Minutes of the 219th 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 12.08.2021 and 13.08.2021 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 218th Meeting were discussed and approved without any modification. In the meeting 30 no. of 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 appraises 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

The 219th meeting of SEAC Haryana was held online by video conferencing on 12.08.2021 and 13.08.2021 and following members joined the meeting:

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

219.01 EC for Proposed Manufacturing Plant of Methylcobalamin (b12) and by Product Sodium Iodide at Plot no.17, Moja Arya Nagar, Hisar, Haryana by M/s Nutriley Pharmaceuticals Pvt. Ltd.

Project Proponent : Mr Naveen
Consultant : Vardan Environet

The project was submitted to the SEIAA, Haryana vide online proposal no SIA/HR/IND2/169928/2020 dated 14.10.2020**.** The project proponent submitted the case to the SEIAA as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 5(f) of EIA Notification 14.09.2006.

The Project/activity is covered under Category A of item 5(f) "Synthetic Organic Chemicals Industry" of the schedule to the EIA Notification, 2006 and requires appraisal at central level by sectoral EAC in the Ministry.

However, as per Notification, Vide S.O. 1223(E) dated 27/03/2020 MoEF& CC deems it necessary to expedite the prior EC to the projects or activities in respect of bulk drugs and intermediates. As a part of comprehensive and robust system to handle the Novel Corona Virus (COVID-19) outbreak, drug availability or production to reduce the impact of the Novel Corona Virus (COVID-19) is to be ensured. The Ministry deems it necessary that all the projects or activities in respect of bulk drugs and intermediates manufactured or addressing ailments such as Novel Corona Virus (COVID-19) and those with similar symptoms are categorized as B2 for a period up to 30th September, 2020 and further up to 31.03.2021 as an interim measure.

Therefore, in the wake of recent crises of COVID-19, lockdown situation, notification of MoEF&CC regarding API and bulk drugs and subsequent OM issued on 11th March, 2020 and Notification on 27th March,2020, Committee took a decision to scope and appraised the project as B2 category for EC as per the guidelines issued by MoEF&CC from time to time by video conferencing.

The case was taken up in 211th meeting of SEAC Haryana held on 26.02.2021. The committee deliberated that the land of the project is not in the name of owner and the case was deferred for submission of valid ownership details in the name of owner or Nutriley Pharmaceuticals pvt.Ltd.

The PP submitted the reply of observation vide letter dated 02.04.2021 and The case was taken up in 215th meeting held on 17.06.2021 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.

Thereafter, the case was taken up in 219th meeting of SEAC held on 12.08.2021. The committee discussed that the PP applied for EC for the above project on dated 14.10.2020 but the project could not be appraised in the absence of land documents in the name of PP, however the notification regarding the said projects falls under B2 category expired on dated 30.03.2021**.** Further, the PP submitted the documents of land ownership after the expiry of said notification wherein the case shall be appraised as B2 category at state. The case was not appraised earlier by SEAC and presently the case shall be appraised as per new Notification dated 20 July, 2021. The PP also submitted the request vide letter dated 14.08.2021 for withdrawal of the case. The committee after deliberation decided to recommend to SEIAA that the case shall be withdrawn as the PP will submit fresh application under the new notification i.e 20 July 2021.

219.02 EC for Extension & Expansion of "Residential Plotted Colony" located at Sector 36-39, Panipat, Haryana by M/s Taneja Developers & Infrastructure Ltd.

Project Proponent : Mr. Subodh Saxena
Consultant : Perfect Enviro

Applicant proposes to set up "Residential Plotted Colony", Sector-36-39, Panipat, Haryana. The project proponent submitted application for Extension and expansion of validity of Environmental Clearance to SEIAA on dated 28.10.2014 and was forwarded to SEAC on dated 31.10.2014.

The Environmental Clearance to the project proponent has already been granted by the Ministry of Environment and Forest, Government of India vide letter No.21-577/2007—IA.III dated 07.01.2008 for five years i.e. up to 06.01.2013.

The validity period of EC was elapsed on dated 06.01.2013 and the project proponent has submitted the application after the expiry of Environmental Clearance i.e. on 28.10.2014.

The case was discussed in the 115th meeting of the SEAC held on 11.11.2014. The compliance report for expansion of project received from Regional Director, MOEF vide letter dated 21.08.2014 shows that the work is quite incomplete and completion certificate for only a part of the project (221.446 Acres) has been issued by the DTCP, Haryana on 10.02.2014. The EC already granted was valid up to 06.01.2013 and any work executed afterwards tantamount to violation of the EIA Notification dated 14.09.2006. It was unanimously decided that this case may be decided at the level of SEIAA for considering his request as per provisions given in the EIA Notification, 2006.

The case could not be taken up in the SEIAA as the term of SEIAA/SEAC was elapsed on 21.03.2015. Therefore, the case was transferred to Ministry of Environment and Forest, Government of India in the month of March, 2015. This case could not be taken up by the MoEF and was again transferred to SEIAA on 31.08.2015 after the reconstitution of SEIAA/SEAC on 21.08.2015.

The case was taken up by the SEIAA in the 83rd meeting held on 28.09.2015. The SEIAA referred back the case to SEAC with the advice to appraise this project. The project proponent submitted the reply on 18.04.2016, thereafter the case was taken up in the 135th meeting of the SEAC held on 27.06.2016. The case was discussed in detail and it was observed that MoEF&CC has imposed moratorium in Panipat and is covered under critically polluted area. The committee was of the unanimous view that the case be referred to SEIAA for getting clarification from MoEF&CC whether EC can be granted to the PP or not. The case was taken up by the SEIAA with the advice to appraise this project.

The terms of reference were approved in the 140th meeting held on 09.09.2016 and conveyed to the project proponent vide letter No. 1450 dated 15.09.2016. The project proponent vide letter dated 07.09.2017 requested for withdrawal of their case. Thereafter, the case was taken up in the 158th meeting of the SEAC held on 28.09.2017.

The Project Proponent neither attended the meeting nor circulated the documents to the Members. The Committee decided to issue 30 days notice to the PP.

The observation of 158th meeting were conveyed to the PP vide letter No.2273(A) dated 12.10.2017. The PP submitted the reply on 07.11.2017. Thereafter, the case was taken up in the 161st meeting of the SEAC held on 30.11.2017.

During discussion, the project proponent placed on record a request which is reproduced as under:

> "*With reference to above said project, we wish to inform you that the ToR was granted to our project by SEAC, Haryana vide F.No. HR/SEAC/686/1450 on 15.09.2016.*

In the light of MoEF& CC Notification no.S.O. 3999(E) dated 09.12.2016, where it has been clearly notified that the project with built up area greater than 3,00,000 sqm will be treated as 'A' category projects. Hence, in view of the aforesaid notification, we had submitted the EIA Report for grant for grant of Environmental Clearance to MoEF & CC on 14.01.2017 and our case was appraised in 15th EAC meeting held on 12.04.2017 for grant of Environmental Clearance.

"Therefore, we are withdrawing our case from SEAC/ SEIAA, Haryana."

As per the amendment in the EIA Notification issued recently by Ministry of Environment and Forest & Climate Change, Government of India on dated 09th December, 2016, the construction projects having covered area more than 300000 Sq. Meters falls under the competency of the Ministry of Environment and Forest & Climate Change, Government of India. Therefore, at present this case does not fall under the purview of SEIAA/SEAC.

The consultant on behalf of Project Proponent requested for adjournment and the same was discussed in the meeting. The Committee acceded to the request and decided to list the project in the 162nd meeting of the SEAC to be held on 13.12.2017. It was also made clear to the Project Proponent that no separate letter will be issued for attending the meeting of the SEAC.

Thereafter, the case was taken up in 162nd held on 13.12.2017. The project proponent neither attended the meeting nor circulated the documents to the Members. The Committee decided to issue 30 days notice.

Thereafter, the Case was sent to MoEF&CC on 20.08.2018 as the term of SEIAA came to end. Then, the case was received back from MoEF&CC. Thereafter, the Show Cause Notice was issued on 10.05.2019.

Thereafter, the case was again taken up in 203rd meeting of SEAC Haryana held on 15.10.2020 but the PP requested vide letter dated 29.09.2020 for the deferment of the case which was considered and acceded by the SEAC and it was decided unanimously by the committee that the project will be considered in the next meeting.

Thereafter, the case was again taken up in 207th meeting the SEAC held on 17.12.2020 and PP was asked to clarify the following points regarding the projects before taking up for appraisal as the project is listed as violation in the agenda.

i) The reason for delay as the PP applied for the extension of validity on 28.10.2014 after the expiry of EC i.e. on 6.01.2013
ii) The proof that PP has not carried any construction after the expiry of Environment clearance
iii) Why the project shall not be treated as violation?

iv) The PP shall submit the self contained note on the chronology of events.
v) The Notification/OM/Guidelines under which the project shall be appraised for extension/expansion after expiry of EC.
vi) The status of CTE/CTO/OC for the project
vii) Whether ToR issued by SEAC, Haryana vide F.No. HR/SEAC/686/1450 on 15.09.2016 and further amended by MoEF &CC is valid for EIA report?

The PP submitted the reply of above said observations vide letter dated 08.02.2021.

Thereafter, the case was taken up in 212th 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 again taken up in 216th meeting of SEAC held on 29.06.2021 as the PP has already submitted the reply of observation vide letter dated 08.02.2021. The Committee deliberated the reply submitted by the PP and it is decided that the PP shall submit the Memorandum of reply in tabular as well as text form covering all the details as sought in the observation raised above vide MOM of 207th meeting and also submit the reply that why the project not be dealt as violation case as observed vide MOM of 115th meeting of SEAC held on 11.11.2014.

Thereafter, the case was taken up in 219th meeting of SEAC held on 12.08.2021.

After detailed deliberations on status of construction, validity of EC, STP, Parking plan, Green Plan, Land-use, statutory clearances, solid waste management plan and the reply submitted by the PP along with memorandum of reply in tabular form etc. and it was decided that the PP shall submit the duly signed brief note on the status of project. The PP submitted the brief note as detailed below:-

It is a township project located at village Kabri & Faridpur, Sector-37 & 39, panipat , Haryana being developed by M/s Taneja Developers and Infrastructure Pvt. Ltd.

The proposed project has already been granted the Environmental Clearance vide letter no. 21-577/2007-IA.III for plot area of 16,10,646.30 sqm (398.0 Acres) in 07/01/2008 by MoEF

At that time the planning was based on concept hence project considered activities comprises construction of flats and EWS units under Group housing Scheme and plot development of various sizes for residential , Commercial and Institutional purposes.

As per EIA Notification 2006 under point no - 9. Validity of Environmental Clearance (EC):

In the case of Area Development projects and Townships [item 8(b)], the validity period shall be limited only to such activities as may be the responsibility of the applicant as a developer. or to a maximum of 10 years. The developer was responsible for road development and other infrastructure which was done within the validity period.

Since the developer has obtained the EC for the plotted colony there is no violation if individual plot owners construct the building.

However due to change in planning and increase in overall BUA envisaged an application for Expansion was filed on 28.10.2014 well within the validity period of the said Environmental Clearance. Project was applied under Expansion Category and TOR was granted by SEIAA Haryana under Expansion Category for plot area 1009101.95 sqm (249.346 Acres) and built up area 2018203.88 sqm on 15.09.2016 which stands to expired on 15.09.2019. This is a complete plotted development now.

During this process additional land of 171594.437 sqm (42.4025 acre) has been granted by DTCP thereafter leading to revised Plot area as 1180696.387 sqm (291.756 Acres) and Built-up area was 2266844.21 sqm and in the light of MoEF&CC Notification no.S.O. 3999(E) dated 09.12.2016 the project was applied for Amendment in TOR to MoEF&CC on 10.05.2017. The project was appraised by MoEF&CC in its 22nd EAC meeting held on 12.09.2017 and recommended for Grant of Amendment in TOR with Additional TOR points but TOR letter was not issued to the Project. The EIA Report was submitted to MoEF& CC and the case could not be appraised due to lack of some information.

Site visit was conducted by RO MoEF on 07.07.2017 and report was issued on 11.09.2017. In which it was clearly mentioned that construction activity was stopped at site. It is mentioned in the End note of the Report issued by the Regional office. Hence it clearly says that no violation has been done by the Project proponent.

The case was taken in the 162nd meeting held on 13.12.2017.The project proponent did not attend the meeting. The Committee decided to issue a 30 days notice Thereafter, the Case was sent to MoEF & CC on 20.08.2018 as the term of SEIAA came to end. Then, the case was received back from MoEF & CC. Thereafter, the Show Cause Notice was issued on 10.05.2019

The Project was appraised in the 207th SEAC Haryana meeting Dated 17.12.2020. Few queries were raised, Queries are as follows:

1. *The reason for delay as the PP applied for the extension of validity on 28.10.2014 after the expiry of EC i.e. on 06.01.2013*
2. *The proof that PP has not carried any construction after the expiry of Environment clearance*
3. *Why the project shall not be treated as violation*
4. *The PP shall submit the self contained note on the chronology of events*
5. *TheNotification/OM/Guidelines under which the project shall be appraised for extension/expansion after expiry of EC.*
6. *The status of CTE/CTO/OC for the project.*

The Reply to the same was submitted on 23.02.2021. ***Copy placed on record.****After that the case was listed in the 212th Meeting of SEAC, Haryana, Dated 25.03.2021 but a Deferment request was made in front of the committee. Then, the Project was appraised in the 216th SEAC Haryana meeting Dated 29.06.2021. Few queries were raised, Queries are as follows:*

1. *PP shall submit the Memorandum of reply in tabular as well as text form covering all the details as sought in the observation raised above vide MOM of 207th meeting.*
2. *Also submit the reply that why the project not be dealt as violation case as observed vide MOM of 115th meeting of SEAC held on 11.11.2014.*

   Reply to the same was submitted on 02.08.2021. ***Copy placed on record.***

The Details of project are as follows:

Description	***Unit***	***As per EC Granted***	***As per TOR granted (249.35 Acres)***	***Additional Details (42.4025 Acre)***	***Total after expansion (291.7665 Acre)***
Plot Area	*m^2*	*16,10,646.30*	*1009101.95*	*171594.437*	*1180696.387*
Ground Coverage (Proposed)	*m^2*	*-*	*555006.07*	*94378.1*	*649384.17*
F.A.R (Proposed)	*m^2*	*-*	*1463197.82*	*248640.33*	*1711838.15*
Non-FAR AREA	*m^2*	*-*	*555006.07*	*-*	*555006.07*
Built-up Area	*m^2*	*-*	*2018203.88*	*248640.33*	*2266844.21*
Green Area	*m^2*	*-*	*213118.23*	*10910.17*	*224028.4*
Height of building	*m*	*-*	*14*	*14*	*14*
No. of Plots	*no.*	*-*	*1791 General Plots: 1231 NPNL Plots- 560*	*EWS Plots: 448*	*2239*
POPULATION DETAIL					
Resident	*no.*	*-*	*23247*	*4964*	*28211*
Staff	*no*	*-*	*300*	*50*	*350*
Visitors	*no*	*-*	*2490*	*280*	*2770*
TOTAL POPULATION		*-*	***26037***	***5294***	***31331***

POWER REQUIREMENT & BACK-UP DETAILS			
	As per TOR granted	***Additional***	***Total after expansion***
Source of Power	***Dakshin Haryana Bijli Vitran Nigam Ltd.***		
Total Power load	*19000 KW*	*3000 KW*	*22000 (22 MW)*
No. of DG sets	*7 x 250 KVA*	*1 x 75 KVA, 1 x 62.5 KVA, 1 x 15 KVA*	*7 x 250 KVA, 1 x 75 KVA, 1 x 62.5 KVA & 1 x 15 KVA*

WASTE WATER, STP & SOLID WASTE DETAILS			
	As Per TOR Granted	***Proposed***	***Total After Expansion***
Source of Water	*HUDA Supply*		
Total water requirement	*4062*	*691*	*4753*
Fresh water requirement	*2232*	*325*	*2557*
treated water reuse	*1830*	*366*	*2196*
waste water generation	*2743*	*368*	*3111*
STP Capacity	*3500 KLD*	*700 KLD*	*4200 KLD*
Municipal Solid waste generated	*-*	*2284 Kg/day*	*13163 Kg/day*

As earlier granted Environmental Clearance stands expired & ToR issued by SEAC vide letter no HR/SEAC/686/1450 dated 15.09.2016 is also expired.

Hence we request you to issue us a Fresh TOR letter for plot area 291.7665 Acres (1180696.387 sqm) and built up area 2266844.21sqm

The committee deliberated on the brief note. The EC, validity of EC, TOR granted, expiry of earlier TOR, expiry of validity of TOR, it is deliberated that the case is not having valid EC and needs to issue fresh TOR under category 8(b) and PP to prepare EIA and EMP report. The SEAC recommend the case to SEIAA for approval of ToR and the project proponent will prepare the EIA by using Model Terms of Reference of MoEF&CC with following additional Terms of Reference**:**

Standard ToR

1) Examine details of land use as per Master Plan and land use around 10 km radius of the project site. Analysis should be made based on latest satellite imagery for land use with raw images. Check on flood plain of any river.
2) Submit details of environmentally sensitive places, land acquisition status, rehabilitation of communities/villages and present status of such activities.
3) Examine baseline environmental quality along with projected incremental load due to the project.
4) Environmental data to be considered in relation to the project development would be (a) land, (b) groundwater, (c) surface water, (d) air, (e) bio-diversity, (f) noise and vibrations, (g) socio-economic and health.
5) Submit a copy of the contour plan with slopes, drainage pattern of the site and surrounding area. Any obstruction of the same by the project
6) Submit the details of the trees to be felled for the project.
7) Submit the present land use and permission required for any conversion such as forest, agriculture etc.
8) Submit Roles and responsibility of the developer etc for compliance of environmental regulations under the provisions of EP Act.
9) Ground water classification as per the Central Ground Water Authority.
10) Examine the details of Source of water, water requirement, use of treated waste water and prepare a water balance chart.
11) Rain water harvesting proposals should be made with due safeguards for ground water quality. Maximize recycling of water and utilization of rain water. Examine details.

12) Examine soil characteristics and depth of ground water table for rainwater harvesting.
13) Examine details of solid waste generation treatment and its disposal.
14) Examine and submit details of use of solar energy and alternative source of energy to reduce the fossil energy consumption. Energy conservation and energy efficiency.
15) DG sets are likely to be used during construction and operational phase of the project. Emissions from DG sets must be taken into consideration while estimating the impacts on air environment. Examine and submit details.
16) Examine road/rail connectivity to the project site and impact on the traffic due to the proposed project. Present and future traffic and transport facilities for the region should be analyzed with measures for preventing traffic congestion and providing faster trouble free system to reach different destinations in the city.
17) A detailed traffic and transportation study should be made for existing and projected passenger and cargo traffic.
18) Examine the details of transport of materials for construction which should include source and availability.
19) Examine separately the details for construction and operation phases both for Environmental Management Plan and Environmental Monitoring Plan with cost and parameters.
20) Submit details of a comprehensive Disaster Management Plan including emergency evacuation during natural and man-made disaster.
21) Details of litigation pending against the project, if any, with direction /order passed by any Court of Law against the Project should be given.
22) The cost of the Project (capital cost and recurring cost) as well as the cost towards implementation of EMP should be clearly spelt out.
23) Any further clarification on carrying out the above studies including anticipated impacts due to the project and mitigative measure, project proponent can refer to the model ToR available on Ministry website "http://moef.nic.in/Manual/Townships".

