

STATE LEVEL EXPERT APPRAISAL COMMITTEE (SEAC)-DELHI
OFFICE OF DELHI POLLUTION CONTROL COMMITTEE
5th FLOOR, ISBT BUILDING, KASHMERE GATE, DELHI-110006

Minutes of the 107th Meeting of State Level Expert Appraisal Committee (SEAC) held on 01.07.2022 at 11:00 AM in the Conference Room of DPCC, at 5th Floor, ISBT Building, Kashmere Gate, Delhi 110006.

The 107th Meeting of State Level Expert Appraisal Committee (SEAC) was held on 01.07.2022 in the Conference Room of DPCC under the Chairmanship of Sh. Vijay Garg. The following Members of SEAC were present in the Meeting:

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| 1. Sh. Vijay Garg | - | In Chair |
| 2. Sh. Surinder Kumar Juneja | - | Member |
| 3. Sh. Gopal Mohan | - | Member |
| 4. Sh. Ankit Srivastava | - | Member |
| 5. Sh. Chetan Agarwal | - | Member |
| 6. Ms. Paromita Roy | - | Member |
| 7. Sh. Pankaj Kapil | - | Member Secretary |

Following SEAC Members could not attend the Meeting:

- | | | |
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| 1. Ms. Jyoti Mendiratta | - | Member |
| 2. Sh. Ashish Gupta | - | Member |
| 3. Dr. Sumit Kumar Gautam | - | Member |
| 4. Dr. Sirajuddin Ahmed | - | Member |
| 5. Dr. Kailash Chand Tiwari | - | Member |
| 6. Sh. Pranay Lal | - | Member |

Following DPCC Officials assisted the Committee:

1. Sh. Amit Chaudhary (EE), DPCC
2. Sh. S.K. Goyal (EE), DPCC
3. Sh. Rohit Kumar Meena(JEE), DPCC.

The Minutes of the 106th SEAC Meeting held on 18.06.2022 were confirmed by the Members.

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Agenda 01

Case No C-390

Name of the Project	EC for Proposed Business Services Building at Udyog Nagar New Delhi 110041 by M/s Relaxo Footwears Limited
Project Proponent	Deepak Bagga, Vice President, M/s Relaxo Footwears Limited, Plot No.10 Manglam Place Sector-3 Rohini, Central, Delhi-110085
Consultant	M/S ATMOS SUSTAINABLE SOLUTIONS PVT. LTD
EIA Coordinator present during Meeting	Mr. Mervyn Gilbert (M.D). Ms. Surbhi Shukla (Manager)
Representative of PP present during Meeting	Mr. Deepak Kumar Bagga (Vice President, Project) Mr. Bijendra Kumar Sharma (DGM, Project)
Proposal No.	SIA/DL/MIS/254781/2022
File No.	DPCC/SEIAA-IV/C-390/DL/2022

A. Details of the Proposed Project are as under:

1. The Proposal is for grant of EC for Proposed Business Services Building at Udyog Nagar New Delhi 110041 by M/s Relaxo Footwears Limited.
2. The Project is located at **Latitude:**28°40'52.52"N; **Longitude:** 77° 5'9.59"E
3. **Area Details:**

The Total Plot Area of the project is 5,264.71 sqm. The Proposed Total Built-up Area will be 29,634.92 sqm. The Proposed FAR Area will be 15,755.05 sqm. The Proposed Total Non FAR Area will be 13,218.48 sqm. The Total Basement Area will be 9,995.54 sqm. The Proposed Ground Coverage will be 1,867.12 sqm. The total no. of Basements will be 3 nos. The total nos. of floors will be 3B+G+9. The total no of expected population is 1,592 persons. The Max. Height of the building will be 45.15 m.

4. Water Details:

During Construction Phase, Fresh Water requirement of the project will be approx. 4.5KLD which will be imported in form of bottled cans from the local fresh water supplier. Approx. 818 ML of treated water will be required for the water curing of building structures which will be met from private water tanker or treated water from nearby CSTP service.

During Operational Phase, Total Water requirement of the project will be 85 KLD which will be met by 31 KLD of Fresh water from Delhi Jal Board and 54 KLD of Treated water from in house STP. Out of 31 KLD of Fresh Water, 5 KLD of will be used for DG Cooling as make up water and 5 KLD will be used for Landscape. Total Waste water generated will be 67 KLD which will be treated in house STP of 85 KLD capacity. Treated Water from STP will be 54 KLD which will be recycled and reused for Flushing (50 KLD), DG Cooling (4 KLD).

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5. **Solid Waste Details**

During Construction Phase, The waste from construction activities will be in the range of 8 – 10 kg/day. C&D Waste will be stored at the construction site in either skips or suitable containers and will be directly emptied at the notified disposal site/sites or transported to an available suitable facility.

During the Operation Phase, Total 397.648 Kg/day of Solid Waste will be generated from the project. Out of which, Bio-Degradable Waste of 238.8 kg/day will be treated inside the premises which will be used as manure, 119.4 kg/day of Non-Biodegradable Waste and 39.8 Kg/day of Inert waste will be generated which will be disposed through govt. approved agency/recyclers.

6. **Power Details**

During Construction Phase, Diesel Generator sets of capacity 1 x 250 KVA will be used for power back-up.

During Operation Phase, Total Power requirement will be 1294.3 KW which will be supplied by BSES. For Power Back up, DG sets of Capacity 2 x 750 kVA and 1 x 250 kVA will be installed.

7. **Parking Facility Details:** Total Parking required is 316 ECS and Total Proposed Parking is 339 ECS.

8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 22.86 Km ESE and from Asola Wildlife Sanctuary is 23.18 Km SE.

9. **Plantation Details:** The proposed Green Area is 1,579.413 sqm. (30 % of plot area). Total no. of trees required are 65.80 nos. and Total no. of trees proposed are 70 nos. No Tree cutting/ transplantation involved.

10. **Cost Details:** Total Cost of the project is Rs 80.26 Crores including Land cost as well as Construction cost.

After due deliberations, the SEAC in its 103rd Meeting held on 07.05.2022, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 31.05.2022 vide letter dated 25.05.2022 which is as follows:

S.No.	Information Sought by SEAC during SEAC Meeting dated 07.05.2022	Reply dated 25.05.2022 submitted on 31.05.2022
1.	Details of the existing Built-up Area to be demolished along with C&D waste management plan for disposal at authorized C&D waste processing plant.	PP has informed that Built up area of 7,710.9523 sqm will be demolished. PP has attached an agreement dated 29.04.2022 with C&D Vendor. PP has also attached C & D waste Management Plan.
2.	Plan for managing, conserving the top soil excavated during construction and for its reuse along with estimated quantity of soil.	PP has informed about the Top Soil Management and Conservation Plan. PP has informed that one basement already exists at site and estimated quantity of soil for remaining two

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		basements will be 25,000 cubic meters
3.	Power supply assurance from BSES.	PP has attached Power supply assurance form BSES stating that the proposed load requirement of 1300 KVA is technically feasible inside their premises and required load reassessment will be done after formal application will be filed by the PP.
4.	PP is required to clarify as to how the storage/ stacking of construction material will be managed during construction phase.	PP has informed that storage/ stacking of construction material will be done within the plot boundary under covered sheets. PP has also informed that Construction material will be procured on weekly/monthly basis depending on the need.
5.	Water assurance from DDA/DJB/NDMC/DCB including the following details: -Water assurance specifying the quantity of water to be supplied to the project. -Total water supply availability as per approved scheme of the command area in which the project is proposed to be developed. -The quantity of water already committed and after the quantity of water allotted to the project, the balance water available.	PP has informed that quantified water assurance from DJB has been obtained vide letter dated 23.03.2022 and the same has been attached.
6.	Assurance for supply of Treated Sewage during Construction Phase. PP is required to clarify the arrangement for reusing the aforesaid treated water along with the mechanism proposed for making this water fit for use in construction	PP has attached permission for STP treated water from DJB vide letter dated 18.05.2022. PP has informed that Water quality from STP outlet of DJB Keshopur has been tested and is meeting IS 456:2000 parameters. PP has also attached water quality test report for the same.
7.	Proportion wise Step Diagram showing the amount of reduction in net Per	PP has attached Revised water calculations after taking conservation measures which are as follows:

