal of ground water from CGWA before the start of the project and also obtained the CTO from HSPCB after the approval from CGWA.
19. The PP shall carry out the quarterly awareness programs for the stakeholders of the commercial colony/project.
20. 2 Rain Water Harvesting pits shall be provided in addition to already provided 5 pits for rainwater usages as per the CGWB norms.
21. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 7 RWH pits
22. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
23. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.

**B. Statutory compliance:**

- [1] The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- [2] The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc as per National Building Code including protection measures from lightening etc.
- [3] The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
- [4] The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- [5] The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
- [6] The project proponent shall obtain the necessary permission for drawl of ground water /surface water required for the project from the competent authority.
- [7] A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- [8] All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- [9] The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.
- [10] The project proponent shall follow the ECBC Act/ECBC-Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

**I Air Quality Monitoring and Preservation**

- xiii. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- xiv. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
- xv. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM25) covering upwind and downwind directions during the construction period.
- xvi. Diesel power generating sets proposed as source of backup power 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 of ultra low sulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board
- xvii. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- xviii. Sand, murrum, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
- xix. Wet jet shall be provided for grinding and stone cutting.
- xx. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- xxi. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- xxii. The diesel generator sets to be used during construction phase shall be ultra low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
- xxiii. The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Ultra low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- xxiv. For indoor air quality the ventilation provisions as per National Building Code of India.

## **II Water Quality Monitoring and Preservation**

- xxii. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
- xxiii. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
- xxiv. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA Notification dated 12.12.2018.
- xxv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project



- proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- xxvi. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
  - xxvii. At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.
  - xxviii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
  - xxix. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
  - xxx. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.
  - xxxi. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
  - xxxii. The local bye-law provisions on rain water harvesting should be followed. If local byelaw provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.
  - xxxiii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
  - xxxiv. All recharge should be limited to shallow aquifer.
  - xxxv. No ground water shall be used during construction phase of the project.
  - xxxvi. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
  - xxxvii. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
  - xxxviii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
  - xxxix. No sewage or untreated effluent water would be discharged through storm water drains.
  - xl. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
  - xli. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
  - xlii. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public

### **III Noise Monitoring and Prevention**

- iv. Ambient noise levels shall conform to residential area/commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.
- v. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.
- vi. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

### **IV Energy Conservation Measures**

- viii. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency as per ECBC Act, 2017 read with ECBC Rules, 2018 shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC also which is in no case should be less than 25% as prescribed.
- ix. Outdoor and common area lighting shall be LED.
- x. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof R & U-values shall be as per ECBC specifications.
- xi. Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.
- xii. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
- xiii. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.
- xiv. The PP will submit report indicating compliance of each parameter of ECBC requirement and submit quantification saving report for each component.

### **V Waste Management**

- xi. A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project shall be obtained.
- xii. Disposal of muck during construction phase shall 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.
- xiii. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage

- and inert materials.
- xiv. Organic Waste Converter within the premises with a minimum capacity of 0.5 kg /person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.
  - xv. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
  - xvi. Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
  - xvii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials.
  - xviii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.
  - xix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
  - xx. Used 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.

## **VI Green Cover**

- v. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
- vi. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.
- vii. Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.
- viii. Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

## **VII Transport**

- ii. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
  - e. Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
  - f. Traffic calming measures.
  - g. Proper design of entry and exit points.
  - h. Parking norms as per local regulation.
- ii. 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 be operated only during non-peak hours.

- iii A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

## **VIII Human Health Issues**

- vii. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
- viii. For indoor air quality the ventilation provisions as per National Building Code of India.
- ix. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
- x. 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 etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
- xi. Occupational health surveillance of the workers shall be done on a regular basis.
- xii. A First Aid Room shall be provided in the project both during construction and operations of the project.

## **IX Corporate Environment Responsibility**

- v. The project proponent shall comply with the provisions contained in this Ministry's OM vide F. No. 22-65/2017-IA.III dated 1st May 2018, as applicable, regarding Corporate Environment Responsibility.
- vi. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/ conditions. The company shall have defined system of reporting infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/ conditions and/ or shareholders/ stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.
- vii. A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.
- viii. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

## **X Miscellaneous**

- xvii. The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
- xviii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
- xix. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
- xx. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
- xxi. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
- xxii. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- xxiii. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- xxiv. The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.
- xxv. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.
- xxvi. Any change in planning of the approved plan will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance
- xxvii. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.
- xxviii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
- xxix. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
- xxx. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
- xxxi. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
- xxxii. The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.