Additional TOR

1. The PP shall submit the activity wise break up area of the project
2. The PP shall submit the duly approved plan.
3. The PP shall submit the drainage map with contour of each area of the project
4. The PP shall submit the position of existing and proposed area of the project.
5. The PP shall submit the hydraulic design details of STP proposed at the site.
6. The PP shall submit the FAR for each component as per approved plan.
8. The PP shall submit the affidavit that no legal case is pending against the PP regarding land or any other issues of the project.
9. The PP shall submit the KLM file of the project site
10. The PP shall submit the land use details of the project
11. The PP shall submit the Geo Technical Studies
12. The PP shall submit the Population calculations as per NBC norms.
13. The PP shall submit the water requirement details in view of conservation measures.
14. The PP shall submit the seasonal testing reports of water, air, soil and noise
15. 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
16. The PP shall submit the Solid waste calculations and its management plan
17. The PP shall submit the traffic study incremental load analysis wr.t. current roads/status of connecting roads a up-gradation plan.
18. The PP shall submit the air dispersion modeling, sampling locations, wind rose, DG/vehicular emission data, AAQ data of seven locations.
19. The PP shall submit the ECBC Compliance with Energy saving
20. The PP shall submit the RWH details based on calculation @ 90 mm rain fall and double bore well for better sustainable RWH
22. The PP shall submit the parking calculations along with Map
23. The PP shall submit the tangible EMP Capital and recurring cost for the project
25. 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.

26. The PP shall submit the proof and affidavit that no work has been carried out after the expiry of EC.

219.03 EC for Residential Plotted Colony, At Southern Side of Railway Line, Mandi Township, Ellenabad, Haryana by M/s Executive Engineer HSVP Office Complex

Project Proponent : Mr. Pawan Kumar
Consultant : Grass Root Technology Pvt. Ltd

The project proponent submitted the case to the SEIAA vide online proposal no. SIA/HR/SEAC/19/87 as per check list approved by the SEIAA/SEAC on dated 01.05.2019 for obtaining Environmental Clearance under category 8(b) EIA Notification dated 14.09.2006. The case was taken up for appraisal in the 181st meeting of the SEAC held on 30.05.2019. The Terms of Reference was already approved by MoEF&CC, GoI on dated 10.12.2018. Further, the project proponent submitted EIA/EMP report on 01.05.2019. The PP presented the case before the committee and the deliberation was held on solid waste management, water assurance from competent authority, STP, Drainage Plan, Maestro Plan, ECBC Compliance, Air dispersion Model, Green Plan, Rain Water Harvesting, dual pluming system and various observations were raised which are given below:-

1. The PP shall submit the documents/details of the land ownership.
2. PP shall reconstruct the file as the original file is not received from MoEF&CC, GoI.
3. The PP shall submit the compatibility study along with latitude & longitude and levels of the drainage and storm plan of internal and external connections in the project.
4. The PP shall submit the Forest NOC from competent authority.
5. The PP shall submit the water assurance from Competent Authority.
6. The PP shall submit the revised Green Plan.
7. The PP shall submit the Top Soil management plan.
8. The PP shall submit the revised water balance diagram.
9. The PP shall submit the details of Components of STP and drawing of STP along with dimension of each component.
10. The PP shall submit the revised Solid Waste Management Plan along with segregation, collection and disposal plan.
11. The PP shall submit the rain water harvesting plan.
12. The PP shall submit the site location on Master Plan and Contour plan.
13. The PP shall submit the risk management plan, health plan, welfare safety plan.
14. The PP shall submit the details of lab analysis reports of air, water, soil and noise.
15. The PP shall submit revised traffic circulation plan.
16. The PP shall submit the revised CER and shall carry out the study on the area where the CER can be carried out.
17. The PP shall submit the details of existing plants, their species and age.
18. The PP shall submit plantation plan mentioning replanting of transplanted trees.
19. The PP shall submit the details of air dispersion model and incremental load due to traffic.
20. The PP shall submit the details of ECBC compliance as per the ECBC Acts and Rules.
21. The PP shall submit the approved plan earmarking the different sectors to be provided in the colony.
22. The PP shall give details of Industries to come up in the colony.
23. The PP shall submit sampling location plan in respect of air, water, soil and noise.

The observations were conveyed to PP vide letter no. 356 dated 12.06.2019. The PP not submitted all the reply of the above said observations after the lapse of more than six months. Thereafter, the case was taken up in 211th meeting of SEAC Haryana held on 26.02.2021. The PP and consultant requested for deferment of the case and committee deliberated that the Case was pending since long and given last chance. The case will be taken up in the next meeting and after that will be appraised as per existing notification/OM of MoEF&CC.

Thereafter, the case was taken up in 212th meeting of SEAC on 26.03.2021. The Discussion was held on land ownership detail, Forest NOC, revised Green Plan, Top Soil management plan, RWH, Contour plan, welfare safety plan, Testing reports, ECBC and Distance of wildlife from the project site etc. and certain observations were raised and reply of some observation was submitted by PP and the remaining observation as following:-

1. The PP shall submit the documents/details of the land ownership.
2. The PP shall reconstruct the file as the original file is not received from MoEF&CC, GoI.
3. The PP shall submit the Forest NOC from competent authority.
4. The PP shall submit the revised Green Plan.
5. The PP shall submit the Top Soil Management Plan.
6. The PP shall submit the details of rain water harvesting pits along with size.
7. The PP shall submit the site location on Master Plan and Contour Plan.
8. The PP shall submit the risk management plan, health plan, welfare safety plan.
9. The PP shall submit the details of lab analysis reports of air, water, soil and noise.
10. The PP shall submit the details of existing plants, their species and age.
11. The PP shall submit plantation plan mentioning replanting of transplanted trees.
12. The PP shall submit the details of air dispersion model and incremental load due to traffic.
13. The PP shall submit the details of ECBC compliance as per the ECBC Acts and Rules.
14. The PP shall submit the approved plan earmarking the different sectors to be provided in the colony.
15. The PP shall give details of Industries to come up in the colony.
16. The PP shall submit sampling location plan in respect of air, water, soil and noise.

The PP submitted the reply of the above said observations vide letter dated 26.03.2021.
Thereafter, the case was taken up in 216th meeting of SEAC held on 29.06.202.The PP presented the case before the committee. The discussion was held on land ownership, Forest NOC, Top Soil Management Plan, RWH, Contour Plan, parking plan, traffic circulation plan, details of existing plants, ECBC compliance and certain observations were raised as following:-

1. The PP shall submit the documents/details of the land ownership.
2. The PP shall reconstruct the file as the original file is not received from MoEF&CC, GoI.
3. The PP shall submit the Forest NOC from competent authority.
4. The PP shall submit the Top Soil Management Plan.
5. The PP shall submit the details of rain water harvesting pits along with size.
6. The PP shall submit the risk management plan, health plan, welfare safety plan.
7. The PP shall submit the details of lab analysis reports of air, water, soil and noise.
8. The PP shall submit the details of existing plants, their species and age.
9. The PP shall submit plantation plan mentioning replanting of transplanted trees.
10. The PP shall submit the details of air dispersion model and incremental load due to traffic. Also PP shall submit Primary Micro met data, vehicular emission data, dat files (input and output), isopleths of PM_{10}, $PM_{2.5}$, SO_2, No_2, CO. Viz-a-viz wind rose

diagram.

11. The PP shall submit the revised traffic circulation plan along with parking plan.
12. The PP shall submit the details of ECBC compliance as per the ECBC Acts and Rules.
13. The PP shall submit the approved plan earmarking the different sectors to be provided in the colony.
14. The PP shall give details of any Industry to come up in the colony.
15. The PP shall submit the Geo Technical Study of the project area.
16. The PP shall submit complete dimensions of each component of 2200 KLD STP using SBR technology.
17. The PP shall submit the revised SOP of fire fighting / fire rescue plan.
18. The PP shall submit the Contour plan indicating level of proposed site in terms of drainage patterns

The PP submitted the reply of above said observations

Thereafter, the case was taken up in 219th meeting of SEAC held on 12.08.2021. 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

Name of the Project: Residential Plotted Colony located at Southern Side of Railway Line, Mandi Township, Ellenabad, Haryana by M/s Executive Engineer HSVP Office Complex		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/35311/2018
2.	Latitude	29°26'19.82"N
3.	Longitude	74°39'14.94"E
4.	Plot Area	10,55,015.469 m^2
5.	Net Plot Area	5,53,812.224m^2
6.	Proposed FAR	4,07,495.432 m^2
7.	Total Built Up area	4,07,495.432 m^2
8.	Total Green Area with %	1,66,143.67m^2(30% of the net planned area)
9.	Rain Water Harvesting Pits (with size)	It will be the responsibility of the individual plot owner to make a provision for rain water harvesting system after possession of the plot.
10.	STP Capacity	2200 KL
11.	Total Parking	For plotted development, individuals plot owner will be responsible for providing parking within their plots itself.
12.	Organic Waste Converter	1

13.	Maximum Height of the Building (m)		-
14.	Power Requirement		4,723.5 kW
15.	Power Backup		It is a residential Plotted Colony, so there is no provision made for power backup
16.	Total Water Requirement		2,452 KLD
17.	Domestic Water Requirement		1,978 KLD
18.	Fresh Water Requirement		1,280 KLD
19.	Treated Water		1,550 KLD
20.	Waste Water Generated		1,722 KLD
21.	Solid Waste Generated		14,049kg/ day Biomedical waste – 9.5 kg/day
22.	Biodegradable Waste		8,430 kg/day
23.	Number of Towers		-
24.	Dwelling Units/ EWS		Residential Plots- 883
25.	Basement		-
26.	Community Center		8,093.713 m^2
27.	Stories		-
28.	R+U Value of Material used (Glass)		2.67 W/m^2deg C
29.	Total Cost of the project:	i) Land Cost	35 Crores
		ii) Construction	
30.	EMP Budget **(per year)**	i) Capital Cost	728 Lakh
		ii) Recurring Cost	171.25 Lakh
31.	Construction Phase:	i) Power Back-up	100KVA
		ii) Water Requirement &	815 ML, Private water tanker

		Source	
		iii) STP (Modular)	1
		iv) Anti-Smoke Gun	As per NGT order 01 Anti-smog Gun will be provided at site

Table 2: Environment Management Plan

COMPONENT	CAPITAL COST (INR LAKH)	RECURRING COST (INR LAKH/YR)
Sewage Treatment Plant	220	55
Rain Water Harvesting System	260	65
Solid Waste Management	28	7
Environmental Monitoring	9	9
Green Area Development	131	32.75
Others (Energy saving devices, miscellaneous)	10	2.5
Socio Economic • Providing laptops to students of nearby Govt. schools • Providing Water Coolers in local Govt. School • Setting up solar lighting facilities in nearby villages	20 5 35	-
TOTAL	**728**	**171.25**

The discussion was held on water calculation, revised Green Plan, revised population, revised column of form I , 1.28 an 1.5, OWC, Geo Technical Study, revised Fire fighting etc. and certain observations were raised as following:-

1. The PP and the consultant shall submit the duly signed note giving the brief chronological of the events along with TOR EC Validity etc.
2. The PP shall submit the affidavit that no construction has been carried out after the expiry of EC till date
3. The PP shall submit the details of water calculation @45LPCD for staff.
4. The PP shall submit the revised Green Plan
5. The PP shall submit the details of the Exiting plants
6. The PP shall submit the revised population and thereof the revised water calculations
7. The PP shall submit the revised column of form I ,1.28 an 1.5
8. The PP shall submit the details of OWC
9. The PP shall submit the Geo Technical Study

10. The PP shall submit the revised Fire fighting/Fire rescue(SOP)

The PP submitted the reply of above said observations vide letter dated 13.08.2021.

The documents were placed before the committee and committee after discussion considered the reply and after deliberations the Committee rated this project with **"Gold Rating"** and was of the unanimous view that this case for granting Environmental Clearance under 8(b) 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 (2200 KL) based on 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 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 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.
4) The PP shall not carry out any construct above and below revenue rasta 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.
5) The PP shall obtain the wildlife conservation plan from NBWL before the start of the project
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

1,66,143.67m^2(30% of the net planned area) shall be provided for Green Area development for whole project.

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 by30% 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 from HWRA/CGWA before the start of the project, if required 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) 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.
21) The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
22) 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 fire fighting 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 Rules2001 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 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, murram, 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.

219.04 EC of Proposed Development of Sector 37 at Karnal, Haryana by M/s HSIIDC Karnal

Project Proponent : Mr. Rajbir
Consultant : Vardan Environet

The project proponent submitted the case to the SEIAA vide proposal no.SIA/HR/MIS/59711/2019 Dated 08.04.2021 as per check list approved by the SEIAA/SEAC for obtaining Environment Clearance under category 8(b) of EIA Notification 14.09.2006.

The case was taken up in 215th meeting of SEAC held on 17.06.2015. The PP presented the case before the committee

- The Project Proponent submitted application for Approval of Terms of Reference for the development of Sector-37 at Karnal, Haryana on 01.05.2019 addressed to Member Secretary, SEIAA which was received on 24.05.2019.
- The case was taken up in 182nd meeting of SEAC held on 13.06.2019 for approval of Terms of Reference and recommended to SEIAA on dated 19.06.2019 for approval of TOR.
- The recommendation of SEAC was considered 119th meeting of SEIAA held on 02.08.2019 and it was decided to approve TOR as proposed by SEAC. Accordingly, TOR was approved vide letter No. SEIAA/HR/19/294 dated 06.09.2019.

  Further, Shri Vikram Singh vide his letter dated 13.12.2019, intimated to the Authority

  - *That earlier TOR was granted by MoEF& CC, GoI in Favour of HSIIDC on dated 19.06.2008. After lapse of TOR a public hearing was conducted on 10.01.2014. The Environment Clearance was declined by SEIAA on 06.02.2016 and 17.06.2016 respectively on the grounds that the TOR had lapsed and the Project Proponent was directed to apply fresh EIA study for approval.*
  - *That during the year 2014-2015 HSIIDC without obtaining Environment Clearance, permitted the construction and operation of an Industrial Unit on plot No. 1, 2 and 3 of the Industrial Estate in Sector-37, Karnal. This is a print and packaging Unit falling in the Orange Category of Industries as specified by HSIIDC.*
  - *That the Complainant, further intimated to the Authority that HSIIDC in their application dated 24.05.2019 submitted to SEIAA for approval of TOR in the basic information-I (24), column on pending litigation have failed to divulge to SEIAA that HSPCB have after a full investigation sanctioned prosecution against HSIIDC under section 15 of the EP Act, 1986. The Complaint Case No. 1/19 is pending in the Environment Court, Kurukshtera. It is also revealed from the letter received from the Regional Office, HSPCB that the prosecution has been initiated against HSIIDC, Industrial Estate at Sector-37, Karnal and Sector-3 extension Karnal.*

The Project Proponent misleads the Authority by hiding the facts of the case. The case was taken up in the 123rd meeting of SEIAA which was deferred in the previous meeting for need of more time to study the case. The representative of PP appeared before the Authority and accepted that certain unit has come up in the said Industrial Estate prior to grant of Environmental Clearance"which is in violation of EIA Notification, 2006. Accordingly, the Authority decided after detailed deliberations and discussionsthat the case is of violation and be dealt under the provision of Notification No. S.O. 806(E) dated14.03.2017 and S.O. 1030(E) dated 08.03.2018 issued by MOEF & CC, GOI.

Further, the Authority decided to send a team comprising of ShriPrabhakarVerma&Dr.Mehar Chand, Member SEAC to find out the nature and extent of violation in terms of established Industry in the above said "Industrial Estate.The aforesaid case was again considered in 125th meeting of SEIAA held 07.10.2020 which was deferred in the last meeting.The Authority has analyzed the Site Visit Report dated 16.06.2020 submitted by the Sub-committee and

pointed out that the operational unit has constructed only 3097.968 sqmt on the clubbed plots 1, 2 & part of 3. Further, the Sub-committee reported that during the physical possession ofthe plots and affidavit was submitted by the allottee that they will make their own arrangement for basic facilities like drinking water, sewer, road and electricity and the allottee also assured to the HSIIDC that they will not extract ground water and they will not any damage to the surrounding environment. Further, the fresh complaint of ShriVikram Singh, who has reiterated his allegations in the letter dated 03.10.2020.After detailed deliberations, the Authority decided to impose a sum of Rs. 10.00lakhs as Penalty under Section 15 of Environment (Protection) Act,1986.Since, the violation is minor and due to inadvertent negligence on part of officials, the Authority has taken a lenient view in the matter and decided to dispose of the aforesaid complaint.

A similar complaint was also received to the Director General Environment, Haryana with a copy to Chairman, SEACregarding the above referred projectmentioning the below given details.