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	Capita Water Demand achieved through (1) Each Demand reduction strategy (eg. Low flow fixtures, Xeriscaping etc.), (2) Recycling and Reuse.	S.No.	Particulars	Quantity
		1.	Total Water Requirement	89.5 KLD
		2.	Fresh Water Requirement (Source: DJB)	22 KLD
		3.	Treated Water Requirement	67.5 KLD
			Flushing	51 KLD
			Landscape	6 KLD
			DG Cooling	10.5 KLD
		4.	Waste Water Generated	69 KLD
		5.	STP Capacity	85 KLD
		PP has also informed about the water reduction strategies they will adopt. PP has also given water balance diagram for Non-rainy Season and Rainy Season		
8.	Water requirement during construction phase is proposed to be met from the treated water from private water tanker or nearby CSTP. PP is required to clarify the arrangement for reusing the aforesaid treated water along with the mechanism proposed for making this water fit for use in construction.	PP has attached permission for STP treated water from DJB vide letter dated 18.05.2022. PP has informed that Water quality from STP outlet of DJB Keshopur has been tested and is meeting IS 456:2000 parameters. PP has also attached water quality test report for the same.		
9.	Outlet parameters of proposed STP during operation phase needs to be revisited/ justified in order to check the feasibility of its reuse in flushing, horticulture, HVAC etc.	PP has attached Revised Output parameters of proposed STP.		
10.	Proposal for a provision of toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.	PP has informed about the proposed gas based detectors for CH ₄ , Cl ₂ , O ₂ , SO ₂ , NH ₃ , O ₃ , ClO ₂ , CO ₂ . PP has also attached undertaking for the same.		
11.	Revised Rain water harvesting plan needs to be provided with increased	PP has also attached Revised Rain water harvesting calculations along with		


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	numbers of RWH pits as per norms and also taking into account the recent higher flash rain data along with actual percolation rate of the soil at site with layout and location plan.	location plan. PP has also attached undertaking for providing 1 recharge bore per 5,000 sq.m. of the built-up area as per MoEF&CC OM dated 04.01.2019 under the file no. 23-34/2018-IA-III. No. of RWH Pits proposed are 3 nos. with double bore system.
12.	PP is required to submit the detailed plan for housing of labours.	PP has informed that no housing facilities will be provided to labors during construction phase as local labors will be hired for constructions activities. PP has also informed that they are proposing crèche, mobile toilets, drinking water and medical facilities to the construction workers. PP has attached an undertaking regarding the same.
13.	Revised EMP (Environment Management Plan) for dust mitigation measures during construction as per MoEF Notification No. GSR 94 I dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of Vardhaman Kaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & others/ CAQM Directions issued time to time including registration on Dust Pollution Control Self Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.	PP has attached Revised Environment Management Plan (EMP).
14.	Revised Traffic Management Plan taking into consideration the latest traffic scenario. Detailed calculation of roads, bicycle paths, pedestrian spaces are to be provided.	PP has attached Revised Traffic Management Plan taking into consideration the latest traffic scenario, calculation of roads, bicycle paths, pedestrian spaces

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15.	Proportion wise Step Diagram to be provided showing the amount of reduction in net per capita energy demand achieved through (i) Load Reduction Strategies, (ii) Passive Strategies, (iii) Renewables, and (iv) Energy Recovery strategies. At least 2 % of the total energy demand to be sourced from renewables. Percentage reduction through each of the aforesaid strategies to be provided in a consolidated diagram format for easy comprehension.	PP has attached Energy Conservation details with load reduction strategies. PP has informed that 5% of the energy will be saved through solar.								
16.	Provision for electric charging of the e-Vehicles as per Building Bye Laws.	PP has informed that E-Vehicle charging points for 20% of the total ECS will be provided. Total parking proposed = 339 ECS Charging facility proposed = 69 ECS PP has attached Parking Plan for the same.								
17.	Specify numbers of the post and manpower to be engaged by the proponent for implementation and monitoring of environmental parameters.	PP has informed that they will appoint 3 persons for implementation and monitoring of environmental parameters								
18.	Revised landscape plan with demarcated green area with soft green area as per MPD. Landscape details to be provided with a measured impact on the micro-climate. Green area should be demarcated as per building bye laws and minimum consolidated area of 15 % of plot area should be kept as soft green area. Further, wherever tree plantation being done/ proposed, tree-pit size of 6' x 6' / tree to be adopted as permeable surface of the tree.	PP has informed about the demarcation of Green Area which is as follows: <table border="1"> <tr> <td>Total green area</td> <td>1,579.413m² (@ 30.01% of plot area)</td> </tr> <tr> <td>Soft scape area</td> <td>835.75 m² (15.87% of total plot area)</td> </tr> <tr> <td>Hard scape area</td> <td>744.65 m² (14.14% total plot area)</td> </tr> <tr> <td>No. of trees required as per MoEF&CC norms</td> <td>66 nos.</td> </tr> </table>	Total green area	1,579.413m ² (@ 30.01% of plot area)	Soft scape area	835.75 m ² (15.87% of total plot area)	Hard scape area	744.65 m ² (14.14% total plot area)	No. of trees required as per MoEF&CC norms	66 nos.
Total green area	1,579.413m ² (@ 30.01% of plot area)									
Soft scape area	835.75 m ² (15.87% of total plot area)									
Hard scape area	744.65 m ² (14.14% total plot area)									
No. of trees required as per MoEF&CC norms	66 nos.									

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		<table><tr><td>No. of trees proposed to be planted</td><td>105 nos.</td></tr></table>	No. of trees proposed to be planted	105 nos.
No. of trees proposed to be planted	105 nos.			
		PP has also attached Revised Landscape Plan for reference.		
19.	Confirmation to make provisioning of Gas based generators as agreed upon during presentation.	PP has attached an undertaking for the same that they make provisioning of Gas based generators.		
20.	Elaborated effects of the building activity in altering the microclimates with revised self- assessment on the likely impacts of the proposed construction on creation of heat island & inversion effects.	<p>PP has informed that there will not be any significant change in micro climate due to building activity and giving reasons for the same.</p> <p>PP has informed about the probable heat emissions sources from the construction.</p> <p>PP has also informed about the mitigation measures they will be taking to reduce heat and inversion island effects.</p>		
21.	Impact due to increase traffic/ transportation and its mitigation measures.	<p>PP has informed that impact due to traffic will be minimal as LoS will not change even after addition of the proposed ECS assuming that total ECS will be distributed in evening and morning.</p> <p>PP has informed that they will have 3 separate entry/exits which will divert the traffic in two different roads and also two different sections of buildings.</p> <p>PP has also informed about the proposed mitigation measures for the same.</p>		
22.	Fresh water requirement needs to rationalized by incorporating the proposal to tap DJB sewer water for using in cooling and horticulture after treatment.	PP has attached Water calculations for the same.		
23.	The population breakup needs to be revisited in view of the no. of visitors reflected on lower side.	PP has attached Revised Population breakup for the same.		
24.	A clarification/ confirmation for the proposed land use form land owning	PP has informed that that their plot No A-4, Udyog Nagar, Peera Garhi is an		

<p>agency is required as the same does not match with that indicated in the perpetual lease document submitted.</p>	<p>Industrial plot, and as per Gazette of India Notification No. CG-DL-E-30102020-222840 dated 29th October, 2020, the industrial plot can be used as Hi- Tech Industries.</p> <p>PP has informed that Business Services is also permitted in Hi-Tech industries. So, land use of the plot is not required to be changed.</p> <p>PP has attached Gazette of India Notification No. CG-DL-E-30102020-222840 dated 29th October, 2020.</p> <p>As per clause 7.7 of the said Notification "New industrial activity in the NCT of Delhi should be restricted to hi-tech areas and service based industries. These activities shall be permissible in existing industrial areas subject to the payment of infrastructure upgradation charges to be decided and recovered by concerned Authority/ local body".</p>
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The Case was to be considered in 106th SEAC Meeting but Project Proponent requested for deferment of the Presentation vide email dated 17.06.2022 with the request to consider the project for the upcoming agenda.

After due deliberations, the SEAC in its 106th Meeting held on 18.06.2022 decided to defer the case for further consideration in view of the request made by the PP through email dated 17.06.2022.

B. After due deliberations, the SEAC in its 107th Meeting held on 01.07.2022 recommended as follows:

Based on the information furnished, documents shown & submitted, presentation made by the project proponent and recommended the case to SEIAA for grant of Environmental clearance imposing the following specific conditions:

Specific Conditions:

1. The Project proponent should obtain the permission from the concerned authority/ Local body for the proposed business services with due payment of Infrastructure upgradation charges decided if any in pursuance of Gazette of India Notification dated 29.10.2020.
2. The project proponent shall adhere to the revised total water requirement – 89.5 KLD, Fresh water requirement – 22 KLD, Treated water requirement – 67.5 KLD (for recycling in flushing – 51 KLD, DG Cooling – 10.5 KLD, Landscape – 6 KLD).