- *The given facts are in addition to letters dated 13.12.2019 and 3.10.2020 discussed in the 123 rd(item no 3),125 th(item no 2) meetings of SEIAA.*
- *HSIIDC was sanctioned a TOR by MOEF & CC on 19/6/2008 for an industrial area of 350 acres in sector 37,Karnal,Haryana.*
- *The Master Plan of Karnal was amended on 12/8/2008 subsequent to the land acquisition notice dated 27.04.2006 to facilitate the creation of the industrial area.*
- *The land being converted being prime agricultural land of the old Yamauna river bed.This exercise ignoring the abundant saline soils being addressed by the Central Soil Salinity Reserch Institute in Karnal.Clearly an incorrect exercise of scoping and siting.*
- *The TOR dated 19/6/2008 issued by MOEF &CC lapsed in 2012. Prior to conduct of a public meeting HSIIDC applied incorrectly to the MOEF for environment clearance which was not acted upon.*
- *Sometime in 2012 without the necessary environment clearance HSIIDC allotted plots 1,2,3 to Ms Karnal Print Pack and permitted construction of a unit of print and packaging on approx 3500 sq m .As per HSPCB this unit is in the orange category and the proposed Pharma industrial area which it is to service in the Red category of industries.*
- *HSIDC conducted a fake public meeting on 10.1.2014 where of the 113 people present only 7-8 people were from the affected village.*
- *HSIIDC applied to SEIAA, Haryana for Environment clearance on 9/10/2015 and 29/4/2016.This was declined on 6/2/2016 and 17/6/2016 respectively by SEIAA with the observation."The validity of the TOR has lapsed.*
- *The baseline data is also more than 3 years old.You are advised to upload fresh application for approval of TOR.*
- *" By letter dated 24/9/2018 The Chairman HSPCB sanctioned prosecution of HSIIDC in the Environment Court,Kurukshetra for violations of Section 15 of the Environment Protection Act 1986 committed in sector 37,Karnal. On 13/3/2020 SEIAA, Haryana in its 123 rd meeting recorded that HS!IDC,Sector 37, Karnal was a violation case to be treated in accordance with sO 806(E) dated 14/3/2017 and SO 1030(E) dated 8/3/2018 issued by MOEF &cc.SEIAA also imposed a fine of Rs 10 lakhs on HSlIDc for violation of section 15 of the Environment Protection Act 1986. As per F.No.22-10/2019-IA.Il dated 9/9/2019 issued by MOEF & CC it is clear that HSIIDC is a violation case from 2012 onwards.*
- *They have been officially recognized as such by HSPCB on 24/9/2018 on the basis of a complaint submitted by the undersigned in 2015 in the Environment CourtKurukshetra,*

Haryana.Even today there is a complaint No 1/19 pending in the Environment Court,Kurukshetra against HSIIDC.Despite being a violator HSIIDC has applied for EC to SEIAA on 9/10/2015 and 29/4/2016. Despite being asked to resubmit a fresh TOR on 6/2/2016 and 17/6/2016 HSIIDC has failed to submit the same.As per SEIAAS own public notice all violating units were provided a window upto April 13,2018. HSIIDC was aware of notifications SO 804(E),SO 1030(E) and office memorandums dated 15/3/2018,16/3/2018 and 9/9/2019.Despite being aware of being a violating unit since 2015 when the complaint 1/15 was filed against them in the Environment Court, Kurukshetra they have failed to avail of the window of opportunity till April 13,2018. SEIAA has incorrectly entertained the application for

- *TOR and sanctioned the same on 6/9/2019 on an application dated 8/5/2019 underEIA notification 14/9/2006.*
- *This is in violation of the order dated 14 th March in WMP 3361 and 3362 of 2018 and WP 11189 of 2017 which gave violating units a final window of opportunity for seeking EC.Only those violating units can be taken up for consideration by SEIAA who had submitted applications prior to the closure of the window for defaulting units.*
- *HSIDC has been asked to resubmit its TOR on 6/2/2016 and 17/6/2016 it has not done so despite being aware it is a violating unit since 2015.It has been formally recognized as a violating unit only due to the complaints dated 13/12/2019 and 3/10/2020 by the undersigned.SEIAAis,it is respectfully highlighted mandated by law to treat a violating unit under SO 804 and SO 1030 and not under 14/9/2006 SO 1533. Kindly re-examine the incorrect sanction of the TOR dated 6/9/2019 and the pending application for EC submitted by HSIIDC on 8/1/2021 in the light of the above submissions.*
- *The above submissions were also respectfully submitted to the Director General Environment ,Sector 5, Panchkula during the hearing of a RTI appeal dated 4/12/2020. SEIAA is respectfully requested to recognize that the Sector 37 Industrial Area project is incorrectly scoped and sited.It misuses fertile agricultural land for industrialization when in the District of Karnal there exists saline low fertility soils ably identified by the operations of Central soil salinity research institute.*
- *SEIAA would be well advised to kindly consider utilizing low fertility soils prior to diverting high fertility soils for industrialization. This may kindly be treated as a formal notice of legal action for the issues highlighted above*.

After detailed deliberation the committee decided that the PP shall submit the reply of observation along with the points raised by complainant and after receipt of information the case will be taken up for further presentation.

1) The PP shall submit the details of latest status of pending CWP litigation against the project land i.e. i) CWP NO. 9755/2017 ii) CWP NO. 22026/2011 iii) CWP NO. 15672/2017 SLP-CC6672/2009, SLP (as mentioned in the form1) along with the complaints regarding the project.
2) The PP shall submit the status of earlier application regarding Environment clearance applied to MOEF&CC regarding the same project.
3) The earlier TOR issued by SEIAA was not approved under violation category and project not applied under violation category.
4) The PP shall submit the details of prosecution filed against the project under Environment protection Act for violation category.
5) The PP shall submit the letter wherein earlier EC dated 2012 issued by Moef&CC was disposed off.

The PP submitted the reply of above said observation vide letter dated 29.07.2021 and thereafter the case was taken up in 219th meeting held on 12.08.2021. The PP and consultant presented the case before the committee.

- The Project Proponent submitted application for Approval of Terms of Reference for the development of Sector-37 at Karnal, Haryana on 01.05.2019 addressed to Member Secretary, SEIAA which was received on 24.05.2019.
- Earlier, the case was taken up in 182ndmeeting of SEAC held on 13.06.2019 for approval of Terms of Reference and recommended to SEIAA on dated 19.06.2019 for approval of TOR.
- The recommendation of SEAC was considered 119th meeting of SEIAA held on 02.08.2019 and it was decided to approve TOR as proposed by SEAC. Accordingly, TOR was approved vide letter No. SEIAA/HR/19/294 dated 06.09.2019.
- PP submitted that earlier SEIAA through its letter no. SEIAA/HR?2016/972 dated 15.12.2016 has rejected earlier EC application submitted with MOEF&CC because TOR granted by MOEF&CC was valid till 2011. Thus SEIAA advised that we need to apply fresh application for TOR.

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

Name of the Project: Proposed Development of Sector-37 at Karnal Haryana by HSIIDC Karnal Haryana		
Sr. No.	**Particulars**	
1.	Latitude	29°38'38.03"N
2.	Longitude	76°58'58.78"E
3.	Plot Area	207.07 Acres/8,37,975 m^2
4.	Total Built Up area	Net Planned Area-206.88 acres
5.	Total Green Area with Percentage	60.40 acres (Including open space ,roads and Green area)
6.	Rain Water Harvesting Pits	At the time of EIA
7.	STP Capacity	6 MLD CETP for (Sector-3 and Sector-37)
8.	Total Parking	--
9.	Organic Waste Converter	--
10.	Maximum Height of the Building (m)	--
11.	Power Requirement	132 kV (Creation of new 132kV

			substation with 2x16/20 MVA 132/11 kV at Sector-37 Karnal.)
12.	Power Backup		--
13.	Total Water Requirement		4456 KLD
14.	Domestic Water Requirement		2270 KLD
15.	Fresh Water Requirement		2270 KLD
16.	Treated Water		2186 KLD
17.	Waste Water Generated		2617 KLD
18.	Solid Waste Generated		15536 kg/day
19.	Biodegradable Waste		9322 kg/day
20.	Total Cost of the project:	i) Land Cost ii) Construction Cost	Total Project Cost-116.30 Cr.
21.	EMP BUDGET		EMP plan will be submitted at the time of EIA report submission.

The Discussion was held on Vehicular emission, cost of project, CETP, Green area, water requirement, power, land ownership, court cases, complaint, fine imposed and certain observation was raised as given below:-

1. The PP shall submit the duly signed brief note of court cases pending their status and status of land, details of sub-committee formed and fine imposed by the SEIAA
2. The PP shall submit the affidavit that project shall be appraised subject to the outcome of the stay of court
3. The PP shall submit the status of construction in tabular form w.r.t to EC
4. The PP shall submit the affidavit regarding the cost of the project along with evidence

The PP submitted the reply of above said observation along with duly signed self contained note and the reply was placed before the committee.

The PP and consultant submitted duly signed note **for proposed development of sector-37, Karnal, Haryana is being developed by HSIIDC, Karnal, haryana as given below:-**

1. *ToR was approved by EAC through letter its letter No.21-1041/2007-IA.III on dated: 19.06.2008.*
2. *After lapse of TOR a public hearing was conducted on 10.01.2014.*

3. *They have applied to SEIAA, Haryana for Environment clearance on 9/10/2015 and 29/4/2016.*
4. *SEIAA through its letter no. SEIAA/HR/2016/972 dated 15.12.2016 has rejected earlier EC application submitted with MOEF&CC and TOR granted by MOEF&CC was valid till 2011.*
5. *They have applied to SEIAA for ToR with proposal no. SIA/HR/NCP/35888/2019 on dated: 08.05.2019.*
6. *The ToR was granted vide ToR Letter No. SEIAA/HR/2019/294 on dated: 06.09.2019. Meanwhile, we have received notice/saman on 04.09.2019 from Special Environment Court, Kurukshetra wherein it has come to notice that HSPCB has filed prosecution case against HSIIDC officers in case titled HSPCB v/s HSIIDC which is still pending in the court.*
7. *SEIAA has received compliant from Sh. Vikram Singh Karta.*
8. *Further, regarding complaint of Sh. Vikram Singh Karta, SEIAA, Haryana has constituted a subcommittee comprising of Sh. Prabhakar Kumar Verma and Dr. Mehar Chand, Member SEAC for site inspection w.r.t. nature & extent of violation.*
9. *The Sub-Committee visited the site on 06.06.2020 and submitted their report on 16.06.2020, the brief report of Sub-Committee is re-produced as under- "Violation in items of established industry was found at Industrial Plot no. 1, 2 & Part of 3 at HSIIDC Industrial Estate, Sector-37, No any violation was found at the HSIIDC, Sector-37, Karnal" From the repot of Sub-committee, it is evident that no other violation was found at the HSIIDC.*
10. *SEIAA in its meeting of 7 October 2020 consider the case & decided as fully- Authority decided to impose a sum of Rs. 10.00 lakhs as Penalty under Section 15 of Environment (Protection) Act, 1986. Since, the violation is minor and due to inadvertent negligence on part of officials, the Authority has taken a lenient view in the matter and decided to dispose of the aforesaid complaint*
11. *As per directions/Instructions decision of SEIAA, We have submitted a penalty of Rs.10.00 Lakhs on dated: 01.04.2021*
12. *They have submitted the EIA as per ToR granted to SEIAA on dated: 02.04.2021*
13. *The case was again taken up in the 219th SEAC meeting on dated: 12.08.2021 with Agenda No.04*
14. *There are following CWP litigation against the project land-*
    ***i) CWP NO. 9755/2017**- The Case dismissed vide judgment dated: 16.07.2018.*
    ***ii) CWP NO. 22026/2011**- The Petition is disposed off as decided along with bunch of petitions tagged with CWP no.10529/2008 titled as Joginder Singh & Others V/s State of Haryana.*
15. *iii) **CWP NO. 15672/2017 SLP-CC6672/2009, SLP**- Next date of hearing as on 11.10.2021 for arguments. Details of the case is attached as*
16. *They have also applied separate Environment clearance for Proposed CETP.*
17. ***They have applied our case under Area and Township development project under category 8(b).***
18. *Therefore, in view of the above, we hereby request you to kindly process our application for issuance of ToR under violation category.*

The PP submitted **Affidavit cum Undertaking as given below:**

- That they have applied EC for an area measuring 207.07 acres of land
- That at present out of 207.07 acres of land 11.76 acres of land is under litigation vide CWP 15672/2017. (Anexure-10)
- That physical possession of 10.93 acres of land is yet to be obtained.
- That they will carry out the development activity in the land which is under litigation only after the final judgment of court

The committee deliberated the status of construction, complaint, report of committee submitted to SEIAA, fine imposed by SEIAA and after detailed deliberations, the committee unanimously decided

that in view of the construction without EC under development of project area, the following recommendation shall be forwarded to SEIAA for approval and Committee also decided to recommend to SEIAA for Grant of Terms of Reference (under violation) along with public consultation and additional terms of reference for undertaking EIA and preparation of Environment Management Plan (EMP). :

1. 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.
2. Public hearing to be conducted for the project and the issues raised by the public should be addressed in the Environmental Management Plan.
3. The Project Proponent shall be required to submit a bank guarantee equivalent to the amount of remediation plan and natural and community resource augmentation plan with the SPCB prior to the grant EC. The quantum shall be recommended by the SEAC and finalized by the regulatory authority. The bank guarantee shall be released after successful implementation of the EMP, followed by recommendations of the SEAC and approval of the regulatory authority.

Standard Terms of References (ToR)

1. Project site details (location, toposheet of the study area of 10 km, coordinates, Google map, layout map, land use, geological features and geo-hydrological status of the study area, drainage).
2. Land use as per the approved Master Plan of the area, Permission/approvals required from the land owning agencies, Development Authorities, Local Body, Water Supply & Sewerage Board, etc.
3. Land acquisition status, R & R details.
4. Forest and Wildlife and eco-sensitive zones, if any in the study area of 10 km – Clearances required under the Forest (Conservation) Act, 1980, the Wildlife (Protection) Act, 1972 and/or the Environment (Protection) Act, 1986.
5. Baseline environmental study for ambient air ($PM_{10,}$ $PM_{2.5}$, SoZ, NOx& CO), water (both surface and ground), noise and soil for one month (except monsoon period) as per MoEF&CC/CPCB guidelines at Minimum 5 locations in the study area of 10 km.
6. Details on flora and fauna and socio-economic aspects in the study area. Likely impact of the project on the environmental parameters (ambient air, surface and ground water, land, flora and fauna and socio-economic, etc).
7. Source of water for different identified purposes with the permissions required from the concerned authorities, both for surface water and the ground water (by CGWA) as the case may be, Rain water harvesting, etc.
8. Waste water management (treatment, reuse and disposal) for the project and also the study area.
9. Management of solid waste and the construction & demolition waste for the project vis-à-vis. the Solid Waste Management Rules, 2016 and the Construction & Demolition Rules, 2016.
10. Energy efficient measures (LED lights, solar power,etc.) during construction as well as during operational phase of the project as per ECBC Act read with rules made there under.
11. Assessment of ecological damage with respect to air, water, land and other environmental attributes. The collection and analysis of data shall be done by an environmental laboratory duly notified under the Environment (Protection) Act, 1986, or an environmental laboratory accredited by NABL, or a laboratory of a Council of Scientific and Industrial Research (CSIR) institution working in the field of environment.

12. Preparation of EMP comprising remediation plan and natural and community resource augmentation plan corresponding to the ecological damage assessed and economic benefits derived due to violation.
13. The remediation plan and the natural and community resource augmentation plan to be prepared as an independent chapter in the EIA report by the accredited consultants.

Additional Terms of Reference:

1. The Project Proponent shall submit assessment of ecological damage, remediation plan and natural and community resource augmentation plan since its construction being violation case which shall be later incorporated as an independent chapter in the environment impact assessment report as follows:
   a. Ecological Damage
   b. Remediation plan
   c. Natural and community resource augmentation plan with quantification
2. The PP should give detailed back up data of Ambient Air Quality, monitoring, height, details of DG stack etc along with dispersion modeling.
3. The PP should submit incremental load statement with respect to existing approved capacity.
4. The PP should submit proper solid waste management plan with respect to provision of new waste management rules for all types of waste generated with details of provisions of organic waste converter within the project site.
5. The PP should submit Land use cover map of site and surrounding study area based on satellite images.
6. The PP should submit energy saving details from the project and detailed ECBC compliance with percentage energy savings.
7. The PP should submit Traffic circulation management plan.
8. The PP should submit CER provisions and compliance thereof.
9. The PP should enclose all analysis reports of Air, Water, Soil, Noise etc. from MoEF & CC/NABL Laboratory with scope of accreditation along with range of testing. All original reports should be available during approval of project.
10. The PP in EIA/EMP report should enclosed credible legal action u/s 19 read with section 15 of EPA initiated against the owned by State Govt./SPCB.
11. The PP shall submit RWH plan.
12. The PP should submit the certified compliance report from RO, Mo& CC, GoI, Chandigarh of the earlier EC granted.

219.05 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 196th 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 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 212th 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 216th 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 219th 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.

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

Project Proponent : Not present
Consultant : Not present

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 205th 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 210th meeting of SEAC Haryana held on 18.02.2021. The case was again taken up in the 212th 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 215th 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 EC etc 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 219th 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.

219.07 EC for Proposed Integrated Residential Colony Plotted and Group Housing Sushant City Royale at Sector 35/36 Karnal Haryana by M/s Ansal Landmark (Karnal) Township Private Limited

Project Proponent : Not present
Consultant : Ascenso Enviro Pvt. Ltd.

The project was submitted to the SEIAA, Haryana vide online proposal no SIA/HR/MIS/56727/2017.The Project was submitted to the SEIAA, Haryana on 10.10.2016. The project proponent submitted the case the SEIAA as per check list approved by the SEIAA/SEAC. The case was taken up for approval of Terms of Reference in the 143rd meeting of the SEAC held on 27.10.2016. The Project proponent requested for adjournment and the same was discussed in the meeting. The Committee acceded to the request and decided to issue 30 days' notice to the PP. Accordingly the notice will be issued by the Secretary, SEAC to the Project Proponent.The observations of 143rd meeting were conveyed to the PP vide letter No. 1582 dated 08.11.2016. The PP submitted the request on dated 27.06.2017.

Thereafter, the case was taken up in the 155th meeting of the SEAC held on 11.07.2017. The Project Proponent requested for adjournment and the same was discussed in the meeting. The Committee acceded to the request and decided to issue 30 days' notice to the PP. Accordingly the notice will be issued by the Secretary, SEAC to the project Proponent.

The observations of 155th meeting was issued to the PP vide letter No. 2120 dated 27.07.2017. Final Show Cause Notice was also issued to the PP vide letter No. 2656 dated 20.04.2018 for not submitting the reply as per the MoEF guidelines No. J-11 013/5/2009-IA-II (Part) dated 30.10.2012.

The Project Proponent on 19.04.2018 has submitted the Form-1, For-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 169th meeting held on 17.05.2018 for approval of Terms of Reference under violation Notification dated 14.03.2017 and 08.03.2018 respectively.

During presentation, the Committee was informed that it is proposed construction of Integrated Residential Colony (Plotted & Group Housing) “Sushant City/Royale” at Sector-35/36, Karnal, Haryana by M/s Ansal Landmark (Karnal) Township Pvt. Ltd. Total Plot area is 139.33 Acres (56.628 Hectares). The built up area is 92605.037 Sq. Meters for group housing. The sad project/activity is covered under category B of item 8(b) of schedule to the EIA Notification, 2006 and requires prior Environmental Clearance.

The Project Proponent informed that the Environmental Clearance was granted to the Project under Category 8(b) for 1132000 Sq. Meters vide letter No. 21-201/2007-1A.III dated 30.10.2007. PP further informed that they have constructed 12026 Sq. Meters area after the expiry of Environmental Clearance (Copy of presentation duly signed by the project proponent is placed in the case file).

The Committee was unanimously decided that it is a confirmed case to be of violation of the EIA Notification, 2006 and recommended to SEIAA for the following:

i) 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.

ii) Grant of Terms of Reference for undertaking EIA and preparation of Environment Management Plan (EMP)

iii) Public hearing to be conducted for the project and the issues raised by the public should be addressed in the Environmental Management Plan

iv) The Project Proponent shall be required to submit a bank guarantee equivalent to the amount of remediation plan and natural and community resource augmentation plan with the SPCB prior to the grant EC. The quantum shall be recommended by the SEAC and finalized by the regulatory authority. The bank guarantee shall be released after successful implementation of the EMP, followed by recommendations of the SEAC and approval of the regulatory authority.

- The EIA report was submitted to the SEIAA, Haryana vide online proposal noSIA/HR/MIS/56727/2017 dated 06.11.2020for obtaining Environmental Clearance under Category 8(b) of EIA Notification 14.09.2006.
- Earlier, TOR was granted to the project on 07.08.2018 under violation notification 14.03.2017 and 08.03.2018.

Then, the case was taken up in 206th meeting of SEAC Haryana held on 27.11.2020S but the PP and the consultant requested in writing 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. Again the case was taken up in 211th meeting held on 26.02.2021.The PP informed in writing that they have received a letter from HSPCB dated 26.02.2021 and sought information regarding filling of prosecution details in the special Environment court Kurukshetra. In view of this PP and consultant requested to defer the case. The committee deliberated that as the case has already been deferred on the number of occasions and last chance was also given. Now committee deliberated to give the last chance in view of request of PP referring to the letter of HSPCB. The committee conveyed that next time case will be treated in reference to existing Moef&CC guidelines/Notifications etc., if PP and consultant failed to reply.

The case was taken up in 215th meeting of SEAC held on 18.06.2021 but the consultant appeared before the committee and requested to defer the case for submitting the prosecution details filled in the special Environment court Kurukshetra. The committee acceded the request of PP and informed to submit the details of prosecution filled.Now committee deliberated to give the last chance in view of request of PP referring to the letter of HSPCB. The committee conveyed that next time case will be treated in reference to existing MoEF &CC guidelines/Notifications etc., if PP and consultant failed to reply.

The case was again taken up in the 219th meeting held on dated 13.08.2021 and PP presented the case before the committee.

- The Project Proponent informed that the Environmental Clearance was granted to the Project under Category 8(b) for 1132000 Sq. Meters vide letter No. 21-201/2007-1A.III dated 30.10.2007.
- PP further informed that they have constructed 12026 Sq. Meters area after the expiry of Environmental Clearance (Copy of presentation duly signed by the project proponent is placed in the case file).

- The PP has not obtained the EC after its expiry after validity period and neither get extended the validity period of EC dated 30.10.2007.

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: EC for Proposed Integrated Residential Colony (Plotted & Group Housing) "Sushant City/Royale" is located at Sector 35-36, Karnal, Haryana		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/56727/2017
2.	Latitude	$29^0$38'37.80" N
3.	Longitude	$76^0$59'59.59" E
4.	Plot Area	45482.66 Sqm for Group Housing 128.664 Acres for Plotted Development
6.	Proposed Ground Coverage	13072 Sqm for Group Housing (28.74%)
7.	Proposed FAR	74099.803 Sqm for Group Housing (159.54%)
8.	Non FAR Area	18505.23 Sqm for Group Housing
9.	Total Built Up area	92605.04 Sqm for Group Housing
10.	Total Green Area with %	7039.77 Sqm for Group Housing (21.06%) 24685.8 Sqm for Plotted Development (5.33%)
11.	Rain Water Harvesting Pits (with size)	04 Nos. (35 Cum size) for Group Housing 21 Nos. (35 Cum size) for Plotted Development
12.	STP Capacity	230 KLD for Group Housing 2200 KLD for Plotted Development
13.	Total Parking	420 ECS for Group Housing
14.	Organic Waste Converter	02 Nos.
15.	Maximum Height of the Building (m)	33.95 M
16.	Power Requirement	2800 KW for Group Housing 12252 KW for Plotted Development
17.	Power Backup	1950 KVA for Group Housing 500 KVA for Plotted Development
18.	Total Water Requirement	252.26 KLD for Group Housing 2167.8 KLD for Plotted Development
19.	Domestic Water Requirement	218.85 KLD for Group Housing 2078.70 KLD for Plotted Development
20.	Fresh Water Requirement	162.94 KLD for Group Housing 1252.41 KLD for Plotted Development
21.	Treated Water	89.32 KLD for Group Housing 915.39 KLD for Plotted Development
22.	Waste Water Generated	186.26 KLD for Group Housing 1828.22 KLD for Plotted Development
23.	Solid Waste Generated	1.1 TPD for Group Housing 6.72 TPD for Plotted Development
24.	Biodegradable Waste	0.67 TPD for Group Housing 4.03 TPD for Plotted Development
25.	Number of Building Blocks/Plots	537 General Plots, 248 NPNL & 204 EWS plots for Plotted Development
26.	Dwelling Units/ EWS	446 Main DUs, 76 EWS Units & 45

			Servant Units for Group Housing.
27.	Basement		0
28.	Community Center		01
29.	Stories		ST/G+6
30.	R+U Value of Material used (Glass)		<0.27 <0.33
31.	Total Cost of the project:	i) Land Cost	441.75 Cr.
32.	EMP Budget	iii) Capital Cost	253 Lacs
		iv) Recurring Cost	33 Lacs
33.	Incremental Load in respect of:	i) PM 2.5	1.15 µg/m^3
		ii) PM 10	1.92µg/m^3
		iii) SO_2	4.12 µg/m^3
		iv) NO_2	9.7 µg/m^3
		v) CO	0.0095 mg/m^3
34	Status of Construction		Construction stopped.
35.	Construction Phase:	v) Power Back-up	125 KVA
		vi) Water Requirement & Source	Treated water tanker supply
		vii) STP (Modular)	1
		viii) Anti-Smoke Gun	1

Table 2: EMP BUDGET (CONSTRUCTION PHASE)

Component	Recurring Cost (Rs in Lacs/ Annum)
Dust Suppression Measures	3.0
Site Sanitation (Mobile Toilets etc)	2.0
Mobile STP	4.0
Disinfection	1.0
Labour Health Check UP	5.0
Labour Welfare	5.0
Wheel Washing	1.0
Waste Storage Bins- Labour Camp/Site office	1.0
Environment Monitoring	1.0
Total	**23.0**

EMP BUDGET (OPERATIONAL PHASE)

Component	Capital Cost (in lacs)	Recurring Cost (Rs in Lacs/ Annum)
Sewage Treatment Plant	100	10.0
Rain Water Harvesting Tank	20.0	5.0
Solid waste Management (OWC)	50.0	10.0
Horticulture Development	60.0	6.0
Environment Monitoring	-	2.0
Total	**230.0**	**33.0**

The committee deliberated that the PP has not get extended the Environment clearance dated 30.10.2007 after its expiry but applied for Environment clearance under violation category.

The discussion was held on ECBC, distance of wildlife from the project site, Remediation and Damage Assessment Plan, community resource augmentation plan, Natural Resource Augmentation plan, and details of violation, period of violation and mode of calculating assessment, Compliance report etc. certain observations were raised as following:

1. The PP shall submit the revised Damage Assessment, community resource augmentation plan & budgetary provisions, Natural Resource Augmentation plan, budgetary provisions
2. The PP shall submit the brief note duly signed by PP and consultant.
3. The PP shall submit the status of construction at site.
4. The PP shall submit the prosecution details.

The PP submitted the reply of above said observations along with copy of letter no. 2846 dated 31.08.2021 from RO, HSPCB, Karnal and chairman, HSPCB letter dated 11.08.2021has accorded the administrative approval for filling prosecution against Project and placed before the committee. The committee deliberated as PP did violation by construction without EC.

After deliberation the Committee decided that an amount of Rs. ₹ 23,88,300/- towards Remediation plan and Natural and Community Resource Augmentation plan to be spend within a span of three years is justifiable and further the SEAC again recommended the proposal to SEIAA for grant of Environmental Clearance under violation category subject to the following specific conditions in addition to all standard conditions applicable for such projects:

1. SEAC recommended for an amount of Rs. ₹23,88,300/- towards Remediation plan and Natural and Community Resource Augmentation plan to be spend within a span of three years. The details are given below.

Table 3:Remediation Plan and Cost

Environment Attributes	Activities	Measures	Unit Rate	Nos.	Cost
Air Environment	Dust Suppression / Sprinkling	Sprinkling two times a day through tanker	-	-	Has been complied
	Wind breakers / barricades in the periphery of project site	Barricading around the villa, group housing block & club	Rs 300 per sq m	-	5,25,000
		Green Netting	Rs 50 per sq m	12,026 sq m	601,300
	Vehicle check-up camp	-	-	-	Has been complied
	Ambient air quality monitoring in sensitive areas	1 Location for duration of construction	5,000	8	40,000
	Total Air Environment				***11,66,300***
Ecological Environment	Vegetation	Removal of vegetation	Lumpsum	-	50,000
	Green Area Development	31725.57sq of green area and 1057nos. and 5021 nos. of trees has been planted till date in group housing and plotted area, respectively	-	-	Has been complied
	Total Ecological Environment				***50,000***
Water Environment	Water Quality	Water sampling and monitoring	4000	8	32,000
	Sanitation	Portable toilet at site (1 for male and 1 for female).	-	-	Has been complied
		Wastewater Management	-	-	Has been complied
	Drainage	Storm water drainage system	-	-	Has been complied
		Frequent cleaning of the vicinity of site before monsoon	10,000	(21 + 2 RWH Structure)	**230,000**
	Total Water Environment				***262,000***
Land Environment	Erosion Control	Creating barriers to avoid erosion and to maintain its integrity so as to use it further for landscaping			Has been complied
	Top Soil Conservation	Topsoil Loss / Soil Quality (20 cm)	Rs 250 per cum	1	Has been complied
	Excavation	2 Level Basement	Rs 500 per cum		Has been complied
	Solid Waste	Solid Waste Bins (Blue and Green)	3000	20	60,000

Environment Attributes	Activities	Measures	Unit Rate	Nos.	Cost
		Secured intermediate leachate proof facility for storage of material and waste	Lumsump		1,00,000
	Total Land Environment				***1,60,000***
Noise Environment		Providing Personnel Protective equipment's (PPE)	2,500	20	50,000
	Total Noise Environment				***50,000***
Socio – Economic Environment	Health	Providing first aid kits to the construction sites	5000	20	Has been complied
	Labour Welfare	Health Care to Labour	Rs 2000 per labour	20	Has been complied
	Total Socio-Economic				-
GRAND TOTAL (A)					***16,88,300***

Table 4: Natural Resource Augmentation plan & budgetary provisions

S. No	Activity	Total budgetary provision (Rs.)	Year wise implementation and Budgetary provision during operation phase (in Rs)		
			1st Year	2nd Year	3rd Year
1	Development of greenery in the surrounding area and road side plantation on HUDA sector road.	1,00,000	50,000	50,000	-
2	Construction / Augmentation of Pond in nearby village.	1,00,000	50,000	50,000	-
3	Provision of solar lights in common areas street lights through Panchayat in nearby Village	1,50,000	50,000	50,000	50,000
4	Rainwater harvesting and ground water recharge development in nearby Village	1,50,000	50,000	50,000	50,000
	Total	**5,00,000**	**2,00,000**	**2,00,000**	**1,00,000**

Table 5: Community Resource Augmentation Plan & Budgetary Provisions

S.No	Activity	Total budgetary provision (Rs.)	Year wise implementation and Budgetary provision during operation phase (in Rs)	
			1st Year	2nd Year
1	Distribution of 02 Oxygen Concentrators in nearby Hospitals (@Rs. 50,000/- per concentrator)	1,00,000	1,00,000	-
2	Distribution of 20 Oxygen Cylinders (@Rs.5000/- per cylinder)	1,00,000	50,000	50,000
	Total	**2,00,000**	**1,50,000**	**50,000**

S.No.	Particulars	Cost (in Rs.)
1.	Remediation Plan (A)	16,88,300
2.	Natural Resource Augmentation plan (B)	5,00,000
3.	Community Resource Augmentation Plan (C)	2,00,000
	Total (A+B+C)	**23,88,300**

2. Total budgetary provision with respect to Remediation plan and Natural & Community Resource Augmentation plan is rupees ₹23,88,300/-Therefore, project proponent shall be required to submit a bank guarantee of an amount of Rupees ₹23,88,300/- 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. Approval/permission of the CGWA/SGWA shall be obtained, if applicable before drawing ground water for the project activities. State Pollution Control Board (SPCB) concerned shall not issue Consent to Operate (CTO) till the project proponent obtains such permission.
5. 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.
6. The PP shall bear the cost of remedial plan and will be responsible to maintain and manage the same.
7. 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.
8. 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.
9 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.

10. The PP shall not start construction and development works without getting EC under violation Act/provisions of notification.

219.08 EC for Development of Ware house in name & style logistic park jatola by Flowtech Industrial Projects (P) Limited at Village Jalota Tehsil Kharkhoda District Sonipat Haryana by M/s Flowtech Industrial Projects Pvt. Ltd

Project Proponent : Not present
Consultant : Not Present

The project was submitted to the SEIAA, Haryana as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006. After the completion of term of SEIAA on 20.08.2018, the case file was transferred to MoEF&CC on 02.11.2018. Whereas after the constitution of new SEIAA/SEAC, the case file was not received in SEIAA/SEAC, Haryana and on request of PP the case was deferred and it was decided by the Committee that the case will be taken up after receipt of the case file from MoEF&CC.

Then, the case was taken up in 207th meeting of SEAC held on 16.12.2020. The consultant attended the meeting and requested for the deferment of the case. The SEAC deliberated that as the case is pending since long but on the request of consultant 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. It is also decided that the PP shall submit the affidavit along with site photographs (latitude & longitude) that no construction has been carried out at the site within 30 days.

The PP requested vide letter dated 25.03.2021 to defer the case due to some health issues. The consultant appeared before the committee and requested for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 219th 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.

219.09 EC for Expansion of Affordable Group Housing Colony project at Village Behrampur, Sector 63-A, Gurugram, Haryana by M/s CZAR Buildwell Pvt Ltd

Project Proponent : Not Present
Consultant : Not present

The case was considered in the 203rd meeting of SEAC Haryana held on 15.10.2020 and recommended to SEIAA for grant of Environment Clearance

The recommendation of SEAC was considered in 126th meeting of SEIAA held on 11.12.2020 and the Authority observed that the Project Proponent has not submitted Certified Compliance report as well as final approval of 12% extra FAR from the concerned Authority.

After due deliberations the Authority decided to refer back this case to SEAC for obtaining Certified Compliance Report from the Project Proponent as well as Certificate regarding

final approval of 12% extra FAR from the concerned Authority, thereafter recommend this project after taking cognizance of the RO Report.

Thereafter, the case was taken up in 208th meeting of SEAC Haryana held on 07.01.2021 but the PP requested in writing to defer the case which was considered and acceded by the SEAC.

Thereafter, the case was again taken up in 212th meeting of SEAC. The consultant appeared before the committee and requested for the deferment of the case as the certified compliance report is not received from Competent Authority, which was considered and acceded by the SEAC.

Then, the case was taken up in 219th meeting of SEAC held on 12.08.2021.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 15.10.2020 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

219.10 ToR for Proposed Project of Manufacturing of Formaldehyde 160 M.T per day at Plot no. 299, Sector 30A, Phase II, Industrial Estate Manakpur, Jagadhri, District Yamuna Nagar, Haryana by M/s Salasar Industries

Project Proponent: Not Present
Consultant : not present

The project was submitted to the SEIAA vide online proposal no. SIA/HR/IND3/61783/2021 on dated 23.04.2021 as per check list approved by the SEIAA/SEAC for approval of TOR under Category 5(f) of EIA Notification 14.09.2006.The Auto TOR granted on 15.03.2021.

The case was taken up in 214th meeting of SEAC Haryana held on 28.05.2021 but the PP requested vide letter dated 27.05.2021 for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 216th meeting of SEAC held on 29.06.2021 but the PP requested vide letter dated 29.06.2021 for the deferment of the case which was considered and acceded by the SEAC.

Then, the case was taken up in 219th 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.

219.11 Amendment in EC of Group Housing Project "Ibiza Town" at Village Lakkarpur, Surajkund, Faridabad Haryana by RPS international in collaboration with Krrish Motels Pvt. Ltd

Project Proponent : Mr. Navdeep Sharma
Consultant : Env. developmental assistance systems Pvt. Ltd.

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/191611/2021 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 216th meeting of SEAC held on 29.06.2021 but the PP requested vide letter dated 29.06.2021 for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 219th meeting of SEAC held on 13.08.2021. The PP presented the case before the committee

- The Proposed project is for EC of Group Housing Project "Ibiza Town" at Village Lakkarpur, Surajkund, Faridabad Haryana by M/s Krrish Shalimar Projects Pvt. Ltd
- The building plans have been approved in the name of M/s RPS INTERNAT ONL in collaboration with M/s Krrish Shalimar Projects Pvt. Ltd vide letter no. 5490 dated 16.04.2012 from Town and Country Planning department
- The site plan has been approved from Town and Country Planning department vide letter dated 22.03.2012.
- Earlier EC has been granted to the project vide letter no. 381 dated 15.11.2012
- The Occupation certificate has been granted to the project on dated 14.01.2020
- The license no. 111 of 2011 has been granted to the project in the name of RPS international in collaboration with Krrish Motels Pvt. Ltd vide letter dated 16.12.2011which is renewed 16.12.2019 and further applied for CLU.
- Okhla Bird Santuary lies within 8.2km from the project site
- CTE has been granted to the project vide letter no. 501 dated 21.05.2012 and extended letter dated 17.05.2016

The details of amendment of earlier EC 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

S.no.	Particulars	(As per Previous EC issued vide letter no. SEIAA/HR/2012-381, Dated 15th November, 2012.)	Amendment Required
1	Total Built Up area	91,705.00 m^2	80,451.507 m^2
2	Non FAR Area	31,500.00 m^2	20,207.432 m^2 (Basement +Stilt) (17,836.411 m^2+ 2371.021m^2)

3	Basement Area	31500.00 m^2	17,836.411 m^2 (2 Basements) (Main basement + Service basement)
4	Number of Towers	8 towers	7 towers
5	Dwelling Units/ EWS	629 Units	• 266 Units • 47 EWS
6	Stories	G+19	6 Towers = G+19 1 Tower = G+22
7	Maximum Height	69.75m	73.8m
8	Total Parking	-	491 ECS
9	STP Capacity	300 KLD	230 KLD + 80 KLD MODULE (230 KLD Already constructed)
10	Power Requirement	5000 KW	3150 KW

Table 2: EMP Details

Construction Phase								
		Capitalexpenditure (Rs. In Lacs)						**Recurringcost (Rs. in Lacs)**
Sl. No.	**Particulars**	**2013-14**	**2014-15**	**2015-16**	**2016-17**	**2017-18**		**Yearly**
1	**Medical cum First aid facility**	3	-	2	-		-	1
3	**Supply of drinking water for the labourers and**	5	5	-	-		-	5
4	**Barricading and wind breakers**	2	5	2	1		-	4
5	**Sprinklers for suppressionof dust**	2	3	-	-		-	1
6	**Solid waste Management**	2	1	1	1		-	1
		14	**14**	**5**	**2**		**-**	**12**
	Total			**35**				**12**
Operation Phase								
	CapitalCost (Rs. In Lacs)							**Recurringcost (Rs. In Lacs)**
S.no.	**Particulars**	**2013-14**	**2014-15**	**2015-16**	**2016-17**	**2017-18**	**2022-26**	**(Yearly)**
1.	**Sewage Treatment Plant**	**-**	**-**	**-**	**100**	**20**	-	15

2.	**Rain Water Collection Tank**	**-**	**-**	**-**	**10**	**2**	-	4
3.	**Solid Waste Management**	**-**	**-**	**-**	**4**	**10**	-	8
5.	**Horticulture & Green Belt**	**-**	**-**	**-**	**10**	**5**	-	8
6.	**Fire Fighting**	**-**	**-**	**-**	**15**	**-**	-	3
7.	**Wild Life Conservation Activities (Constructing Water Tanks, Providing Artificial Nests on trees etc.)**	**-**	**-**	**-**	**-**	**-**	**5**	1
					139	**37**	**5**	**39**
	Total	**181**						**39**
		Socio Economics						
		CapitalCost (Rs. In Lacs)						**Recurringcost (Rs. In Lacs)**
1.	**Repair of village schools**	5						**-**
2.	**Distribution of Education material**	7						**-**
3.	**Tree Plantation**	12						**-**
	Total	**24**						**-**
Total EMP Budget		**240**						**51**

Total EMP Budget

Particulars	Capital Cost (Rs in Lac)	Recurring Cost (Rs in Lac)
Construction Phase	35	12
Operation Phase	181	39
Socio Economics	24	-
Total	**240**	**51**

The discussion was held on revised tangible EMP, revised CER, water assurance, license details, building plans, zoning plan,mosaic plan, Green plan, Aravali NOC, parking plan, Traffic study, air simulation plan, CTE, CTO, Geo technical study etc. and certain observations were raised as following

1. The PP and the consultant shall submit the duly signed note giving the brief chronological of the events and why not applied for validity extension in time.