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3. The project proponent should adhere to the Cost of Environmental Monitoring as committed i.e. capital cost of Rs. 75 Lacs and recurring cost of Rs. 24 Lacs/ year.
4. The project proponent shall implement the revised Traffic Management Plan as committed.
5. At least 5 % of the total energy demand (i.e. 66 kW) to be sourced from Solar (Renewable) energy.
6. Only LED lighting fixtures should be used for energy conservation as committed.
7. The PP shall provide electric charging points in parking areas for e-vehicles for at-least 20% of car park as committed.
8. Treated water of DJB STP should be used for construction purposes with tertiary treatment of treated water of DJB STP to ensure it is fit for construction use.
9. Ground water should be extracted only after the permission from the competent authority.
10. No of rain water harvesting pits shall be 03 nos. as committed. Boring for Rain Water Harvesting system should not be permitted/ done before completion of structure work. All recharge should be limited to shallow aquifer.
11. Flow Meters/ Sensors should be installed to monitor consumption of fresh water as well as treated water and log book for these flow meters be maintained in a regular manner. Flow meters shall be installed at Inlet of STP, outlet of STP, inlet of flushing tanks, inlet of cooling water tanks and reuse line for horticulture purposes and at the final outfall/ sewer connection. Calibration for all the Flow meters shall be maintained on quarterly basis.
12. Green building norms should be followed with a minimum 3 star GRIHA/IGBC/ASSOCHAM GEM rating and Gold rating should be followed up.
13. Construction & Demolition waste should be disposed of at authorized C&D waste processing unit.
14. Wind- breaker of appropriate height i.e. $1/3^{rd}$ of the building height and maximum up to 10 metres shall be provided all around the project site before the start of construction.
15. The Project Proponent should take measures for control of Dust Pollution during construction phase in the Environmental Management Plan by taking measures as per MoEF&CC Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay KulshreshthaVs Union of India & others, CAQM/CPCB/DPCC extant statutory orders/guidelines/directions issued time to time including registration/ self audit on Dust Pollution Control Self-Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.
16. Project proponent shall be responsible for establishment, operation and maintenance of all common facilities and also for compliance of EC conditions during operation stage.

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17. The cost of Environment Management Plan should be distinctly allocated in the budget of the project and details of the same along with time frame of the implementation should be reported in six monthly monitoring reports.
18. In view of MoEF&CC Office Memorandum No. 21-270/2008-IA.III dated 19.06.2013 read with MoEF&CC Office Memorandum No. 22-154/2015-IA.III dated 10.11.2015, this environmental clearance is granted focusing only on the environment concerns. The project will be regulated by the concerned local Civic Authorities under the provisions of the relevant provisions of the extant MPD-2021, Building Control Regulations and Safety Regulations.
19. The Environmental Clearance is subject to the condition that concerned local civic agencies will give the permission for use/ occupation of the building only after the written assurance of DJB/ New Delhi Municipal Council / other such local civic authority (as the case may be) regarding supply of adequate water for the residents/ occupiers.
20. Grant of environmental clearance does not necessarily implies that water/ power supply shall be granted to the project and that their proposals for water/ power supply shall be considered by the respective authorities on their merits and decision taking.
21. The investment made in the project, if any, based on environmental clearance so granted, in anticipation of the clearance from water/ power supply angle shall be entirely at the cost and risk of the project proponent and SEAC/SEIAA, Delhi shall not be responsible in this regard in any manner.
22. The PP shall store all the construction material within the project site as committed. Provision shall be made for providing facilities such as mobile toilets, safe drinking water, medical healthcare, crèche etc for the construction workers hired locally.
23. As proposed, fresh water requirement from municipal supply shall not exceed 22 KLD as per water assurance obtained from DJB. Occupancy Certificate shall be issued only after getting necessary permission for required water supply from DJB/ concerned Authority.
24. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/ reused for flushing, AC makeup water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
25. The PP shall provide toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.
26. The Rain water should be harvested and stored for reuse with a provision of 3 nos. of RWH Pits with double bore system as committed.
27. Gas based generator sets shall be installed as committed.
28. Energy audit shall be carried out periodically to review energy conservation measures.
29. All sensor/meters based equipments should be calibrated on quarterly basis.
30. The green building consultant should be hired for yearly audit since inception of the project.

Agenda 02

Case No C-401

Name of the Project	EC for Proposed Construction of Safdarjung Staff Colony at Pocket B 6, Phase II, Sector-17, Dwarka, New Delhi by M/s Safdarjung Hospital & VMMC
Project Proponent	Sng. Mohelas Anal, Estate Officer, M/s Safdarjung Hospital & VMMC, Estate Section, VMMC and Safdarjung Hospital, South, Delhi-110029
Consultant	M/s Ascenso Enviro Pvt. Ltd.
EIA Coordinator present during Meeting	Mr. Purushottam Kumar (EIA Coordinator) Mrs. Shalini Gupta
Representative of PP present during Meeting	Mr. Rajeshwar Prasad (EE, Civil) Mr. R. N. Singh (AE)
Proposal No.	SIA/DL/MIS/272026/2022
File No.	DPCC/SEIAA-IV/C-401/DL/2022

A. Details of the Proposed Project are as under:

1. The Proposal is for grant of EC for Proposed Construction of Safdarjung Staff Colony at Pocket B 6, Phase II, Sector-17, Dwarka, New Delhi by M/s Safdarjung Hospital & VMMC.

2. The Project is located at **Latitude: 28°35'39.11"N; Longitude: 77°01'45.13"E.**

3. Area Details:

The Total Plot Area of the project is 8000.00 sqm. The Proposed Total Built-up Area (FAR + Non FAR + Service Area) is 24591.90 sqm. The Proposed FAR Area is 13138.92 sqm. The Proposed Non FAR Area is 7611.32 sqm. The Proposed Service Area is 3841.66 sqm. The Proposed Ground Coverage is 1466.41 sqm. The total no. of Basements will be 2 nos. The Total Basement Area will be 5592.64 sqm. The total no. of Buildings Blocks will be 3 nos. The total nos. of floors in respective blocks will be Tower A - 2B+S+9, Tower B - 2B+S+10, Tower C-2B+S+9. The Proposed Dwelling Units is 140 DUs. The total no of expected population is 790 persons. The max. height of the building will be 39 m.

4. Water Details:

During Construction Phase, Water required will be supplied through treated water from CSTP/private water tanker or excess treated water from nearest operational STP. Sewage generated from the labor camps will be disposed of through Soak pit or septic tank.

During Operational Phase, Total Water requirement of the project will be 115 KLD which will be met by 74 KLD of Fresh water from Delhi Jal Board and around 41 KLD of Treated water from in house STP. Out of 74 KLD of Fresh Water, 64 KLD will be used for Domestic Purposes and 10 KLD will be reserved for Firefighting. Total Waste water generated will be 83 KLD which will be treated in house STP of 100 KLD capacity.

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Treated Water from STP will be 66 KLD, out of which approx. 41 KLD will be recycled and reused for Flushing (32 KLD), Horticulture (8 KLD), DG Cooling (0.45 KLD). Excess treated water (25.55 KLD) will be discharge into Municipal Sewer.
Number of Rain Water Harvesting (RWH) Pits proposed are 3 nos.

5. Solid Waste Details

During Construction Phase, No demolition waste will be generated as the site is a vacant plot. Most of the construction debris will be used for backfilling and road development to the extent possible & rest will be disposed-off through authorized recyclers.

During the Operation Phase, Total 328.50 Kg/day of Solid Waste will be generated from the project. Bio-Degradable Waste will be subject to composting by Organic waste converter and compost will be used as manure. Recyclable waste will be sold to authorized vendor or govt. approved agency or recycling industry and Non-Recyclable (Inert waste) will be separately collected and will be handed over to authorized vendor.

6. Power Details

During Construction Phase, Total Power requirement will be 150 KW which will be supplied by BSES.

During Operation Phase, Total Power requirement will be 1000 KW which will be supplied by BSES. For Power Back up, DG sets of Capacity 2 x 250 kVA will be installed.

7. Parking Facility Details: Total Proposed Parking is 209 ECS on surface and in the basements.

8. Eco-Sensitive Areas Details: Distance of Okhla Wildlife Sanctuary from project site is 28.2 Km and from Asola Wildlife Sanctuary is 25 Km.

9. Plantation Details: The proposed Green Area is 2669.80 sqm. (33.37 % of plot area). Total no. of trees required is 100 nos. and Total no. of trees proposed is 118 nos. Only 1 Tree exists at the site which will be retained.

10. Cost Details: Total Cost of the project is NOT GIVEN.

B. After due deliberations, the SEAC in its 107th Meeting held on 01.07.2022 recommended as follows:

Based on the information furnished, documents shown & submitted, presentation made by the project proponent SEAC sought the following information:

1. Assurance for supply of Treated Sewage during Construction Phase along with identification of nearest STP of DJB. PP is required to clarify the arrangement for reusing the aforesaid treated water along with the mechanism proposed for making this water fit for use in construction.
2. The PP is required to quantify the no. of labours and the detailed plan for the proposed labour camps for housing them. With provision made for housing of construction labour with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical healthcare, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.