2. The PP shall submit the name change from DTCP Department in the license and building plan.
3. The PP shall submit the valid EC in the name of Krrish Shalimar
4. The PP shall submit the revised tangible EMP details
5. The PP shall submit the earlier expenditure of the CER
6. The PP shall submit the affidavit for the water assurance
7. The PP shall submit the copy of valid license
8. The PP shall submit the revised layout plan
9. The PP shall submit the revised approved building plan and original building plan submitted at the time of EC
10. The PP shall submit the zoning plan
11. The PP shall submit the mosaic plan
12. The PP shall submit the green belt development plan along with no of trees in the existing area along with girth, age and type of trees The PP shall submit the traffic circulation plan and traffic study
13. The PP shall submit the parking plan
14. The PP shall submit the location of STP
15. The PP shall submit the RWH on the plan
16. The PP shall submit the elevation plan
17. The PP shall submit the air simulation plan
18. The PP shall submit the undertaking that no revenue rasta passing through the project
19. The PP shall submit the AAI NOC as it is valid upto 3.12.2020
20. The PP shall submit the Aravali NOC
21. The PP shall submit the COPY OF valid CTE and CTO
22. The PP shall submit the copy of OC obtained from DTCP
23. The PP shall submit the geo technical report
24. The PP shall submit the all analysis testing reports of soil, air , water and noise

The PP submitted the reply of above said observations vide letter dated 12.08.2021 along with affidavit stating that:

- *The project was started after issuance of previous EC vide letter No. SEIAA/HR/0212-381 dated 15.11.2012. All the construction work has been done in the period of original EC and applied for OC on 25.09.2017 and again on 25.06.2018 but the principle OC has been granted only on 14.01.2020. In the period between application for grant of OC and issuance of OC , the EC has expired on 14.11.2019. At that time only OC for 6 towers and EWS were granted and the 7th Tower OC was pending, as some electrical and finishing work in the 7th tower (Tower A) is required to be completed. Now in order to complete the remaining work in tower A, extended EC is required.*
- *No contruction work has been done since submission of OC application As the in principle OC was received in January 2020, after this period covid-19 lockdown happened and our EC validity needed to be extended to complete the finishing work of 7th tower (Tower A)*
- *There is no change in layout plan*
- *Green area will remain the same as in previous EC*
- *No reduction will be made in EMP from the previous EC.*
- *The PP shall spent Rs.5Lakhs as capital cost and1 lakh/year as recurring cost on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan.*

Sh. A.K. Mehta, Member, SEAC raised a point along with dissent note that as per the earlier issued EC of 15.11.2012 has already expired on 14.11.2012 and there is no provision of amendment in earlier EC. And as per earlier EC "The PP has to seek fresh environment clearance in case any modification/revision is required due to change in any plan". Also raised issue regarding pollution load before and after construction of the building.

The points of member were considered and deliberated that in view of building plan approval dated 2012, the amendment is sought in granted EC dated 15.11.2012 to the project. After that the committee decided by majority that In the present case, built up is reduced from 91,705sqm to 80451.507sqm, STP capacity marginally increased from 300 KLD to 310 KLD, no. of floors increased from 19 to 22 in one tower only, height increased from 69.75 m to 73.8 m, Power requirement reduced from 5000KWto 3150 KW, and no. of towers reduced from 8 to 7. Alos no. of dwelling units decreased. The committee deliberated decrease in no. of towers, built up area and no increase in plot or buit up area etc which results in case to be appraised as amendment.

As the built up area has been decreased due to revised planning and consequently the related parameters got changed which is to be appraised as amendment in the EC granted to the project dated 15.11.2012 after validity of earlier EC The PP has also submitted the remedial measure to incremental load for various parameters in view of amendment/modification.

The PP also submitted the Brief note mentioning that:

*The Project was started after issuance of Previous EC vide letter no**.** SEIAA/HR/2012-381, Dated 15th November, 2012**.** All the construction work has been done in the period of original EC & applied for O.C on 25.09.2017 & again on 25.6.2018. But in Principle O.C has been granted only on 14.01.2020. In the period between application for grant of O.C and issuance of O.C, EC has expired (i.e on 14.11.2019). At that time only O.C for 6 towers & EWS was granted and the 7th tower O.C was pending, as some electrical & finishing work in 7th tower (Tower A) is required to be completed. Now in order to complete the remaining work in Tower A, extended EC is required.*

No construction work has been done since submission of O.C application. As the in Principle O.C was received in January 2020, after this period Covid-19 lockdown happened and our E.C validity needed to be extended to complete the finishing work of 7th Tower (Tower A).

*The total area of land of the project is **41,075.528m^2 &**Total Area for FAR purpose is **34,438.694 m^2** and built-up area is **80,451.507m^2**.The site is earmarked for residential development as per the development plan of Faridabad and approved zoning plan.*

*The Environment Clearance was granted by SEIAA **vide letter no. SEIAA/HR/2012-381, Dated 15th November, 2012.** The Environment Clearance granted to the project expired on 15/11/2019 but some work is still to be completed for which the EC is needed. No work has been done since expiry of EC.*

There are some changes in the area statement from the previous Plan for which EC was granted. Therefore Amendment and Extension of EC is required as given below:.

The total plot area is same but the total built up area is decreasing from 91,705.00 sqm to 80,451.507 sqm.Total no. of towers and dwelling units are decreasing (Towers from 8 to 7 & units

from 629 to 266 units + 47 EWS) subsequently population (from 3717 persons to 2442 persons), Total water requirement (from 390 KLD to 223KLD), waste water (from 249 KLD to 171 KLD) & solid waste generation (from 1719.1kg/day to 1115 kg/day) are also reducing.

The documents were placed before the committee and committee deliberated that since the OC has been granted to the project vide letter dated 14.01.2020 for 6 towers & EWS but 7th tower OC is pending whereas PP *applied for O.C on 25.09.2017 & again on 25.6.2018. but in Principle O.C granted on 14.01.2020.*Earlier EC granted vide *letter no**. SEIAA/HR/2012-381, dated 15th November, 2012 and submitted for OC within the validity period of EC but i**n the period between application for grant of O.C and issuance of O.C, EC has expired (i.e on 14.11.2019). The PP submitted that 7th tower O.C is pending, as some electrical & finishing work in 7th tower (Tower A) is required to be completed. PP requested that in order to complete the remaining work in Tower A, extended EC is required.*

The committee discussed that *the total plot area is same but the total built up area is decreasing from 91,705.00 sqm to 80,451.507 sqm. Total no. of towers and dwelling units are decreasing (Towers from 8 to 7 & units from 629 to 266 units + 47 EWS) subsequently population (from 3717 persons to 2442 persons), Total water requirement (from 390 KLD to 223KLD), waste water (from 249 KLD to 171 KLD) & solid waste generation (from 1719.1kg/day to 1115 kg/day) are also reducing. It is also discussed that the PP has already constructed 22 floors in 7th tower but overall builtup area has been decreased from 91,705.00 sqm to 80,451.507 sqm. The PP also placed on record a letter from Town and Country planning Department indicating the 22 floors in the building tower of type-B vide letter no. 2112 dated 20.04.2021. And deliberated that since OC has also been granted for 6 towers and 7 th tower OC not granted as the building was not habitable as stated by PP in affidavit.*The committee further deliberated that the PP had applied for OC for project well within the time period of EC and after the expiry of EC no construction has been carried out by PP. Now considering the request for granting EC and extending the validity of EC in view of the fact that they had already constructed 7th tower and electric and finish work is to be completed, the committee decided after unanimous view

- That this case for recommending extension for further period of validity to SEIAA within the existing norms of validity extension as per OM/Notification of MoEF&CC.
- And thereafter, amendments in earlier Environmental Clearance issued vide letter dated 15.11.2012 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 additional stipulations and other conditions will remain same as per earlier EC issued vide letter dated 15.11.2012.

Additional Stipulations:-

1. The PP shall ensure that total 2% of the cost of project shall be spent on EMP Budget for amended part. 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.

2. The PP shall spent Rs.5Lakhs as capital cost and1 lakh/year as recurring cost 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 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.
4. 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.
5. 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.
6. The PP shall obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
7. 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_2 load by 30% if HSD is used by installing wet scrubbers/ other Air Pollution Control Measures (APCM).
8. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
9. The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority
10. 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.
11. The PP shall carry out the quarterly awareness programs for the stakeholders of the commercial colony/project.
12. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase and anti smog gun shall also be provided.
13. The PP shall provide the mechanical ladder for use in case of emergency.
14. The project proponent shall comply with the provisions regarding Corporate Environment Responsibility as per existing environment clearance for existing part.
15. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.
16. Sewage shall be treated in the STP(230+ 80 KLD) based on latest Technology to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening
17. 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.
18. 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.
19. 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.
20. 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.
21. 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

22. The PP shall obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
23. The PP shall carry out the quarterly awareness programs for the stakeholders of the project.
24. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
25. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.
26. 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.

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

Project Proponent: Not present
Consultant: Not present

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/20172/2021 dated 23.06.2021.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 216thmeeting of SEAC held on 29.06.2021 but the PP requested vide letter dated 29.06.2021 for the deferment of the case which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 218th meeting held on 30.07.2021 but the PP requested vide letter dated 20.07.2021 for the withdrawal of the case due to some technical issues in the proposal which was considered and acceded by the SEAC.

Thereafter, the case was taken up in 219th 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.

219.13 Company name change in EC letter issued by SEIAA, Haryana from M/s Ashkit Properties Limited to One Qube Realtors Limited for Proposed Commercial Complex "IT Office Building" at Plot No.20, Sector 18, Gurugram, Haryana by Ashkit Properties Limited by One Qube Realtors Limited

Project Proponent: Mr. Ankur Goel
Consultant : JM Enviro

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/197967/2021 dated 23.06.2021.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 case was taken up in 219th meeting of SEAC held on 12.08.2021.The PP and consultant appeared before the committee but it was unanimously decided by the committee that the case may be sent to SEIAA as the project has not been received online on parivesh portal and decided that the case will be considered only after receiving on online portal along with hard copy.

219.14 EC for Revision & Expansion of Affordable Group Housing Project located at Village Dhorka, Sector 95, Gurugram, Haryana by M/s SA Propcon Pvt. Ltd. in collaboration with M/s Signature Infrabuild Pvt. Ltd

Project Proponent: Shri Vineet Kumar
Consultant : M/s Grass Root Research & Creation India (P) Ltd.

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/217576/2021 on dated 09.03.2021 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 213rd meeting of SEAC Haryana held on 19.04.2021. The Project Proponent and the accredited Consultant made a detailed presentation on the salient features of the project and informed that:

- Revision & Expansion of affordable group housing project village Dhorka, Sector-95 Gurugram, Haryana by M/s SA Propcon Pvt. Ltd. in collaboration with M/s Signature Infrabuild Pvt. Ltd.
- The project site is located in the revenue estate of Village Dhorka, Sector-95, Gurugram, Haryana on a land measuring 5.688 acres or 2.3 ha.
- The project is appraised on concept basis as the building plan is not approved for expansion part from competent authority.
- Land falls in Residential area as per land use (Gurugram-Manesar Urban Complex-2031 A.D). So there is no permanent change in land use, LoI has been issued vide memo no. LC-3714-B/JE(MK)/2020/19048 dated 29/10/2020 for an additional area measuring 0.575 acres and Licence no. 73 of 2019 also has been granted for an area 5.115 acres to M/s SA Propcon Pvt. Ltd. in collaboration with M/s Signature Infrabuild Pvt. Ltd.
- The project was earlier granted Environmental clearance as per the EIA notification 2006 vide no SEIAA/HR/2019/496 dated 20/12/2019 from SEIAA, Haryana. Earlier total plot area was 20,689.52 m 2 and Built-up area was 59,601.00 m 2 .
- The project has also granted Consent to Establish vide letter no. HSPCB/Consent/ :329962320GUSOCTE7264875 dated 02/02/2020 from HSPCB, Haryana which is valid up to 29/01/2025.
- There are total 5 towers i.e A,B,C,D& E. First floor of Tower A, foundation of Tower B, First to Third Floor of Tower C, Ground Floor of Tower D have been completed. There is no excavation in Tower E & Commercial block.
- There is revision in Commercial block in existing plot area and Expansion in additional plot area which will have Tower F with 70 Dwelling Units. Now, the total plot area will be 23,016.459 sqm and total Built up area will be 65,373.015 sqm
- after revision and expansion of the project. SITE LOCATION AND SURROUNDINGS The project site is located in the revenue estate of Village- Dhorka, Sector-95, Gurugram, Haryana. The geographical co-ordinates of project site are 28°25'1.47" N and 76°54'31.14" E.
- The total estimated cost of the project is INR 193 Crores which includes the cost of the land as well as the development cost.
- Sultanpur National Park-Approx.4.4 km-NNW Bashirpur RF-Approx.10.2 km-WNW
- Ground water-Pre monsoon water level varies from 3.30 mbgl to 79.70 mbgl. Post monsoon water level varies from 3.05 mbgl to 77.55 MBGL.
- PP submitted the compliance report from from HSPCB dated 21.04.2021

Thereafter, the case was taken up in 219th meeting of SEAC held on 13.08.2021.the PP presented the case before the committee.

Table 1: Construction Status

S. No.	Tower	Status of Construction
1.	Tower A	Slab completed upto 3rd Floor
2.	Tower B	Foundation work completed
3.	Tower C	Slab completed upto 5th Floor
4.	Tower D	Slab completed upto 1st Floor
5.	Tower E, F and Community Hall	Not started yet
6.	Commercial	Foundation work completed

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

Name of the Project: Revision &Expansion of Affordable Group Housing at village- Dhorka, Sec-95, District-Gurugram, Haryana By M/s SA Propcon Pvt. Ltd. in collaboration with M/s Signature Infrabuild Pvt. Ltd.				
Sr. No.	**Particulars**	**Existing**	**Expansion**	**Total Area (in M^2)**
	Online Project Proposal Number	SIA/HR/MIS/217576/2021		
1.	Latitude	28°23‘41.76"N	-	28°23‘41.76"N
2.	Longitude	77°54‘31.14"E	-	76°54‘31.14"E
3.	Plot Area	23,016.459 m^2	-	23,016.459 m^2
4.	Net Plot Area	23,016.459 m^2	-	23,016.459 m^2
5.	Proposed Ground Coverage	3,898.736 m^2	-	3,898.736 m^2
6.	Proposed FAR	53,992.906 m^2	10.51	54,003.416
7.	Non FAR Area	10,999.469 m^2	-	10,999.469 m^2

8.	Total Built Up area	65,373.015 m^2	-	65,383.53
9.	Total Green Area with Percentage	5,546.0 m^2 (24.10% of plot area)	-	5,546.0 m^2 (24.10% of plot area)
10.	Rain Water Harvesting Pits (Size)	6 nos. (Dia-5 m and Depth-4 m)	-	6 nos.(Dia-5 m and Depth-4 m)
11.	STP Capacity	400 KLD	-	400 KLD
12.	Total Parking	405 ECS	4 ECS	409 ECS
13.	Organic Waste Converter	1	-	1
14.	Maximum Height of the Building (m)	80.250	-	80.250
15.	Power Requirement	2972 kW	-	2972 kW
16.	Power Backup	750 kVA (3*250 kVA)	-	750 kVA (3*250 kVA)
17.	Total Water Requirement	387 KLD	3 KLD	390 KLD
18.	Domestic Water Requirement	371 KLD	3 KLD	374 KLD
19.	Fresh Water Requirement	273 KLD	2 KLD	275 KLD
20.	Treated Water	284 KLD	3 KLD	287 KLD
21.	Waste Water Generated	316 KLD	3 KLD	319 KLD
22.	Solid Waste Generated	2247kg/day	20 kg/day	2267 kg/day
23.	Biodegradable Waste	1348 kg/day	12 kg/day	1360 kg/day
24.	Number of Towers	6 Towers (Tower A-F) 1 Community Building 2 Commercial Building	-	6 Towers (Tower A-F) 1 Community Building 2 Commercial Building
25.	Dwelling Units/ EWS	808 Nos.	08 nos.	816 nos.
26.	Salable Units	808 Units	08 nos.	816 nos.
27.	Community Center	190.320	-	190.320
28.	Stories	G+24	-	G+24
29.	R+U Value of Material used (Glass)	3.11w/m^oC	-	3.11w/m^oC
30.	Total Cost of the project: i) Land Cost	193 Crores	-	193 Crores
	ii) Construction Cost			
31.	EMP Budget **(per** i) Capital Cost	88 Lakhs	-	134.5 Lakhs
	ii) Recurring Cost	28.45 Lakhs		42.95 Lakhs

<table>
<tr><td></td><td>year)</td><td></td><td></td><td></td></tr>
<tr><td>32.</td><td>Incremental Load in respect of:
i) $PM_{2.5}$</td><td>0.47 µg/m^3</td><td>-</td><td>0.47 µg/m^3</td></tr>
<tr><td></td><td>ii) PM_{10}</td><td>0.143 µg/m^3</td><td>-</td><td>0.143 µg/m^3</td></tr>
<tr><td></td><td>iii) SO_2</td><td>0.478 µg/m^3</td><td>-</td><td>0.478 µg/m^3</td></tr>
<tr><td></td><td>iv) NO_2</td><td>0.4068 µg/m^3</td><td>-</td><td>0.4068 µg/m^3</td></tr>
<tr><td></td><td>v) CO</td><td>0.1483 µg/m^3</td><td>-</td><td>0.1483 µg/m^3</td></tr>
<tr><td>33.</td><td>Status of Construction</td><td><table><tr><th>S. No.</th><th>Tower</th><th>Status of Construction</th></tr><tr><td>1.</td><td>Tower A</td><td>Slab completed upto 3rd Floor</td></tr><tr><td>2.</td><td>Tower B</td><td>Foundation work completed</td></tr><tr><td>3.</td><td>Tower C</td><td>Slab completed upto 5th Floor</td></tr><tr><td>4.</td><td>Tower D</td><td>Slab completed upto 1st Floor</td></tr><tr><td>5.</td><td>Tower E, F and Community Hall</td><td>Not started yet</td></tr><tr><td>6.</td><td>Commercial</td><td>Foundation work completed</td></tr></table></td><td>-</td><td><table><tr><th>S. No.</th><th>Tower</th><th>Status of Construction</th></tr><tr><td>1.</td><td>Tower A</td><td>Slab completed upto 3rd Floor</td></tr><tr><td>2.</td><td>Tower B</td><td>Foundation work completed</td></tr><tr><td>3.</td><td>Tower C</td><td>Slab completed upto 5th Floor</td></tr><tr><td>4.</td><td>Tower D</td><td>Slab completed upto 1st Floor</td></tr><tr><td>5.</td><td>Tower E, F and Community Hall</td><td>Not started yet</td></tr><tr><td>6.</td><td>Commercial</td><td>Foundation work completed</td></tr></table></td></tr>
<tr><td>34.</td><td>Construction Phase:</td><td></td><td>-</td><td></td></tr>
<tr><td></td><td>Power Back-up</td><td>62.5 kVA</td><td>-</td><td>62.5 kVA</td></tr>
<tr><td></td><td>Water Requirement & Source</td><td>131 ML (Private Tankers)</td><td>-</td><td>131 ML (Private Tankers)</td></tr>
<tr><td></td><td>STP (Modular)</td><td>1</td><td>-</td><td>1</td></tr>
<tr><td></td><td>Anti-Smoke Gun</td><td>1</td><td>-</td><td>1</td></tr>
</table>

Table 3: EMP BUDGET

DURING CONSTRUCTION PHASE

COMPONENT	CAPITAL COST (INR LAKH)	RECURRING COST (INR LAKH/YR)
Labor Sanitation & Waste water Management	12.0	6.0
Dust Mitigation Measures Including site barricading, water sprinkling and anti-smog gun)	20.0	5.0
Storm Water Management (temporary drains and sedimentation basin)	9.5	2.5
Solid Waste Management	5.0	1.0
TOTAL	**46.5**	**14.5**

DURING OPERATION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
Sewage Treatment Plant	40.0	10.0
Rain Water Harvesting System	9.0	2.5
Solid Waste Management	5.0	1.2
Environmental Monitoring	0.0	9.0
Green Area/ Landscape Area	1.0	2.0
Others (Energy saving devices, miscellaneous)	10.0	2.5
Socio-Economic		
Providing laptops and mobile phones to students of - • Government Pri. School in Village- Dhorka at 1.2 km in SSW direction. • Government Sr. Sec. School in Village-	5.0	---

Bhangrola at 2.5 km in South direction. • Government Sr. Sec. School in Village- Hayatpur at 2.5 km in East direction.		
Providing Rain Water Harvesting in the following local Govt. Schools- • Government Pri. School in Village- Dhorka at 1.2 km in SSW direction. • Government Sr. Sec. School in Village- Bhangrola at 2.5 km in South direction. • Government Sr. Sec. School in Village- Hayatpur at 2.5 km in East direction.	5.0	
Shelter for Cow in village- Wazirpur, Dhorka and Hayatpur at distance of 0.4 km in NE, 0.9 km in SSW and 2.5 km in East	1.5	
Providing Water Coolers in the following local Govt. Schools- • Government Pri. School in Village- Dhorka at 1.2 km in SSW direction. • Government Sr. Sec. School in Village- Bhangrola at 2.5 km in South direction. • Government Sr. Sec. School in Village- Hayatpur at 2.5 km in East direction.	1.5	---

Setting up solar lighting facilities in village-Wazirpur, Dhorka and Hayatpur at distance of 0.4 km in NE, 0.9 km in SSW and 2.5 km in East	2.0	---
Plantation in village-Wazirpur, Dhorka and Hayatpur.	2.0	---
Providing sanitation facility in Wazirpur, Dhorka and	1.0	---
Fund allocated for Wild Life Conservation		
Plantation of tress	1.5	0.38
Digging of Ponds	1.0	0.25
Construction of feeding Platforms and enclosure	1.0	0.25
Awareness Generation	1.0	0.25
Putting artificial nests on trees	0.50	0.12
TOTAL	**88.0**	**28.45**

TOTAL EMP BUDGET		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
During Construction Phase	46.5	14.5
During Operation Phase	88.0	28.45
TOTAL	**134.5**	**42.95**

The Discussion was held on building plan, traffic circulation plan, parking plan, Aravali NoC, Forest NoC, Geo Technical Report, Traffic Study, Earlier EC, CTE, Combined Zoning plan, distance of sultanpur national park, compliance report, 66 KVA, elevation plan for the additional building and certain observations were raised :-

1. The PP and the consultant shall submit the duly signed note giving the brief chronological of the events and complained report and other details

2. The PP shall submit the revised EMP
3. The PP shall submit the mosaic plan
4. The PP shall submit the geo technical report
5. The PP shall submit the traffic study
6. The PP shall submit the collaboration agreement
7. The PP shall submit the STP hydrological design of 400 KLD of MBR Technology ,its location along with its components, revised MLSS/MLSV ratio
8. The PP shall submit the details of OWC
9. The PP shall submit the revised parking details
10. The PP shall submit the revised population
11. The PP shall submit the Water calculations

The PP submitted the reply of above said observations vide letter dated 13.08.2021 along with affidavit that

- The PP shall spent Rs.5 Lakhs as capital cost and 1.25 as recurring cost on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan

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

After 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 14.9.2006 issued by the Ministry of Environment and Forest, Government of India should be recommended to the SEIAA with the following specific and general stipulations:

Specific conditions:-

1) Sewage shall be treated in the STP(400KLD) 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 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.
4) The PP shall spent Rs.5 Lakhs as capital cost and 1.25 as recurring cost on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan
5) The PP shall not carry out any construct above and below the 24 meter road passing through the project and ensure that permission of the competent authority shall be obtained before carry out any construction above or below the 24 meter rasta. The PP shall put notice board on the revenuerasta for the passerbyes.
6) The PP shall not carry any construction below 66 KV line passing through the project except the green area development.
7) 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.
8) 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.

9) 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.
10) 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
11) 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 5,546.0 m^2 (24.10% of plot area)shall be provided for Green Area development for whole project.
12) 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.
13) 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.
14) The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of firefighting equipments etc. as per National Building Code including protection measures from lightening etc.
15) The PP shall obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
16) 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
17) The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
18) The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
19) 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.
20) The PP shall carry out the quarterly awareness programs for the stakeholders of the project.
21) 6Rain water harvesting recharge pits already provided for ground water recharging as per the CGWB norms.
22) The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 6RWH pits.
23) 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.
24) The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
25) The PP shall provide the mechanical ladder for use in case of emergency.
26) 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 Rules2001 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, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

vi. Sand, murram, 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

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 Trans boundary 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.

219.15 EC for "Proposed Affordable Goup Housing Colony" at Village Badha and Sikanderpur Badha, Sector 85, District Gurugram, Haryana by M/s Conmin Projects India Private Limited.

Project Proponent : Not present
Consultant : Not present

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/219795/2021 on dated 12.01.2021 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 219th meeting of SEAC held on 13.08.2021 but the PP requested vide letter dated 11.08.2021 for the deferment of the case which was considered and acceded by the SEAC.

219.16 EC for Proposed Affordable Residential Plotted Colony under DDJAY Policy on Land Measuring 57.50625 acres in the Revenue Estate of Village Hayatpur, Sector 89,Gurugram, Haryana by M/s Adhikaansh Realtors Private Limited

Project Proponent : Mr. Amarnath Ichhpujani
Consultant : M/s Ind Tech House Consultant

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/61677/2021 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 TOR has been granted to the project.

The case was taken up in 219th meeting of SEAC held on 13.08.2021.The PP presented the case before the committee

- The Proposed project is for EC for Proposed Affordable Residential Plotted Colony under DDJAY Policy on Land Measuring 57.50625 acres in the Revenue Estate of Village Hayatpur, Sector 89,Gurugram, Haryana by M/s Adhikaansh Realtors Private Limited.
- Sultanpur Bird Sanctuary falls within 6.4km from the project site.
- The project falls under Gurgram Manesar Urban Complex master plan 2031.

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: EC for Proposed Affordable Residential Plotted Colony under

DDJAY Policy on land measuring 57.50625 acres in the revenue estate of village-Hayatpur, Sector-89, Gurugram, Haryana			
Sr. No.	**Particulars**		
1.	Online Proposal Number		SIA/HR/MIS/61677/2021
2.	Latitude		$28^0$25’20.74” N
3.	Longitude		$76^0$56’46.11” E
4.	Plot Area		232719.168Sqm
5.	Net Plot Area		215588.839Sqm
6.	Proposed Ground Coverage		76627.57Sqm
7.	Proposed FAR		306524.60 Sqm
8.	Non FAR Area		113667.45Sqm
9.	Total Built Up area		600194.2Sqm
10.	Total Green Area with %		43120 Sqm (20%)
11.	Rain Water Harvesting Pits (with size)		58 Nos. (50 Cum size)
12.	STP Capacity		1730 KLD (900 + 830)
13.	Total Parking		4740 ECS
14.	Organic Waste Converter		02 Nos.
15.	Maximum Height of the Building (m)		14.95 M
16.	Power Requirement		10854 KW
17.	Power Backup		8580 KVA
18.	Total Water Requirement		1927 KLD
19.	Domestic Water Requirement		1690 KLD
20.	Fresh Water Requirement		1266 KLD
21.	Treated Water		661 KLD
22.	Waste Water Generated		1444 KLD
23.	Solid Waste Generated		10.2 TPD
24.	Biodegradable Waste		6.2 TPD
25.	Number of Building Blocks/Plots		948 Nos.
26.	Dwelling Units/ EWS		3792 Nos.
27.	Basement		01 No.
28.	Community Center		01
29.	Stories		B+ST+4
30.	R+U Value of Material used (Glass)		<0.27 <0.33
31.	Total Cost of the project:	i) Land Cost	1008 Cr.
		ii) Construction	
32.	EMP Budget	v) Capital Cost	676 Lacs
		vi) Recurring Cost	172.25 Lacs
33.	Incremental Load in respect of:	i) PM 2.5	1.15 µg/m^3
		vi) PM 10	1.92µg/m^3
		vii) SO_2	7.12 µg/m^3
		viii) NO_2	30.7 µg/m^3
		ix) CO	0.0095 mg/m^3
34	Status of Construction		Construction not started
35.	Construction	ix) Power Back-up	125 KVA

	Phase:	x) Water Requirement & Source	Treated water tanker supply
		xi) STP (Modular)	Yes
		xii) Anti-Smoke Gun	Yes

Table 2: EMP BUDGET (CONSTRUCTION PHASE)

COMPONENT	**CAPITAL COST (Rs in Lacs)**	**RECURRING COST (Rs in Lacs)/Annum**
BARRICADING OF CONSTRUCTION SITE	10	1
ANTI - SMOG GUN (WITH COMPLETE SYSTEM)- 2 Nos	13	6
DISPLAY OF DUST MITIGATION MEASURES	2	0.5
SITE SANITATION -	3	1.5
MOBILE STP	4	2
DISINFECTION/ PEST CONTROL	--	2
LABOUR HEALTH CHECK UP & FIRST AID FACILITY	4	3
LABOR WELFARE (canteen, creche,safeacess road - water power)	4	2
WHEEL WASHING	3	1.5
WASTE STORAGE BINS - LABOUR CAMP/SITE OFFICES	2	1
TRAFFIC MANAGEMENT SIGNAGES	2	0.5
SAFETY TRAINING TO WORKERS	--	2
ENVIRONMENT MONITORING & 6 MONTHLY COMPLIANCE REPORT OF EC CONDITIONS		2
TOTAL	**47**	**25**

ENVIRONMENT BUDGET (OPERATIONAL PHASE)

COMPONENT	**CAPITAL COST (Rs in Lacs)**	**RECURRING COST (Rs in Lacs)/Annum**
SEWAGE TREATMENT PLANT (1730 KLD)	105	40
RAIN WATER HARVESTING (58 Recharge Pit)	375	56.25
SOLID WASTE STORAGE BINS & COMPOSTER (Organic Waste Converter 6.2 tpd)	62	28
HORTICULTURE DEVELOPMENT (TREE PLANTATION & LANDSCAPING)	32	19
ROOF TOP SPV PLANT (110 KWp)	55	2
ENVIRONMENT MONITORING	--	2
TOTAL	**629**	**147.25**

The discussion was held on revised Green plan, revised population , building plan, revised water calculations, sewage permission, dual plumbing plan, traffic circulation plan, parking plan, air dispersion model, Revised EMP, distance of wildlife from the project site etc. and certain observations were raised as following:-

1. The PP shall submit the revised Green plan
2. The PP shall submit the revised population @18PPU

3. The PP shall submit the building plan for all categories of DU unit to be constructed
4. The PP shall submit the revised water calculations as per revised population and subsequent changes.
5. The PP shall submit the revise break up of area in residential plots, community, commercial roads, Green and parking etc.
6. The PP shall submit the sewage permission
7. The PP shall submit the dual plumbing plan
8. The PP shall submit the details of revenue rasta passing through the project and undertaking that no services is passing through revenue rasta.
9. The PP shall submit the traffic circulation plan
10. The PP shall submit the parking plan
11. The PP shall submit the details of air dispersion model and incremental load due to traffic. Also PP shall submit Primary Micro met data, vehicular emission data, DAT files (input and output), isopleths of PM_{10}, $PM_{2.5}$, SO_2, No_2, CO. Viz-a-viz wind rose diagram.
12. The PP shall submit the affidavit that no vehicle will be allowed to park outside the house and all the car will be parked inside the house.
13. The PP shall submit the affidavit that basement shall not be used for the habitation purpose
14. The PP shall submit the Revised EMP
15. The PP shall submit the Wildlife activity plan

The PP submitted the reply of above said observations vide letter dated 13.08.2021 along with affidavit

- The PP shall spent Rs.10 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 documents were placed before the committee and committee after discussion considered the reply and after 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 14.9.2006 issued by the Ministry of Environment and Forest, Government of India should be recommended to the SEIAA with the following specific and general stipulations:

Specific conditions:-

1. Sewage shall be treated in the modular STP (1730 KLD) based on 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 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 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.
4. The PP shall not carry out any construct above and below revenue rasta 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.

5. The PP shall spent Rs.10 Lakhs on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan
6. The PP shall obtain the wildlife conservation plan from NBWL before the start of the project
7. 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.
8. 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.
9. 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.
10. 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
11. 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 43120 Sqm (20%) shall be provided for Green Area development for whole project.
12. 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.
13. 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.
14. 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.
15. The PP shall obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
16. 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 by30% if HSD is used. The DG sets will be operated for maximum 04 hours during power failure through Executing Agency
17. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
18. The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
19. The PP shall obtain the permission regarding withdrawal of ground water from HWRA/CGWA before the start of the project, if required and also obtained the CTO from HSPCB after the approval from HWRA/CGWA.
20. The PP shall carry out the quarterly awareness programs for the stakeholders of the project.

21. 58 Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms.
22. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 58RWH pits.
23. 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.
24. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
25. 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 fire fighting 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 Rules2001 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 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, murram, 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

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

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.

219.17 EC for Expansion of Warehouse (For Storage of Commercial Goods) planned at Village Binola, & Bhora Kalan, Gurugram, Haryana by Integra Urban Infrastructure Pvt Ltd

Project Proponent : Mr. Abhishek
Consultant : Vardan Environet
Brief of the case:

The project was earlier submitted to the SEIAA, Haryana on 27.07.2018**.** The project proponent submitted the case to the SEIAA 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 175th meeting of SEAC held on 14.08.2018.The PP neither attended the meeting nor circulated the documents to the Members.

Then, the Case was taken up in 206th meeting of SEAC held on 26.11.2020 but the PP and the consultant requested in writing 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.

Thereafter, the case was taken up in 207th meeting of SEAC held on 17.12.2020. The PP presented the case before the committee

- The proposed project is for expansion for proposed Warehouse (for storage of commercial goods) on area measuring 86109.916 sqmt at Village Binola, Tehsil-Manesar, District-Gurgaon, Haryana by M/s Integra Urban Infrastructure Pvt. Ltd
- Earlier EC was granted to the project for the Builtup Area of 55,108.157 m^2 through letter no. SEIAA/HR/2017/712, dated 08.11.2017.
- Consent to Establish (CTE) for this project through letter no HSPCB/Consent/: 313116318GUSOCTE4940035 on dated 23.01.2018.
- Occupation Certificate (OC) for the total Built-up Area of 59,205.43 m2 through Memo No. G-2906/SD(BS)/2018/18688, on dated 22.06.2018.
- Consent to Operate (CTO) for this project through letter no HSPCB/Consent/: 329973818GUSOCTO5377887 on dated 11.07.2018.
- The Zoning plan has been approved for an area measuring 83302.41sqm vide letter dated

The discussion was held on the Earlier EC granted to the project for the Built-up Area of 55,108.157 m^2 and the status of construction at the site. The PP submitted the occupation certificate for total Built-up Area of 59,205.43 m^2 through Memo No. G-2906/SD (BS)/2018/18688 on dated 22.06.2018. The Committee deliberated that as the PP has constructed the area more than the area granted in the EC letter which is a violation of EIA Notification 14.09.2006. However, presently the violation window for granting EC is closed but as the violation has been noticed during the appraisal.