3. Proportion wise Step Diagram showing the amount of reduction in net Per Capita Water Demand achieved through (1) Each Demand reduction strategy (eg. Low flow fixtures, Xeriscaping etc.), (2) Recycling and Reuse.
4. Fresh water mass balance is required to be submitted with revised figures and with duly reconciliation of the figures related to fire fighting.
5. Equivalent car space needs to be revised as per extant norms under MPD 2021/UBBL.
6. Plan for managing, conserving the top soil excavated during construction and for its reuse.
7. Water assurance from DJB including the following details:
 - Water assurance specifying the quantity of water to be supplied to the project.
 - Total water supply availability as per approved scheme of the command area in which the project is proposed to be developed.
 - The quantity of water already committed and after the quantity of water allotted to the project, the balance water available.
8. Proposal for a provision of toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.
9. The Rain water harvesting pits should be revised taking into the account the recent higher flash rain data along with actual percolation rate of the soil at site
10. Revised EMP (Environment Management Plan) for dust mitigation measures during construction as per MoEF Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of Vardhaman Kaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & others/ CAQM Directions issued time to time including registration on Dust Pollution Control Self Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.
11. Proportion wise Step Diagram to be provided showing the amount of reduction in net per capita energy demand achieved through (i) Load Reduction Strategies, (ii) Passive Strategies, (iii) Renewables, and (iv) Energy Recovery strategies. At least 2 % of the total energy demand to be sourced from renewables. Percentage reduction through each of the aforesaid strategies to be provided in a consolidated diagram format for easy comprehension.
12. Proposal for provisioning the energy audit during operation phase.
13. Provision for electric charging of the e-Vehicles as per Building Bye Laws.
14. Specify name and numbers of the post to be engaged by the proponent for implementation and monitoring of environmental parameters.
15. Elaborated effects of the building activity in altering the microclimates with revised self- assessment on the likely impacts of the proposed construction on creation of heat island & inversion effects.

16. Revised landscape plan with enhancement of pervious area (at least 20% of the open space shall be pervious) and clear demarcation of green area with soft green area. Landscape details to be provided with measured impact on the micro-climate. Further, wherever treeplantation being done/ proposed, tree-pit size of 6' x 6' / tree to be adopted as permeable surface of the tree.
17. Revised figures for the area of basements as the area submitted and area as per drawings shown during presentation not matching.
18. Approval letter from DUAC is required to be submitted.
19. Revised scheme for sewage treatment plant so as to meet the requirement of reuse with proper justification of technology.

Compliments

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Agenda - 03

Case No C-403

Name of the Project	EC for proposed IT/ITES Building At Plot No. 37, Block A, Mohan Cooperative Industrial Estate New Delhi by M/s Tejaswani Developers Private Limited
Project Proponent	Mr. Rajkumar Singh, M/s Tejaswani Developers Private Limited, C-1, Sector 3 Noida, Gautam Buddha Nagar, Uttar Pradesh-201301.
Consultant	M/s Ind Tech House Consult
EIA Coordinator present during Meeting	Mr. Soumya Dwivedi (EIA Coordinator) Mr. Suman Banerjee (Managing Partner)
Representative of PP present during Meeting	Mr. Raj Kumar Singh (Authorized Signatory) Mr. Rajni Kr. Jain (Architect)
Proposal No.	SIA/DL/MIS/277695/2022
File No.	DPCC/SEIAA-IV/C-403/DL/2022

A. Details of the Proposed Project are as under:

- The Proposal is for grant of EC for proposed IT/ITES Building At Plot No. 37, Block A, Mohan Cooperative Industrial Estate New Delhi by M/s Tejaswani Developers Private Limited
- The Project is located at **Latitude:**28°31'20.83"N; **Longitude:** 77°17'33.78"E.
- Area Details:**
The Total Plot Area of the project is 5784.04 sqm. The Proposed Total Built-up Area (FAR + Non FAR Area) is 29438.81 sqm. The Proposed FAR Area is 17346.72 sqm. The Proposed Non FAR Area is 12092.09 sqm. The Proposed Ground Coverage is 1705.36 sqm. The total no. of Basements will be 2 nos. The Total Basement Area will be 7063 sqm. The total no. of Buildings Blocks will be 1 nos. The total nos. of floors will be 2B+ST+9. The total no of expected population (all floating) is 2031 persons. The max. height of the building (upto the terrace) will be 40 m.
- Water Details:**
During Construction Phase, Water requirement will be met from through water tanker authorized by DJB Authority and about 6.81 KLD sewage will be generated which will be treated in mobile STP.
During Operational Phase, Total Water requirement of the project will be 109 KLD which will be met by 65 KLD of Fresh water from Delhi Jal Board and around 44 KLD of Treated water from in house STP. Out of 65 KLD of Fresh Water, 63 KLD will be used for Domestic Purposes and 2 KLD will be used for Filter Backwash. Total Waste water generated will be 95 KLD which will be treated in house STP of 115 KLD capacity. Treated Water from STP will be 90 KLD, out of which approx. 44 KLD will be recycled

and reused for Flushing (43 KLD), Horticulture (1 KLD). Excess treated water (46 KLD) will be discharged into Public Sewer.
Number of Rain Water Harvesting (RWH) Pits proposed is 4 nos.

5. **Solid Waste Details**

During Construction Phase, about 36.00 kg/day of municipal solid waste will be generated which will be disposed to MCD designated site through authorized vendor. Construction wastes will be recycled and excess construction debris will be disposed at designated places in tune with the local norms.

During the Operation Phase, Total 0.54 TPD of Solid Waste will be generated from the project. Out of which, Bio-Degradable Waste (0.21 TPD) will be composted in onsite composting unit and the manure will be used for landscaping and Non-Biodegradable Waste (0.33 TPD) will be disposed at MCD designated site through authorized vendors as per local norms.

6. **Power Details**

During Operation Phase, Total Power requirement will be 2975 KW which will be supplied by BSES Rajdhani. For Power Back up, DG sets of Capacity 3600 KVA (2 x 1500 + 1 x 600 KVA) will be installed.

Proposed Roof Top SPV Power Generation is 60 KWp.

7. **Parking Facility Details:** Total Proposed Parking is 352 ECS (Stilt Parking: 65 ECS and Parking in Basements: 287 ECS).

8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 4.04 Km NE and from Asola Wildlife Sanctuary is 3.02 Km SW.

9. **Plantation Details:** The proposed Green Area is 601.4 sqm. (10.04% of plot area). Total no. of trees required are 72 nos. and Total no. of trees proposed are 75 nos. The site is having some shrubs and trees but as per survey plan there is no tree to be cut.

10. **Cost Details:** Total Cost of the project is 117 Crores.

B. After due deliberations, the SEAC in its 107th Meeting held on 01.07.2022 recommended as follows:

Based on the information furnished, documents shown & submitted, presentation made by the project proponent SEAC sought the following information:

1. Assurance for supply of Treated Sewage during Construction Phase along with identification of nearest STP of DJB. PP is required to clarify the arrangement for reusing the aforesaid treated water along with the mechanism proposed for making this water fit for use in construction.
2. Fresh water mass balance is required to be submitted with revised figures after making efforts to conserve the water by maximizing the reuse to achieve zero treated waste water discharge along with Proportion wise Step Diagram showing the amount of reduction in net Per Capita Water Demand achieved through (1) Each Demand reduction strategy (eg. Low flow fixtures, Xeriscaping etc.), (2) Recycling and Reuse.
3. Technical feasibility/ justification of treatment units of STP supported by simulation model study.

4. Revised landscape plan with demarcated green area with soft green area. Landscape details to be provided with a measured impact on the micro-climate. Green area should be demarcated as per building bye laws and minimum consolidated area of 15 % of plot area should be kept as soft green area. Further, wherever tree plantation being done/ proposed, tree-pit size of 6' x 6' / tree to be adopted as permeable surface of the tree.
5. There is already excavation existing at site in which shrubs growth has taken place. An existing tree inventory with species and girth of each tree may be prepared, along with a baseline green area map, showing all trees supported by videography.
6. Plan for managing, conserving the top soil excavated during construction and for its reuse.
7. Water assurance from DDA/DJB/NDMC/DCB including the following details:
 - Water assurance specifying the quantity of water to be supplied to the project.
 - Total water supply availability as per approved scheme of the command area in which the project is proposed to be developed.
 - The quantity of water already committed and after the quantity of water allotted to the project, the balance water available.
8. Proposal for a provision of toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.
9. Rain water harvesting/ retention plan needs to be provided with numbers of RWH pits, taking into account the recent higher flash rain data along with actual percolation rate of the soil at sites supported by a test report with layout and location plan.
10. Revised EMP (Environment Management Plan) for dust mitigation measures during construction as per MoEF Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of Vardhaman Kaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & others/ CAQM Directions issued time to time including registration on Dust Pollution Control Self Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.
11. Provision for electric charging of the e-Vehicles as per Building Bye Laws.
12. The revised realistic cost of environmental monitoring.
13. Revised Geotechnical investigation report is required to be submitted.
14. Examine and resubmit the proposal for cleaner fuel generator sets.

Agenda No 4

Case No. C-404

Name of the Project	EC for Proposed Commercial Complex at Plot No.G-1, District Centre, Netaji Subhash Place, New Delhi by M/s PanchTatva Promoters Pvt. Ltd.
Project Proponent	Pradeep Kumar Agrawalla, Chairman, M/s Panch Tatva Promoters Pvt.Ltd, Unit No.105, First Floor, Vardhmans Sidhant Shopping Plaza, LSC Savita Vihar, East Delhi-110092.
Consultant	M/s Ambiental Global Pvt. Ltd
EIA Coordinator present during Meeting	Mr. Tarun (EIA Coordinator) Mrs. Urvashi (FAE) Mr. Sourach Tyagi (Director)
Representative of PP present during Meeting	Mr. B.B. Garg (Sr. Executive) Mr. Ashok Dogra (Architect) Mr. Rakesh Rana (Engineer)
Proposal No.	SIA/DL/MIS/279750/2022
File No.	DPCC/SEIAA-IV/C-404/DL/2022

A. Details of the Proposed Project are as under:

1. The Proposal is for grant of EC for Proposed Commercial Complex at Plot No.G-1, District Centre, Netaji Subhash Place, New Delhi by M/s Panch Tatva Promoters Pvt. Ltd
2. The Project is located at **Latitude:**28°41'30.60"N; **Longitude:** 77° 09'5.09"E.
3. **Area Details:**
The Total Plot Area of the project is 3612.00 sqm. The Proposed Total Built-up Area is 25002.817sqm. The Proposed FAR Area is 10236.909 sqm. The Proposed Non FAR Area is 14765.908 sqm. The proposed Total Basement Area is 7061.608 sqm. The Proposed Ground Coverage is 1801.722 sqm. The total no. of Basements will be 2 nos. The total nos. of floors will be 2B+G+18+T. The total no of expected population is 1859 persons. The max.height of the building (upto the terrace level) is 70.95 m.
4. **Water Details:**
During Construction Phase, Water requirement will be met from recycled water from private water tankers and Sullage generated will be disposed off through soak pits.
During Operational Phase, Total Water requirement of the project will be 79.67 KLD which will be met by 12.17 KLD of Fresh water from Delhi Development Authority and 32.6 KLD of Treated water from in house STP and 34.9 KLD of Treated water from nearby CSTP. Total Waste water generated from the project will be 36.23 KLD which will be treated in house STP of 60 KLD capacity. Treated Water from STP will be 32.6KLD which will be recycled and reused for Flushing (26.50 KLD), Horticulture (3

KLD), HVAC Cooling (3.1 KLD). The rest amount of treated water required for HVAC Cooling (34.9 KLD) will be met from nearby by CSTP. PP submitted the request letter for STP Treated water of Rithala STP.

Number of Rain Water Harvesting (RWH) Pit proposed is 3 nos.

5. **Solid Waste Details**

During Construction Phase, Total 26 kg/day of solid waste will be generated. MSW generated will be disposed at DDA designated dumping site through authorized vendors. Construction waste generated from site will be recycled and excess construction debris will be disposed at designated places in tune with the local norms.

During the Operation Phase, Total 373.83 Kg/day of Solid Waste will be generated from the project. Out of which, Bio-Degradable Waste will be treated in-house OWC of 265 Kg/day capacity and the manure will be used for landscaping. Surplus manure will be given to the horticulture department. Non-Biodegradable Waste (Recyclable and Non-Recyclable) generated will be disposed through authorized vendors.

6. **Power Details**

During Operation Phase, Total Power requirement will be 1610 kVA and will be met from Grid supply of Delhi Power Department. For Power Back up, GG sets of Capacity 1610 KVA (1x1010 + 1x625 KVA) will be installed. Solar power generation system of 40 KWp will be provided.

7. **Parking Facility Details:** Total Proposed Parking is 316 ECS.

8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 20.21 Km, SE and from Asola Wildlife Sanctuary is 24.69 Km, SE.

9. **Plantation Details:** The proposed Green Area is 361.2 sqm. (10 % of plot area). Total no. of trees required at the site is 45 nos. and Total no. of trees proposed to be planted in separate land is 45 nos.

10. **Cost Details:** Total Cost of the project is Rs 60 Crores (approx.).

The earlier Proposal No. SIA/DL/MIS/265459/2022 was considered by SEAC in its 103th Meeting held on 07.05.2022 in which it was recommended that Project be delisted as the project needs to be redesigned with alteration in Basement area/ planning to accommodate tree plantation as extant tree policies/ soft green area/ construction material management within the project site. The project also submitted its request of withdrawal on PARIVESH Portal. Subsequently SEIAA approved the recommendation of SEAC in Meeting dated 20.06.2022 and SEIAA decided delisting / withdrawal of the project in view of the recommendations of SEAC made on 07.05.2022. Accordingly, project stands withdrawn.

The project proponent has submitted the Sanction u/s Section 12 of DDA Act 1957 issued vide letter dated 18.05.2022 and the site plan submitted by the PP indicates that area of Basement 1 is 3586.20 sqm and of Basement 2 is 3475.708 sqm. i.e. nearly the same as per old delisted proposal with the same Ground coverage of 1801.957 sqm.

There is a proposal to accommodate 45 nos. of trees in the adjacent plot for which the proponent has made a request to DDA to maintain the green area defined in district centre by DDA (to plant trees and maintain the green grass) near to their aforesaid

commercial project. They have submitted an undertaking for doing the same with prior approval of MCD/ DDA.

PP has also submitted an undertaking implying that PP will take permission from DDA for additional pits for the proposed project in to be constructed for rain water harvesting pits in adjacent park next to their commercial complex plot.

B. After due deliberations, the SEAC in its 107th Meeting held on 01.07.2022 recommended as follows:

Since the site is part of a comprehensive scheme for the NSP, District centre, the open space requirement may accordingly be considered based on the provisions of the comprehensive scheme of DDA & disposal conditions of the plot.

Based on the information furnished, documents shown & submitted, presentation made by the project proponent and recommended the case to SEIAA for grant of Environmental clearance imposing the following specific conditions:

1. Rain water harvesting/ storage/ retention arrangement needs to be provided with adequate provision of storage capacity of min. 1 day of Fresh water requirement for reuse and additionally the rain water harvesting may be explored at adjacent plot with due permission from DDA at Project Proponents cost.
2. The PP shall provide toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.
3. The Project Proponent should take measures for control of Dust Pollution during construction phase in the Environmental Management Plan by taking measures as per MoEF&CC Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & others, CAQM/CPCB/DPCC extant statutory orders/guidelines/directions issued time to time including registration on Dust Pollution Control Self-Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.
4. Treated water of DJB STP should be used for construction purposes with tertiary treatment of treated water of DJB STP to ensure it is fit for construction use.
5. Ground water should be extracted only after the permission from the competent authority.
6. Boring for Rain Water Harvesting system should not be permitted/ done before completion of structure work. All recharge should be limited to shallow aquifer.
7. Flow Meters/ Sensors should be installed to monitor consumption of fresh water as well as treated water and log book for these flow meters be maintained in a regular manner. Flow meters shall be installed at Inlet of STP, outlet of STP, inlet of flushing tanks, inlet of cooling water tanks and reuse line for horticulture purposes and at the

- final outfall/ sewer connection. Calibration for all the Flow meters shall be maintained on quarterly basis.
8. Minimum 1 tree for every 80 Sq. Mt of plot area (45 Nos.) should be planted in the command area with due permission of competent authority.
 9. Solar water heating shall be provided to meet its hot water demand as far as possible.
 10. Only LED lighting fixtures should be used.
 11. Green building norms should be followed with a minimum 3 star GRIHA/IGBC/ASSOCHAM GEM rating and Gold rating should be followed up.
 12. Construction & Demolition waste should be disposed of at authorized C&D waste processing unit.
 13. Wind- breaker of appropriate height i.e. $1/3^{rd}$ of the building height and maximum up to 10 metres shall be provided all around the project site before the start of construction.
 14. Project proponent shall be responsible for establishment, operation and maintenance of all common facilities and also for compliance of EC conditions during operation stage.
 15. The cost of Environment Management Plan should be distinctly allocated in the budget of the project and details of the same along with time frame of the implementation should be reported in six monthly monitoring reports.
 16. In view of MoEF&CC Office Memorandum No. 21-270/2008-IA.III dated 19.06.2013 read with MoEF&CC Office Memorandum No. 22-154/2015-IA.III dated 10.11.2015, this environmental clearance is granted focusing only on the environment concerns. The project will be regulated by the concerned local Civic Authorities under the provisions of the relevant provisions of the extant MPD-2021, Building Control Regulations and Safety Regulations.
 17. The Environmental Clearance is subject to the condition that concerned local civic agencies will give the permission for use/ occupation of the building only after the written assurance of DJB/ New Delhi Municipal Council / other such local civic authority (as the case may be) regarding supply of adequate water for the residents/ occupiers.
 18. Grant of environmental clearance does not necessarily implies that water/ power supply shall be granted to the project and that their proposals for water/ power supply shall be considered by the respective authorities on their merits and decision taking.
 19. The investment made in the project, if any, based on environmental clearance so granted, in anticipation of the clearance from water/ power supply angle shall be entirely at the cost and risk of the project proponent and SEAC/SEIAA, Delhi shall not be responsible in this regard in any manner.
 20. The PP shall provide electric charging points in parking areas for e-vehicles.
 21. The PP shall store all the construction material within the project site and additional space for stacking of material and temporary hutments for labourers shall only be utilized after approval/ permission from competent authority.