The Committee unanimously decided that it is a confirmed case to be of violation of the EIA Notification, 2006 as PP has already constructed built up area 59,205.43 m^2 against sanctioned Builtup area of 55,108.157 m^2 and after deliberation recommended to SEIAA for the following:

i) The State Government/HSPCB 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.

The recommendation of SEAC was considered in 127thmeeting of SEIAA held on 17.03.2021; after due deliberations, the Authority decided to defer this case till next meeting in order to have deeper look at the facts of the Case. The recommendation of SEAC was again considered in 128thmeeting of SEIAA held on 26.05.2021and the Authority decided to issue a Show-Cause Notice to the PP for violating the Norms of EIA Notification dated 14.09.2006 as well as EP Act, 1986.

Presently:

The same project was received again from SEIAA for appraisal under violation category. The PP again submitted project to the SEIAA, Haryana on 30.07.2021 vide proposal No.SIA/HR/MIS/212461/2021 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under violation Category 8(a) of EIA Notification 14.09.2006.

Thereafter, the case was taken up in 219th meeting of SEAC held on 13.08.2021.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:-

Table 1: Basic Details

Name of the Project: "Expansion of Warehouse Building for Non Agro Produce (Logistic)" at village Binola&BhoraKalan, tehsil- Pataudi&Manesar, District-Gurugram, Haryana by **M/s Skymettle Infrastructures Pvt Ltd (Formerly known as Integra Urban Infrastructure Pvt Ltd)**				
Sr. No.	**Particulars**	**Existing**	**Expansion(violation)**	**Total Area (in M^2)**
	Online Project Proposal Number	SIA/HR/MIS/212461/2021		
1.	Latitude	28°17'53.27"N		
2.	Longitude	76°51'38.80"E		
3.	Plot Area	83,302.410 m^2 (20.58 Acres)	--	83,302.410 m^2 (20.58 Acres)
4.	Proposed Ground Coverage	40012.065 m^2 (48.032 %)	--	40012.065 m^2 (48.032 %)
5.	Proposed FAR	55108.157 m^2 (61.154%)	+4,097.273 m^2	59,205.430m^2 (71.07%)
6.	Non FAR Area	--	--	--
7.	Total Built Up area	55,108.157 m^2	+4,097.273 m^2	59,205.430 m^2
8.	Total Green Area with Percentage	16660.482 m^2	Nil	16660.482 m^2

			(20%)		(20%)
9.	Rain Water Harvesting Pits		20 Nos.	--	20 Nos.
10.	STP Capacity		28 KLD	+72 KLD	100 KLD
11.	Total Parking		134 ECS	--	134 ECS
12.	Organic Waste Converter		--	--	690 Kg/day
13.	Maximum Height of the Building (m)		18.2mtrs.	Nil	18.2mtrs.
14.	Power Requirement		3,700 kVA (DHBVN)	Nil	3,700 KVA (DHBVN)
15.	Power Backup		4 Nos of DG sets of Total Capacity 2000 KVA (4×500 KVA)	+2500 KVA	4 no. of DG sets of Total Capacity of 4500 KVA (3×1250 KVA+1×750 KVA)
16.	Total Water Requirement		58 KLD	+118 KLD	176 KLD
17.	Domestic Water Requirement		9 KLD	+53 KLD	62 KLD
18.	Fresh Water Requirement		9 KLD	+53 KLD	62 KLD
19.	Treated Water		49 KLD	+65 KLD	114 KLD
20.	Waste Water Generated		24 KLD	+56 KLD	80 KLD
21.	Solid Waste Generated		90 Kg/Day	+817 kg/day	907 kg/day
22.	Biodegradable Waste		54 Kg/day	490 Kg/day	544 Kg/day
23.	R+U Value of Material used (Glass)		-	-	-
24.	Total Cost of the project:	i) Land Cost			Total project Cost 71.39 Cr.
		ii) Construction Cost			

The discussion was held on the project received from SEIAA under violation category, Earlier EC granted to the project for the Built-up Area of 55,108.157 m^2 and the status of construction at the site. The PP submitted the occupation certificate for total Built-up Area of 59,205.43 m2 through Memo No. G-2906/SD (BS)/2018/18688 on dated 22.06.2018. The Committee deliberated that as the PP has constructed the area more than the area granted in the EC letter which is a violation of EIA Notification 14.09.2006. The PP also requested SEAC to consider our application for expansion in EC under violation category in the name of Integra Urban Infrastructure Pvt. Ltd. only and grant the ToR in the name of Integra Urban Infrastructure Pvt. Ltd. The Committee considered the request of PP for recommending the TOR under violation category in the name Integra Urban Infrastructure Pvt. Ltd instead of Skymettle Infrastructures Pvt Ltd **.**The Committee raised the observation and PP submitted the reply as given below:-

1. **The PP submitted the Brief note duly signed by PP and consultant**

- *They have obtained Environment Clearance for the Built-up Area of 55,108.157 m^2 through letter no. SEIAA/HR/2017/712, dated **08.11.2017.***
- *They have obtained Occupation Certificate (OC) for the total Built-up Area of 59,205.43 m^2 through Memo No. G-2906/SD(BS)/2018/18688 on dated **22.06.2018.***
- *Application of EC for expansion of this project was applied on dated **27.07.2018** with proposal no. SIA/HR/NCP/75964/2018.*

- *The Case was taken up during the **207th SEAC Meeting** Haryana held on dated: **18.12.2020** with **Agenda No.22 and PP accepted that they have done a minor violation of 4,097.273 sqmtr and accordingly SEAC forwarded the case to SEIAA, Haryana.***
- *In 128th meeting of SEIAA held on 26.05.2021 Authority decided to issue a Show-Cause Notice to the PP for violating the Norms of EIA Notification dated 14.09.2006 as well as EP Act, 1986.*
- *But they have applied under violation category, application of EC for expansion under violation category was applied on dated **17.05.2021** with proposal no. SIA/HR/MIS/212461/2021.*
- *As decided by SEIAA in the 128th meeting held on 26.05.2021Show-Cause Notice was issued to us on dated:29.07.2021*
- *They have submitted the reply of SCN issued to us by SEIAA through our mail on dated: 11.08.2021*
- *SEIAA, Haryana has accepted our proposal under violation and forwarded the file to SEAC and the Case is taken up in the **219th SEAC Meeting** Haryana to be held on **13.08.2021** with **Agenda No.17***

2. **The PP submitted the affidavit as below:**

- That we have obtained Environment Clearance for built up area 55,108.157 m^2 through letter no. SEIAA/HR/2017/712, dated 08.11.2017 in the name of Integra Urban Infrastructure Pvt. Ltd.
- That we have obtained Occupation Certificate (OC) for the total Built Up Area of 59,205.43 m^2 through Memo No. G-2906/SD (BS)/2018/18688 on dated 22.06.2018 in the name of Integra Urban Infrastructure Pvt. Ltd
- That Integra Urban Infrastructure Pvt. Ltd. got its name change to Skymettle Infrastructures Pvt Ltd. on 22.08.2018
- That we have applied for expansion in EC under violation category on 17.05.2021 in the name of M/s Skymettle Infrastructures Pvt. Ltd.
- That we request SEAC to consider our application for expansion in EC under violation category in the name of Integra Urban Infrastructure Pvt. Ltd. only and grant us the ToR in the name of Integra Urban Infrastructure Pvt. Ltd.

The Committee unanimously decided that it is a confirmed case to be of violation of the EIA Notification, 2006 as PP has already constructed built up area 59,205.43 m^2 against sanctioned Builtup area of 55,108.157 m^2 and after deliberation recommended to SEIAA for the following:

i) The State Government/HSPCB 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.

The Committee was also appraised that there were three recent court cases in the Hon'ble NGT viz. Dastak NGO vs Syncochem Prganics Pvt. Ltd. & ors in OA No. 287 of 2020, Vineet Nagar Vs. Central Ground Water Authority & Ors, in OA No. 298 of 2020, and Ayush Garg Vs Union of India & Ors. In OA No. 840 of 2019], which were disposed of Hon'ble NGT vide its order dated 03.06.2021 with the following directions;

(i). For past Violations, the concerned Authorities are face to take appropriate action in accordance with polluter pays principle, following due process.

(ii). Since having prior EC is statutory mandate, it has to be complied with by the formaldehyde producing industrial units barring which the units cannot be allowed to function.

(iii). State PCB may access and recover compensation for illegal operation of the units on 'Polluter Pays' Principle.

(iv). State PCB to ensure that the unit does not re-start functioning without requisite Statutory Clearance.

(v). To be duty considered by the concerned regulatory authorities including MOEF&CC on merits and in accordance with law.

9. MOEF &CC IA Division has issued OM dated 7.07.2021 on the subject standard operating procedure for identification and handling of violation cases under EIA Notification 2006 in compliance to order in OA No. 34 of 2020 and the order of Hon'ble Madhurai Bench of Madras High court in WP (MD) No. 11757 of 2021 and WP (MD) 9239 of 2021 and the committee decided to recommended for TOR subject to the outcome of ad-interim stay of 15/07/2021 passed by Hon'ble Madras High Court on MOEF and CC office memorandum dated 7/07/2021 in writ petition(MD) no 11751 of 2021 "

The documents were placed before the committee and after detailed deliberations, the committee unanimously decided that the following recommendation shall be forwarded to SEIAA for approval and Committee also decided to recommend to SEIAA

a) For clubbing the 2 files submitted vide letter dated 27.07.2018 and 30.07.2021 respectively

b) For Grant of Terms of Reference subject to outcome of Hon'ble Madras High Court Case along with public consultation and additional terms of reference for undertaking EIA and preparation of Environment Management Plan (EMP):

1. 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.
2. Public hearing to be conducted for the project and the issues raised by the public should be addressed in the Environmental Management Plan.
3. The Project Proponent shall be required to submit a bank guarantee equivalent to the amount of remediation plan and natural and community resource augmentation plan with the SPCB prior to the grant EC. The quantum shall be recommended by the SEAC and finalized by the regulatory authority. The bank guarantee shall be released after successful implementation of the EMP, followed by recommendations of the SEAC and approval of the regulatory authority.

Standard Terms of References (ToR)

1. Project site details (location, toposheet of the study area of 10 km, coordinates, Google map, layout map, land use, geological features and geo-hydrological status of the study area, drainage).
2. Land use as per the approved Master Plan of the area, Permission/approvals required from the land owning agencies, Development Authorities, Local Body, Water Supply & Sewerage Board, etc.
3. Land acquisition status, R & R details.
4. Forest and Wildlife and eco-sensitive zones, if any in the study area of 10 km – Clearances required under the Forest (Conservation) Act, 1980, the Wildlife (Protection) Act, 1972 and/or the Environment (Protection) Act, 1986.
5. Baseline environmental study for ambient air ($PM_{10,}$ $PM_{2.5}$, SoZ, NOx& CO), water (both surface and ground), noise and soil for one month (except monsoon period) as per MoEF&CC/CPCB guidelines at Minimum 5 locations in the study area of 10 km.

6. Details on flora and fauna and socio-economic aspects in the study area. Likely impact of the project on the environmental parameters (ambient air, surface and ground water, land, flora and fauna and socio-economic, etc).
7. Source of water for different identified purposes with the permissions required from the concerned authorities, both for surface water and the ground water (by CGWA) as the case may be, Rain water harvesting, etc.
8. Waste water management (treatment, reuse and disposal) for the project and also the study area.
9. Management of solid waste and the construction & demolition waste for the project vis-à-vis. the Solid Waste Management Rules, 2016 and the Construction & Demolition Rules, 2016.
10. Energy efficient measures (LED lights, solar power,etc.) during construction as well as during operational phase of the project as per ECBC Act read with rules made there under.
11. Assessment of ecological damage with respect to air, water, land and other environmental attributes. The collection and analysis of data shall be done by an environmental laboratory duly notified under the Environment (Protection) Act, 1986, or an environmental laboratory accredited by NABL, or a laboratory of a Council of Scientific and Industrial Research (CSIR) institution working in the field of environment.
12. Preparation of EMP comprising remediation plan and natural and community resource augmentation plan corresponding to the ecological damage assessed and economic benefits derived due to violation.
13. The remediation plan and the natural and community resource augmentation plan to be prepared as an independent chapter in the EIA report by the accredited consultants.

Additional Terms of Reference:

1. The Project Proponent shall submit assessment of ecological damage, remediation plan and natural and community resource augmentation plan since its construction being violation case which shall be later incorporated as an independent chapter in the environment impact assessment report as follows:
   a. Ecological Damage
   b. Remediation plan
   c. Natural and community resource augmentation plan with quantification
2. The PP should give detailed back up data of Ambient Air Quality, monitoring, height, details of DG stack etc along with dispersion modeling.
3. The PP should submit incremental load statement with respect to existing approved capacity.
4. The PP should submit proper solid waste management plan with respect to provision of new waste management rules for all types of waste generated with details of provisions of organic waste converter within the project site.
5. The PP should submit Land use cover map of site and surrounding study area based on satellite images.
6. The PP should submit energy saving details from the project and detailed ECBC compliance with percentage energy savings.
7. The PP should submit Traffic circulation management plan.
8. The PP should submit CER provisions and compliance thereof.
9. The PP should enclose all analysis reports of Air, Water, Soil, Noise etc. from MoEF& CC/NABL Laboratory with scope of accreditation along with range of testing. All original reports should be available during approval of project.
10. The PP in EIA/EMP report should enclosed credible legal action u/s 19 read with section of EPA initiated against the owned by State Govt./SPCB.
11. The PP should submit the certified compliance report from RO, MoEF& CC, GoI, Chandigarh of the earlier EC granted.
12. The Project proponent will be liable to pay the penalty for the period of violation, as may be determined by committee, arisen due to constructing and /or operating the

project without prior EC. An undertaking in this regard shall be submitted by PP along with EC proposal. The project proponent shall be submit the details on the cost incurred on establishment of the project and year-wise total turnover till date.

13. The directions of the Hon'ble NGT shall be implemented vide its Orders dated 03.06.2021, in the matter of Dastak NGO vs. Syncochem Pragnics Pvt. Ltd. & ors in OA No. 287 of 2020; Vineet Nagar Vs. Central Ground Water Authority & Ors., in OA No. 298 of 2020; and Ayush Garg Vs Union of India & Ors. in OA No. 840 of 2019]. Implementation Report may be submitted by the PP at the time of submission of EIA/EMP Report.

14. Assessment of ecological damage with respect to air, water and land and other environmental attributes. The collection and analysis of data shall be done by an environmental laboratory duly notified under the Environmental (Protection) Act, 1986, or an Environmental laboratory accredited by NABL, or a laboratory of the Council of Scientific and Industrial Research (CSIR) institution working in the field of environment. The cost for assessment of environmental damage may be guided by the ministry of Environment, Forest and Climate Change O.M No. 19-125/2019.III, dated 05.03.2020.

15. EMP shall be prepared comprising remediation plan and natural and community resource augmentation plan corresponding to the ecological damage assessed and economic benefits derived due to violation.

16. The remediation plan and the natural community resource augmentation plan to be prepared as an independent chapter in the EIA report in the EIA report by the accredited consultants.

17. Budget of remediation plan and the natural and community resource augmentation corresponding to the ecological damage shall be completed within three years and to be prepared accordingly.

18. You are required to submit the final EIA/EMP reports prepared by the consultants accredited with the Quality Council of India/National Accreditation Board of Education and Training (QCI/NABET), to the SEAC/SEIAA for the grant of environmental clearance within 3 years, as per this ministry's OM No. J-11013/41/2006-IA. II(I) dated 8th October, 2014.

19. The PP shall submit the proof of credible action taken by the state government/Haryana State Pollution Control Board under the provisions of the section 19 of the Environment Protection Act 1986 to the MoEF & CC prior to the grant of EC.

20. The PP shall also submit the details of the source of water and also the details of the tube-well if ground water is used

21. The PP shall submit the approved building plan from the Competent Authority

219.18 EC for Affordable Residential Plotted Colony Project under DDJAY located at Village Nakhrola, Sector 81, Gurugram, Haryana by M/s Sternal Buildcon Pvt Ltd.
Project Proponent : Mr. Vineet Kumar
Consultant : Grass Root Technology Pvt. Ltd

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/218218/2021 dated 04.08.2021.The project proponent submitted the case to the SEIAA as per check list approved by the SEIAA/SEAC for EC under Category 8(a) of EIA Notification 14.09.2006.

Thereafter, the case was taken up 219th meeting of SEACV held on 13.08.2021.The PP presented the case before the committee.

- The proposed project is for EC for Affordable Residential Plotted Colony Project under DDJAY located at Village Nakhrola, Sector 81, Gurugram, Haryana by M/s Sternal Buildcon Pvt Ltd
- The Earlier EC has been vide letter dated SEIAA/HR/2017/861 Dated 18.12.2017.
- The Project is based on concept basis as building plans are not approved from the Competent Authority
- License no. 07 of 2021 has been granted to the project vide letter dated 05.03.2021 in the name of logical developers Pvt. Ltd., Pulse Estate Pvt. Ltd., Tocsin Builders Pvt. ltd in collaboration with M/s Sternal Buildcon Pvt. Ltd for an area measuring 11.9778acreswhich is valid upto 04.03.2026.
- Sultanpur National Park is about 9.0km from the project site.
- The project falls under Gurgaon-Manesar master Plan-2031.