22. As proposed, fresh water requirement from municipal supply shall not exceed 12.17 KLD as per water assurance obtained from DDA. Occupancy Certificate shall be issued only after getting necessary permission for required water supply from DJB/ concerned Authority.
23. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/ reused for flushing, AC makeup water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
24. At least 2 % of the total energy demand to be sourced from renewable energy.
25. Energy audit shall be carried out periodically to review energy conservation measures.
26. All sensor/meters based equipments should be calibrated on quarterly basis.
27. The green building consultant should be hired for yearly audit since inception of the project.

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Ch. P. Ramesh
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Agenda No 5

Case No. C-405

Name of the Project	EC for Proposed Commercial Cum Multiplex at Plot No.34, Pocket/Block A-2, PaschimVihar, Delhi by PanchTatva Promoters Pvt. Ltd
Project Proponent	Pradeep Kumar Agrawalla, Chairman, M/s PanchTatva Promoters Pvt.Ltd, Unit No.105, First Floor, VardhmansSidhant Shopping Plaza, LSC SavitaVihar, East Delhi-110092.
Consultant	M/sAmbiental Global Pvt. Ltd
EIA Coordinator present during Meeting	Mr. Tarun (EIA Coordinator) Mrs. Urvashi (FAE) Mr. SourachTyagi (Director)
Representative of PP present during Meeting	Mr. B.B. Garg (Sr. Executive) Mr. Ashok Dogra (Architect) Mr. RakeshRana (Engineer)
Proposal No.	SIA/DL/MIS/279770/2022
File No.	DPCC/SEIAA-IV/C-405/DL/2022

A. Details of the Proposed Project are as under:

- The Proposal is for grant of EC for Proposed Commercial Cum Multiplex at Plot No.34, Pocket/Block A-2, PaschimVihar, Delhi by PanchTatva Promoters Pvt. Ltd.
- The Project is located at **Latitude:28°40'14.72"N; Longitude: 77°06'5.11"E**.
- Area Details:**
The Total Plot Area of the project is 2166.000 sqm. The Proposed Total Built-up Area is 23452.723 sqm. The Proposed FAR Area is 8890.914 sqm. The Proposed Non FAR Area is 14461.809sqm. The proposed Total Basement Area is 6,393.993sqm. The Proposed Ground Coverage is 1399.941sqm. The total no. of Basements will be 3 nos. The total nos. of floors will be 3B+G+15+T including a Multiplex. Total No. of Seats in Multiplex is 757 Seats. The total no of expected population is 3339 persons. The Max. Height of the building (upto the terrace level) is 64.05 m.
- Water Details:**
During Construction Phase, Total water requirement will be 10 KLD which will be met from Authorized Tanker treated water supply from Delhi Jal Board (DJB) and Sullage generated will be disposed -off through soak pits.
During Operational Phase, Total Water requirement of the project will be 102.29 KLD which will be met by 20.17 KLD of Fresh water from Delhi Jal Board and 52.85KLD of Treated water from in house STP and 29.37 KLD of Treated water from nearby CSTP. Total Waste water generated from the project will be 58.72 KLD which will be treated in

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house STP of 70 KLD capacity. Treated Water from STP will be 52.85 KLD which will be recycled and reused for Flushing (42.66 KLD), Horticulture (1.56 KLD), HVAC Cooling (8.63 KLD). The rest amount of treated water required for HVAC Cooling (29.37 KLD) will be met from nearby by CSTP.

Number of Rain Water Harvesting (RWH) Pit proposed is 3 nos.

5. **Solid Waste Details**

During Construction Phase, Total 52 kg/day of solid waste will be generated. MSW generated will be disposed at designated dumping site through authorized vendors. Construction waste generated from site will be recycled and excess construction debris will be disposed at designated places in tune with the local norms.

During the Operation Phase, Total 486 Kg/day of Solid Waste will be generated from the project. Out of which, Bio-Degradable Waste will be treated in house OWC of 340 Kg/day capacity and the manure will be used for landscaping. Surplus manure will be given to the horticulture department. Non-Biodegradable Waste (Recyclable and Non-Recyclable) generated will be disposed through authorized vendors.

6. **Power Details**

During Operation Phase, Total Power requirement will be 1792 kVA and will be met from Grid supply of Delhi Power Department. For Power Back up, GG sets of Capacity 1610 KVA (1x1500 + 1x500 KVA) will be installed.

Solar photovoltaic power panels of desired capacity will be provided.

7. **Parking Facility Details:** Total Proposed Parking is 251 ECS.

8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 22.29 Km, SE and from Asola Wildlife Sanctuary is 25.52 Km, SE.

9. **Plantation Details:** The proposed Green Area is 259.92 sqm. (12 % of plot area). Total no. of trees required at the site is 27 nos. and Total no. of trees proposed is 27 nos. There are only small shrubs and scanty grass on the site which will be cleared

10. **Cost Details:** Total Cost of the project is Rs 50 Crores (approx.).

The earlier Proposal No. SIA/DL/MIS/265390/2022 was considered by SEAC in its 103th Meeting held on 07.05.2022 in which it was recommended that Project be delisted as the Project needs to be revisited/ redesigned with alteration of the Basement area to avoid/ save the cutting of the trees and for maintaining the soft green area/ construction material management area and plantation within the project site as per extant tree policies. Subsequently SEIAA approved the recommendation of SEAC in Meeting dated 20.06.2022 and SEIAA decided delisting of the project in view of the recommendations of SEAC made on 07.05.2022. Accordingly, project stands delisted.

The project proponent has submitted the site plan indicating that area of Basement 1 is 2061.933 sqm, Basement 2 is 2166 sqm and Basement 3 is 2166 sqm. i.e. exactly the same as per old delisted proposal with the same Ground coverage of 1399.941 sqm.

There is a proposal to accommodate 27 nos. of trees in the adjacent plot for which the proponent has made a request to Horticulture Department (MCD) vide letter dated 09.06.2022 to maintain the green area defined in Paschim Vihar by NDMC (to plant trees and maintain

the green grass) near to their aforesaid commercial project. They have submitted an undertaking for doing the same with prior approval of MCD/ DDA.

B. After due deliberations, the SEAC in its 107th Meeting held on 01.07.2022 recommended as follows:

Case deferred to the next forthcoming SEAC meeting due to paucity of time.

Counting *of* *the* *case* *is* *done* *by* *the* *SEAC* *members* *and* *the* *case* *is* *deferred* *to* *the* *next* *SEAC* *meeting* *due* *to* *paucity* *of* *time*.

Agenda No 6

Case No. C-402

Name of the Project	EC for Construction of Mega Commercial Development at Plot no. LP 1B 02 Gateway District, Aerocity, Indira Gandhi International Airport, New Delhi
Project Proponent	Rajesh Kumar, Chief Projects, M/s Angelica Developers Limited, 3rd Floor, Worldmark-2, Asset-8, Aerocity, NH-8, New Delhi
Consultant	M/s Ind Tech House Consult
EIA Coordinator present during Meeting	Mr. Soumya Dwivedi (EIA Coordinator) Mr. Suman Banerjee (Managing Partner)
Representative of PP present during Meeting	Mr. Rajesh Kumar (Sr. VP) Mr. Kamal (Head Regulatory) Ms. Ruchi (Design Lead)
Proposal No.	SIA/DL/MIS/76154/2021
File No.	DPCC/SEIAA-IV/C-402/DL/2022

A. Details of the Proposed Project are as under:

1. The Proposal is for grant of EC for Construction of Mega Commercial Development at Plot no. LP 1B 02 Gateway District, Aerocity, Indira Gandhi International Airport, New Delhi by M/s Angelica Developers Limited.
2. The Project is located at **Latitude:**28°33'05.57" N; **Longitude:** 77°07'38.95" E.
3. **Area Details:**
The Total Plot Area of the project is 92146.77 sqm. The Proposed Total Built-up Area (FAR + Non FAR Area) is 446597.00 sqm. The Proposed FAR Area is 196632 sqm. The Proposed Non FAR Area is 249965 sqm. The Proposed Ground Coverage is 57243.6 sqm. The total no. of Basements will be 3 nos. The total nos. of floors will be 3B+G+7. The total no of expected population is 41752 persons. The Max. Height of the building (upto the terrace level) is 35.95m.
4. **Water Details:**
During Construction Phase, Water requirement will be met from Authorized Tankers. Fresh water requirement for laborers will be approximately 30 KLD. Waste water generated will be collected and disposed through authorized waste disposal agency through tankers. STP treated water fit for construction will be used for construction activities. Total 1500 Nos. of labours will be hired for the project and all basic necessary amenities like drinking water, sanitary facilities etc. will be provided to them.
During Operational Phase, Total Water requirement of the project will be 1952 KLD which will be met by 422 KLD of Fresh water from DIALand 767KLD of Treated water from in house STP and 763 KLD of Treated water from tanker supply/ another sources. Total Waste water generated from the project will be 853 KLD which will be treated in

house STP of 1025 KLD capacity. Treated Water from STP will be 767KLD which will be recycled and reused for Flushing (515 KLD), Gardening (32 KLD), DG Cooling (81 KLD), HVAC Cooling (139KLD). The rest amount of treated water required for HVAC Cooling (763 KLD) will be met from tanker supply/ other sources.
Number of Rain Water Harvesting (RWH) Pits proposed is 17 nos.

5. **Solid Waste Details**

During Construction Phase, about 17863.88 MT of construction waste will be generated from the project. Most of the construction waste generated will be used on the site as filler material for onsite development, internal roads and pavements. Remaining construction waste if any will be sent to an approved dumping site.

During the Operation Phase, Total 8.33 TPD of Solid Waste will be generated from the project. Out of which, 3.88 TPDBio-Degradable Waste will be treated inhouse OWC & the manure will be used for landscaping and 4.45 TPD of Non-Biodegradable Waste (Recyclable and Non-Recyclable) generated will be disposed through authorized vendors. Hazardous waste generation will be 8.17 LPD which will be disposed through authorized recyclers.

6. **Power Details**

During Construction Phase, Power requirement will be met from BSES temporary connection. For Power Back up, DG sets of Capacity 1x500 KVA will be installed

During Operation Phase, Total Power requirement will be 21065KW and will be met from BSES. For Power Back up, DG sets of Capacity 22500 kVA (10 × 2250 kVA) will be installed.

Solar photovoltaic power panels of 400 KWpcapacity (2 % of total connected load) will be provided.

7. **Parking Facility Details:** Total Proposed Parking is 4870 ECS.

8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is approx. 16.31 km and from Asola Wildlife Sanctuary is 11.63 km, SE.

9. **Plantation Details:** The proposed Green Area is 31001.48sqm(33.64% of plot area; including terrace green). Out of which, Total Hard Green area is 21472.7 sqm and Soft Green area is 9528.78 sqm. Total no. of trees required at the site are 1152nos. and Total no. of trees proposed are 1152nos. No tree cutting is involved in the project.

10. **Cost Details:** Total Cost of the project is Rs. 1150 Crores.

The TOR was issued to the project proponent by SEIAA, Delhi vide letter dated 07.03.2022.

B. After due deliberations, the SEAC in its 107th Meeting held on 01.07.2022 recommended as follows:

Based on the information furnished, documents shown & submitted, presentation made by the project proponent SEAC sought the following information:


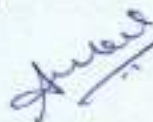
1. PP is required to clarify the permission for Building height of 35.95 m against the restriction of 29.28 m proposed by AAI.
2. Plan for managing, conserving the top soil excavated during construction and for its reuse.

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3. Existing tree inventory with species and girth of each tree may be prepared, along with a baseline green area map, showing all trees. Also a list of proposed tree species with numbers needs to be marked in landscape plan.
4. Connectivity to metro needs to be proposed/incorporated and ECS proposed needs to be justified.
5. Source of STP treated water proposed to be reused in operational phase duly collaborated with EC approved project in surrounding area.
6. STP sludge production needs to be revisited and realistic figure needs to be submitted.
7. Technical feasibility of STP unit supported with simulated model study.
8. Detailed plan for the proposed labour camps for housing of Labours with provision made for housing of construction labour with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical healthcare, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
9. Revised Rain water harvesting/ retention plan needs to be submitted with increased numbers of RWH pits from 17 to 19.
10. Vehicular pollution load with air pollution modeling.
11. Revised EMP (Environment Management Plan) for dust mitigation measures during construction as per MoEF Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of Vardhaman Kaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & others/ CAQM Directions issued time to time including registration on Dust Pollution Control Self -Assessment Portal with provision of video fencing and sensors for monitoring PM 2.5, PM 10.
12. The evaluation parameters for traffic simulation shall be delays, queue lengths and LOS, not speed.
13. Base Model which is calibrated with the current Aero City & NH-8 traffic needs to be shown first, so the the mitigation of the same along with mitigation of the additional traffic impact of the project may be adequately compared/ evaluated. The turning movement counts undertaken for calibration of the model need to be adequately depicted on the overall maps.
14. Direct connection needs to be provided from the Phase-4 Metro station and RRTS station, and the Project Proponent shall bear the cost and responsibility for coordination and cooperation with the concerned Agencies to get it implemented.
15. Connection through the metro station and RRTS station needs to be coordinated with DIAL, DMRC, NCRTEC, NHAI, PWD, etc. by the Project Proponent to ensure shortest and safest possible direct access to the development.

The committee decided to request M/s DIAL to give a presentation on the master plan specifically wrt water supply scheme approved by DJB the drainage network, natural drainage pattern, water body, rain water management of the area viz-a-viz planned property development in its area to take a holistic view in the proposals coming up for appraisal before SEAC-Delhi.



Agenda-7**C-394****Transfer (Name Change) of EC Case**

Name of the Project	EC for Proposed Expansion of Hotel at Plot No.2, Wazirpur District Center, Delhi
Project Proponent	M/s JMJ Ganpatiji Maharaja Hospitality Private Limited
Proposal No.	SIA/DL/MIS/268093/2022
EC File No.	21-20/2019-IA-III
SEIAA Delhi File No.	DPCC/SEIAA-IV/C-394/DL/2022

A. Details of the proposed project are as under:

M/s Asrani Inns and Resorts Pvt Ltd obtained Environmental Clearance from MoEF&CC, GoI vide letter no. F. No.21-20/2019-IA-III dated 25.10.2019 for the Project namely "Proposed Expansion of Hotel at Plot No.2, Wazirpur District Center, Delhi" in absence of SEIAA, Delhi. Earlier Environmental Clearance vide EC Letter No. DPCC/SEAC/200/SEIAA/73/2013 was issued on 01.08.2014.

Now, M/s JMJ Ganpatiji Maharaja Hospitality Private Limited has applied for transfer of EC for above said project from M/s Asrani Inns and Resorts Pvt Ltd to M/s JMJ Ganpatiji Maharaja Hospitality Private Limited. The applicant uploaded following documents in support of their request.

1. Environmental Clearance issued by MoEF&CC, GoI vide letter no. F. No.21-20/2019-IA-III dated 25.10.2019 to M/s Asrani Inns and Resorts Pvt Ltd for the Project namely "Proposed Expansion of Hotel at Plot No.2, Wazirpur District Center, Delhi".
2. Copy of Certificate of Incorporation for change of name of company from Asrani Inns and Resorts Pvt Ltd to JMJ Ganpatiji Maharaja Hospitality Private Limited by office of the Registrar of Companies dated 06.09.2021.
3. Undertaking by the transferee namely M/s JMJ Ganpatiji Maharaja Hospitality Private Limited that they will comply with the environmental conditions prescribed by the MoEF&CC in the Environment Clearance letter to M/s Asrani Inns and Resorts Pvt Ltd and will continue to operate all Environment Management Systems efficiently.
4. Board Resolution of M/s Asrani Inns and Resorts Pvt Ltd dated 29.07.2021 for authority to give intimation regarding change of name of company.
5. Board Resolution of M/s Asrani Inns and Resorts Pvt Ltd dated 24.01.2022 for Authorized Person.

Amr Singh

Amr Singh

Amr Singh

Amr Singh

The case was considered in 61st SEIAA Meeting held on 20.06.2022 and after due deliberation SEIAA decided to refer the matter to SEAC for examination and to give suitable recommendation to SEIAA.

The Committee noted the provision of EIA Notification, 2006 prescribing that a prior environmental clearance granted to specific project or activity to an applicant may be transferred during its validity to another legal person entitled to under take the project or activity on application by the transferor, or by the transferee with a written no objection by the transferor, to, and by the regulatory authority concerned, on the same terms and conditions under which prior Environmental Clearance was initially granted, and for the same validity period. No reference to SEAC concerned is necessary in such cases.

B. After due deliberations, the SEAC in its 107th Meeting held on 01.07.2022 recommended as follows:

SEAC recommended to transfer the EC to M/s JMJ Ganpatiji Maharaja Hospitality Private Limited with the same terms and conditions in view of change of name of company duly supported by Certificate of Incorporation for change of name of company from Asrani Inns and Resorts Pvt Ltd to JMJ Ganpatiji Maharaja Hospitality Private Limited by office of the Registrar of Companies dated 06.09.2021 after taking an undertaking from the project proponent that all the documents submitted are authentic and without any tampering.

Company
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Agenda-08**C-400****Transfer (Name Change) of EC Case**

Name of the Project	EC for Proposed Expansion of Hotel at Plot No.1, Wazirpur District Centre, Delhi by M/s Asrani Inns & Resorts Pvt Ltd
Project Proponent	M/s JMJ Ganpatiji Maharaja Hospitality Private Limited
Proposal No.	SIA/DL/MIS/276766/2022
EC File No.	F.No. 21-19/2019-IA-III
SEIAA Delhi File No.	DPCC/SEIAA-IV/C-400/DL/2022

A. Details of the proposed project are as under:

M/s Asrani Inns and Resorts Pvt Ltd obtained Environmental Clearance from MoEF&CC, GoI vide letter no. F. No. 21-19/2019-IA-III dated 19.07.2019 for the Project namely "Proposed Expansion of Hotel at Plot No.1, Wazirpur District Center, Delhi" in absence of SEIAA, Delhi. Earlier Environmental Clearance vide EC Letter No. DPCC/SEAC/199/SEIAA/72/2013 was issued on 01.08.2014.

Now, M/s JMJ Ganpatiji Maharaja Hospitality Private Limited has applied for transfer of EC for above said project from M/s Asrani Inns and Resorts Pvt Ltd to M/s JMJ Ganpatiji Maharaja Hospitality Private Limited. The applicant uploaded following documents in support of their request.

1. Environmental Clearance issued by MoEF&CC, GoI vide letter no. F. No. 21-19/2019-IA-III dated 19.07.2019 to M/s Asrani Inns and Resorts Pvt Ltd for the Project namely "Proposed Expansion of Hotel at Plot No.1, Wazirpur District Center, Delhi".
2. Copy of Certificate of Incorporation for change of name of company from Asrani Inns and Resorts Pvt Ltd to JMJ Ganpatiji Maharaja Hospitality Private Limited by office of the Registrar of Companies dated 06.09.2021.
3. Undertaking by the transferee namely M/s JMJ Ganpatiji Maharaja Hospitality Private Limited that they will comply with the environmental conditions prescribed by the MoEF&CC in the Environment Clearance letter to M/s Asrani Inns and Resorts Pvt Ltd and will continue to operate all Environment Management Systems efficiently.
4. Board Resolution of M/s Asrani Inns and Resorts Pvt Ltd dated 24.01.2022 for Authorized Person.

The case was considered in 61st SEIAA Meeting held on 20.06.2022 and after due deliberation SEIAA decided to refer the matter to SEAC for examination and to give suitable recommendation to SEIAA.

The Committee noted the provision of EIA Notification, 2006 prescribing that a prior environmental clearance granted to specific project or activity to an applicant may be transferred during its validity to another legal person entitled to under take the project or activity on application by the transferor, or by the transferee with a written no objection by the transferor, to, and by the regulatory authority concerned, on the same terms and conditions under which prior Environmental Clearance was initially granted, and for the same validity period. No reference to SEAC concerned is necessary in such cases.

B. After due deliberations, the SEAC in its 107th Meeting held on 01.07.2022 recommended as follows:

SEAC recommended to transfer the EC to M/s JMJ Ganpatiji Maharaja Hospitality Private Limited with the same terms and conditions in view of change of name of company duly supported by Certificate of Incorporation for change of name of company from Asrani Inns and Resorts Pvt Ltd to JMJ Ganpatiji Maharaja Hospitality Private Limited by office of the Registrar of Companies dated 06.09.2021 after taking an undertaking from the project proponent that all the documents submitted are authentic and without any tampering.



Table Agenda 01:

Welcom Hotel, Sec-10,Dwarka developed by M/s Triupati Buildings and Offices Pvt. Ltd.

A representation/ complaint dated 06.02.2022 received from Sh. Shobhit Chauhan against Welcom Hotel, Sec-10,Dwarka developed by M/s Triupati Buildings and Offices Pvt. Ltd. was discussed/ apprised to the Committee (SEAC) during the 98th (third sitting) meeting dated 07.02.2022.

Subsequently, the Sub-Committee conducted the inspection on 12.02.2022 and submitted its report to SEAC on 22.02.2022 (99th SEAC Meeting) and the committee (SEAC) deliberated the provisions of the MoEF&CC Office Memorandum dated 07.07.2021 outlining the SOP for dealing with the cases of violations of EIA Notification,2006 and in view of recommendation of SEAC following actions have been taken by SEIAA:

1. Letter has been issued on 07.03.2022 to DDA
2. Letter has been issued to Joint Secretary (IA Division), MoEF&CC, GoI on 07.03.2022
3. Directions u/s 5 of EPA 1986 have been issued on 07.03.2022.

In response to the above, status of action taken the Sub-Divisional Magistrate (Dwarka) has issued an order dated 10.03.2022 for directing the project proponent to stop construction of the project with immediate effect in pursuance of directions dated 07.03.2022 issued by SEIAA u/s 5 of EPA 1986.

The MoEF&CC was requested by SEAC vide letter dated 15.02.2022 that current status of the above said Environmental Clearance application filed by the project proponent and action decided by the MoEF&CC, GoI subsequent to the recommendation of EAC (Infra-2) may please be provided to SEAC, Delhi and in response a reply dated 19.04.2022 was received from Scientist-F/ Director, MoEF&CC, GoI reiterating the Minutes of the Meeting of EAC (Infra-2) held during 14th-15th December, 2021 in which it was found that the project appears to be a case of violation of the previous granted EC dated 08.07.2008 and EAC recommended that Ministry may take necessary action accordingly instead of action decided by the MoEF&CC, GoI subsequent to the recommendation of EAC (Infra-2).

After due deliberations, the SEAC in its 103rd Meeting held on 07.05.2022 recommended that the matter may be apprised to SEIAA, Delhi as the reply received from MoEF&CC does not appear to address the issue suitably.

Subsequently, the Project Proponent namely M/s Triupati Buildings and Offices Pvt. Ltd. applied for ToR vide Proposal No. SIA/DL/MIS/72149/2022 under Violation Category on PARIVESH Portal. Accordingly, the case was considered in 104th SEAC Meeting dated 21.05.2022 and the SEAC in its 104th Meeting held on 21.05.2022 recommended to defer the case for want of final decision of MoEF&CC, GoI subsequent to recommendation of EAC (Infra 2) and against the request for withdrawal submitted by the PP to MoEF&CC, GoI. The Committee recommended that a clarification may be sought from the Joint Secretary, MoEF&CC, GoI seeking advice whether the matter to be process at central level or state level in view of OM dated 23.10.2017 and accordingly a communication was issued to Joint

Secretary IA-Division, MoEF&CC, GoI vide letter no. DPCC/MS/SEAC-IV/Comp./08/104/2021-22/3588-3591 dated 25.05.2022 for suitable advice.

The matter was considered in 61st SEIAA Meeting held on 20.06.2022 and SEIAA acknowledged the status of the matter and decided that the suitable action be recommended by SEAC after taking into consideration the response of MoEF&CC, GoI in terms of the letter issued on 25.05.2022.

Subsequently, a letter dated 16.06.2022 has been received on 21.06.2022 from MoEF&CC, GoI clarifying that the proposal has been marked as violation category project at PARIVESH Portal, the proposal (IA/DL/MIS/223780/2021) is no longer active and may be considered disposed of. Further, it has been stated that for further consideration of the proposal for appraisal by any regulatory authority (EAC/ SEAC), online submission of a *de novo* application under the violation category would be required. PP has already submitted a proposal (No. SIA/DL/MIS/72149/2022 dated 10.02.2022) under the violation category through the state portal of PARIVESH, the SEIAA- Delhi may consider and appraise the proposal under violation category as per SOP for handling of violation cases under EIA Notification, 2006.

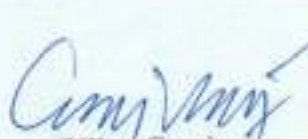
In view of above, the SEAC recommended to list the proposal No. SIA/DL/MIS/72149/2022 submitted by the project proponent under Violation Category in next meeting of SEAC.

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Table Agenda 02

The matter related to the letter dated 27.06.2022 & 30.06.2022 regarding Environmental Clearance for Development / Redevelopment of Executive Enclave at plot No. 36 & 38 received from CPWD acknowledged in the meeting and the committee decided to list the matter in next forthcoming meeting of SEAC in view of proposal referred back by SEIAA.

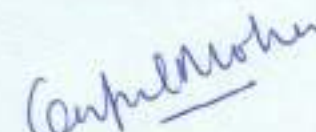
Meeting ended with thanks to the chair.


(Vijay Garg)
Chairman


(Ankit Srivastava)
Member


(Surinder Kumar
Juneja) Member


(Pankaj Kapil)
Member Secretary


(Gopal Mohan)
Member


(Chetan Agarwal)
Member


Paromita Roy
(Member)