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: Affordable Residential Plotted Colony Project under DDJAYat Village-Nakhrola, Sector-81, Gurugram, Haryana by M/s Sternal Buildcon Pvt. Ltd.		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/218218/2021
2.	Latitude	28°23'18.11"N
3.	Longitude	76°56'44.98"E.
4.	Plot Area	48,472.27Sq.m
5.	Net Plot Area	48,472.27Sq.m
6.	Proposed Ground Coverage	29,765.63 Sq.m
7.	Proposed FAR	58,096.485 Sq.m
8.	Non FAR Area	56,417.588 Sq.m
9.	Total Built Up area	1,14,514.073 Sq.m
10.	Total Green Area with %	7,428.80Sq.m(15.32% of plot area)
11.	Rain Water Harvesting Pits (with size)	12 (Dia-3 m and Depth 3.2 m)
12.	STP Capacity	400 KLD
13.	Total Parking	parking shall be provided within the plots by the individual plot owners.
14.	Organic Waste Converter	1
15.	Maximum Height of the Building (m)	18m
16.	Power Requirement	4,500 kVA
17.	Power Backup	DG Sets of capacity 1,140 kVA (3 x 380 kVA)
18.	Total Water Requirement	377 KLD
19.	Domestic Water Requirement	355 KLD
20.	Fresh Water Requirement	258 KLD
21.	Treated Water	273 KLD

22.	Waste Water Generated			303 KLD
23.	Solid Waste Generated			2,219 Kg/day
24.	Biodegradable Waste			1,598 Kg/day
25.	Number of Towers			Plot Type A, B & C.
26.	Dwelling Units/ EWS			209
27.	Basement			19,152.23Sqm.
28.	Community Centre			4852.77
29.	Stories			NA
30.	R+U Value of Material used (Glass)			3.11 W/m^2deg C
31.	Total Cost of the project:	i) Land Cost		INR 421.78 Cr
		ii) Construction		
32.	EMP Budget **(per year)**	vii) Capital Cost		632.0 Lakhs
		viii) Recurring Cost		34.77 Lakhs
33.	Incremental Load in respect of:		i) $PM_{2.5}$	0.17 ug/m^3
			ii) PM_{10}	0.42 ug/m^3
			iii) SO_2	1.15 ug/m^3
			iv) NO_2	9.38 ug/m^3
			v) CO	3.49 ug/m^3
34.	Status of Construction			
35.	Construction Phase:	xiii) Power Back-up		100 kVA
		xiv) Water Requirement & Source		229 ML
		xv) STP (Modular)		1
		xvi) Anti-Smoke Gun		As per NGT order 1 anti smog gun will be installed

Table 2: EMP BUDGET

DURING CONSTRUCTION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
Labor Sanitation & Waste water Management	19	4.75
Dust Mitigation Measures Including site barricading, water sprinkling and anti-smog gun)	20	5
Storm Water Management (temporary drains and sedimentation basin)	15	2.75

Solid Waste Management	10	2.5
TOTAL	**64**	**15**

COMPONENT	CAPITAL COST (INR LAKH)	RECURRING COST (INR LAKH/YR)
Sewage Treatment Plant	100	25.0
Rain Water Harvesting System	18	4.50
Solid Waste Management	5	1.25
Environmental Monitoring	0	9.0
Green Area/ Landscape Area	30	7.50
Others (Energy saving devices, iscellaneous)	10	2.5
Socio-Economic		
Providing laptops and mobile phones to students of - • Newada Fatehpur Govt. Sr. Sec. School, • Naharpur Kasan Village Govt. PS • Kankrola Govt. High School	40	---
Providing Rain Water Harvesting in the following local Govt. Schools- • Newada Fatehpur Govt. Sr. Sec. School, • Naharpur Kasan Village Govt. PS	90	

• Kankrola Govt. High School		
Shelter for Cow in Kankrola and Tinsel Village	75	
Providing Water Coolers in the following local Govt. Schools- • Newada Fatehpur Govt. Sr. Sec. School, • Naharpur Kasan Village Govt. PS • Kankrola Govt. High School	40	---
Setting up solar lighting facilities in Kankrola and Tinsel Village	110	---
Plantation in Kankrola and Tinsel Village	20	---
Providing sanitation facility in Kankrola and Tinsel Village	20	
Fund Allocated for Wild Life Conservation ➢ Plantation of Trees ➢ Digging of Ponds ➢ Construction of feeding Platforms and enclosure ➢ Awareness Generation ➢ Putting artificial nests on trees	3.5 2.5 2.0 1.0 1.0	1 1 0.5 0.25 0.25
TOTAL	**568**	**52.75**

TOTAL EMP BUDGET		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
During Construction Phase	64	15
During Operation Phase	568	52.75
TOTAL	**632**	**67.75**

The discussion was held on proof of name change of PP, chronological of the events, license details, air dispersion model, building plan, parking plan, traffic circulation plan, STP, contour plan, water assurance, power assurance, geo technical study, AAI NOC, revised Green plan, Fire Fighting/ Fire rescue (SOP) etc. and certain observations were raised as following

1. The PP shall submit the affidavit that basement shall not be used for the habitation purpose
1. The PP shall submit the proof of name change of PP
2. The PP and the consultant shall submit the duly signed note giving the brief chronological of the events , details of the name change from the DTCP, earlier EC dated 18.12.2017 for Group housing, DDJY license to Emmar , change in license from Emmar to Sternal, Status of construction etc
3. The PP shall submit the details of withdrawal of earlier EC.
4. The PP shall submit the developer agreement
5. The PP shall submit the details of air dispersion model and incremental load due to traffic. Also PP shall submit Primary Micro met data, vehicular emission data, DAT files (input and output), isopleths of PM_{10}, $PM_{2.5}$, SO_2, No_2, CO. Viz-a-viz wind rose diagram.
6. The PP shall submit the building plan
7. The PP shall submit the parking plan
8. The PP shall submit the traffic circulation plan
9. The PP shall submit location of revised STP on plan and hydraulic design and dimensions of 400KLD STP
10. The PP shall submit the contour plan
11. The PP shall submit the water assurance
12. The PP shall submit the power assurance
13. The PP shall submit the geo technical study
14. The PP shall submit the AAI NOC
15. The PP shall submit the revised Green plan
16. The PP shall submit the Fire Fighting/ Fire rescue(SOP)

The PP submitted the reply of above said observations vide letter dated 13.08.2021 along with affidavit

- The PP shall spent Rs.10Lakhs as capital cost and Rs. 3 lakhs as recurring cost 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 submitted the letter written to MS/SEIAA for withdrawl of EC dated 05.03.2021

The documents were placed before the committee and committee after discussion considered the reply and after 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 14.9.2006 issued by the Ministry of Environment and Forest, Government of India should be recommended to the SEIAA with the following specific and general stipulations:

Specific conditions:-

1. The PP shall get withdraw earlier EC dated 18.12.2017.
2. Sewage shall be treated in the modular STP (400 KLD) based on MBR Technology to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening
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 spent Rs.10Lakhs as capital cost and Rs. 3 lakhs as recurring cost on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan.
6. The PP shall not carry out any construct above and below revenue rasta 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.
7. The PP shall obtain the wildlife conservation plan from NBWL before the start of the project
8. 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.
9. 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.
10. 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.
11. 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

12. 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 7,435.233sqm (15.32% of plot area) shall be provided for Green Area development for whole project.
13. 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.
14. 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.

15. 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.
16. The PP shall obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
17. 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 by30% if HSD is used. The DG sets will be operated for maximum 04 hours during power failure through Executing Agency
18. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
19. The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
20. The PP shall obtain the permission regarding withdrawal of ground water from HWRA/CGWA before the start of the project, if required and also obtained the CTO from HSPCB after the approval from HWRA/CGWA.
21. The PP shall carry out the quarterly awareness programs for the stakeholders of the project.
22. 12 Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms.
23. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 12RWH pits.
24. 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.
25. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
26. 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 fire fighting 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 Rules2001 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, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

xviii. Sand, murram, 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

vii. 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.

i) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
j) Traffic calming measures.
k) Proper design of entry and exit points.
l) Parking norms as per local regulation.

viii. 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.

ix. 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

xiii. 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.

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

xv. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.

xvi. 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.

xvii. Occupational health surveillance of the workers shall be done on a regular basis.

xviii. A First Aid Room shall be provided in the project both during construction and operations of the project.

IX Corporate Environment Responsibility

ix. The project proponent shall comply with the provisions of CER, as applicable.

x. 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.

xi. 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.

xii. 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

xxxiii. 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.

xxxiv. 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.

xxxv. 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.

xxxvi. 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.

xxxvii. 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.

xxxviii. 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.

xxxix. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.

xl. 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.

xli. 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.

xlii. 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

xliii. 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.

xliv. 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.

xlv. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.

xlvi. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.

xlvii. 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.

xlviii. 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.

219.19 EC of the Affordable Group Housing Colony at Revenue Estate Village Chandawali, Sector 64, Faridabad, Haryana by Sh. Dinesh Kumar &others in collaboration M/s Adore Buildtech LLP

Project Proponent : Mr. Jitesh Gupta

Consultant: **M/s Aplinka Solutions and Technologies Pvt. Ltd**

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/218774/2021 dated 23.06.2021.The project proponent submitted the case to the SEIAA as per check list approved by the SEIAA/SEAC for EC under Category 8(a) of EIA Notification 14.09.2006.

The case was taken up in 219th meeting of SEAC held on 13.08.2021. The PP presented the case before the committee:-

- The proposed project is for EC of the Affordable Group Housing Colony at Revenue Estate Village Chandawali, Sector 64, Faridabad, Haryana by M/s Adore Buildtech LLP
- The license no. 20 of 2021 has been granted for an area measuring 6.0875acres in the name of Chandawali Pipe industries, Sh. Dinesh Kumar S/o Prem Raj in collaboration with M/s Adore Buildtech LLP to the project vide letter dated 30.04.2021 and valid upto 29.04.2026.
- The Zoning plan has been approved vide letter no. 7765 dated 04.05.2021.
- The project falls under Faridabad Master Plan 2031.
- No wildlife sanctuary falls within 10km from the project site

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: Affordable Group Housing Project Adore – Ananda, located at revenue estate of village Chandawali, Sector-64, Tehsil & District – Faridabad, Haryana by M/s Adore Buildtech LLP		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/218774/2021
2.	Latitude	28°19'35.21"N
3.	Longitude	77°20'30.51"E
4.	Plot Area	24,635.20 m^2
5.	Net Plot Area	24,635.20 m^2
6.	Proposed Ground Coverage	7613.39 m^2
7.	Proposed FAR	55,083.57 m^2
8.	Non FAR Area	32,193.42 m^2
9.	Total Built Up area	87,276.99 m^2
10.	Total Green Area with %	4831.36 m^2 (19.61% of total plot area)
11.	Rain Water Harvesting Pits (with size)	6 dual bore pits (length : 4.5m, width : 3m and depth : 4m)
12.	STP Capacity	450 KLD
13.	Total Parking	422 ECS and 850 ESS
14.	Organic Waste Converter	1
15.	Maximum Height of the Building (m)	44.9 m

16.	Power Requirement		3988.43 kW
17.	Power Backup		2 nos. of DG sets of capacity 1 x 750 kVA and 1 x 380 kVA
18.	Total Water Requirement		429 KLD
19.	Domestic Water Requirement		291 KLD
20.	Fresh Water Requirement		291 KLD
21.	Treated Water		138 KLD
22.	Waste Water Generated		344 KLD
23.	Solid Waste Generated		2470.25 kg/day
24.	Biodegradable Waste		1491.88 kg/day
25.	Number of Towers		14
26.	Dwelling Units/ EWS		844 dwelling units
27.	Basement		1 basement with area 17,006.66 m^2
28.	Community Center		289.56 m^2
29.	Stories		• **S+10:** Tower 1 • **S+14:** Tower 2, 3, 4, 5, 6, 7, 8, 9, 10, 11, 12 • **S+11:** Tower 12A • **G+14:** Tower 14
30.	R+U Value of Material used (Glass)		U = 5.4 W/sqmK R = 0.9
31.	Total Cost of the project: **Rs. 172 Crores**	i) Land Cost	Rs. 40 Crores
		ii) Construction Cost	Rs. 128 Crores
		iii) Plant and Machinery Cost	Rs. 4 Crores
32.	EMP Budget **(per year)**	ix) Capital Cost	Capital Cost: Rs. 270 Lakh Recurring Cost: Rs. 590 Lakhs
		x) Recurring Cost	
33.	Incremental Load in respect of:	i) $PM_{2.5}$	0.00165 µg/m^3
		x) PM_{10}	0.00276 µg/m^3
		xi) SO_2	0.00732 µg/m^3
		xii) NO_2	0.0529 µg/m^3
		xiii) CO	0.02048 µg/m^3
34	Status of Construction		Not started. It is a fresh project.
35.	Construction Phase:	xvii) Power Back-up	1 DG set of capacity 250 kVA
		xviii) Water Requirement & Source	Fresh water: 2.5 KLD (Drinking water cans/bottles) Construction: 50 KLD (Treated water from nearby STP)
		xix) STP (Modular)	None
		xx) Anti-Smog Gun	1

Table 2: EMP Budget-Operation and Construction

Component	During Operation Phase		Component	During Construction Phase	
	Capital Cost (Lakhs)	Recurring Cost in lakhs for 10		Capital Cost	Recurring Cost (Lakhs

		years		(Lakhs)	for 7 year)
Sewage Treatment Plant	50	75	EMP cost of Construction phase(green net, tarpaulin cover to cover the construction material)	18	20
Rain water Harvesting Pits	20	30	Tractors/Tanker cost for Water sprinkling for dust suppression	10	12
Acoustic enclosure/stack for DG sets and Energy savings	8	14	Wheel wash arrangement during construction phase	4	14
Solid Waste Management / OWC	15	20	Sanitation for labours (mobile toilets/septic tank)	10	15
Environmental Monitoring and six monthly compliances		24	Environmental Monitoring and six monthly compliances		16
Green Area/ Landscape Area	30	54	Anti-Smog Gun	12	22
Installation of Solar PV	60	85	Sedimentation Tank	5	10
Water meters	6	8	Handling of construction waste material	4	16
Water efficient fixture and measures	6	7			
Environment Management Cell		130	PPE for workers and medical facilities	12	18
Total (in lakhs)	**195**	**447**		**75**	**143**

Total EMP budget

S. No.	Particular	Cost in Lakhs
1.	EMP budget for nearby area/ outside the project boundary	20.00/-

2.	EMP budget for inside the project boundary(Capital cost)	250.00/-
3.	EMP budget for inside the project boundary(Recurring cost)	590.00/-
	Total EMP	**860.00/-**

The discussion was held on green plan, Fire SOP, geo technical report, revised tangible EMP, revised water calculation, contour plan, revised population, sewage permission, AAI NOC etc. and certain observations were raised as following:-

1. The PP shall submit the affidavit of distance of wildlife sanctuary from the project site
2. The PP shall submit the brief background note mentioning the chronology and the difference in built up area.
3. The PP shall submit the green belt
4. The PP shall submit the location of STP along with its hydraulic design and RWH(dual bore)on the plan & resubmit the RWH @ run off coefficient 0.9mm
5. The PP shall submit the geo technical report
6. The PP shall submit the ECBC-R Compliance with energy percentage savings details
7. The PP shall submit the Fire SOP
8. The PP shall submit the details of area left under 220KV line
9. The PP shall submit the revised tangible EMP
10. The PP shall submit the revised water calculation
11. The PP shall submit the contour plan
12. The PP shall submit the revised population accordingly water circulation and STP design
13. The PP shall submit the sewage permission
14. The PP shall submit the AAI NOC
15. The PP shall submit the key plan of sampling locations, primary micromet data, DG/Vehicular emissions data, data sheet, DAT files (input and output),Isoplets of PM10, PM2.5, So2, NO2, CO vis a vis wind rose diagram

The PP submitted the reply of above said observations vide letter dated 13.08.2021 along with affidavit and undertaking that:-

- No construction for the proposed project has been started and the construction purpose.
- That, 9 no. of trees that are currently present at the project site will be retained and included in the green belt development of the project.
- 3% of power conservation (approx 120KW) will be achieved at the project site through the use of solar power.
- A distance of 35m as per the zoning plan will be maintained between planned construction and the 220KVA HT line passing through the site.
- The treated water from the nearby STP/CSTP will be used for the construction purpose
- That the mist guns would be installed as per Latest court orders and rulings.
- That the DG sets are meant for stand by operations and will be running on an average of 3 hours after the commencing of project.

The documents were placed before the committee and committee after discussion considered the reply and after 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 14.9.2006 issued by the Ministry of Environment and Forest, Government of India should be recommended to the SEIAA with the following specific and general stipulations:

Specific conditions:-

1. Sewage shall be treated in the modular STP (450 KLD) based on 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 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 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.
4. The PP shall not carry out any construct above and below revenue rasta 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.
5. The PP shall obtain the wildlife conservation plan from NBWL before the start of the project
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 4831.36 m^2 (19.61% of total plot area) shall be provided for Green Area development for whole project.

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 by30% 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 from HWRA/CGWA before the start of the project, if required 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. 06 Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms.
21. The PP shall not carry any construction below the HT Line passing through the project
22. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 06RWH pits.
23. 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.
24. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
25. 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 fire fighting 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 Rules2001 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

xxv. 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.

xxvi. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.

xxvii. 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.

xxviii. 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

xxix. 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.

xxx. Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.

xxxi. Wet jet shall be provided for grinding and stone cutting.

xxxii. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.

xxxiii. 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.

xxxiv. 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.

xxxv. 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.

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

II Water Quality Monitoring and Preservation

xliii. 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.

xliv. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.

xlv. 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.

xlvi. 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.

xlvii. 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.

xlviii. 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.

xlix. 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.

l. 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.

li. 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.

lii. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.

liii. 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.

liv. 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.

lv. All recharge should be limited to shallow aquifer.

lvi. No ground water shall be used during construction phase of the project.

lvii. 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.

lviii. 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.

lix. 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.

lx. No sewage or untreated effluent water would be discharged through storm water drains.

lxi. 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.

lxii. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.

lxiii. 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

vii. 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.

viii. 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.

ix. 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

xv. 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.

xvi. Outdoor and common area lighting shall be LED.

xvii. 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.

xviii. 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.

xix. 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.

xx. 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.

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

V Waste Management

xxi. 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.

xxii. 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.

xxiii. 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.

xxiv. 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.

xxv. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.

xxvi. 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.

xxvii. 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.

xxviii. 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.

xxix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.

xxx. 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

ix. 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).

x. 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.

xi. 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.

xii. 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

x. 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.

m) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
n) Traffic calming measures.
o) Proper design of entry and exit points.

p) Parking norms as per local regulation.

xi. 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.

xii. 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

xix. 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.

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

xxi. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.

xxii. 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.

xxiii. Occupational health surveillance of the workers shall be done on a regular basis.

xxiv. A First Aid Room shall be provided in the project both during construction and operations of the project.

IX Corporate Environment Responsibility

xiii. The project proponent shall comply with the provisions of CER, as applicable.

xiv. 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.

xv. 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.

xvi. 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

xlix. 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.

l. 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.

li. 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.

lii. 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.

liii. 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.

liv. 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.

lv. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.

lvi. 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.

lvii. 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.

lviii. 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

lix. 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.

lx. 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.

lxi. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.

lxii. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.

lxiii. 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.

lxiv. 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.

219.20 EC for Commercial Project at Village Dhunela, Sector 36, Sohna, Gurugram, Haryana by M/s Sternal Buildcon Pvt. Ltd

Project Proponent : Mr. Vineet Kumar
Consultant: Grass Root Technology Pvt. Ltd

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/220406/2021 dated 23.06.2021.The project proponent submitted the case to the SEIAA as per check list approved by the SEIAA/SEAC for EC under Category 8(a) of EIA Notification 14.09.2006.

The case was taken up in 219th meeting of SEAC held on 13.08.2021. The PP presented the case before the committee:-

- The proposed project is for EC for Commercial Project at Village Dhunela, Sector 36, Sohna, Gurugram, Haryana by M/s Sternal Buildcon Pvt. Ltd
- The license no. 09 of 2021 has been granted for an area measuring 2.15acres in the name of M/s Sternal Buildcon Pvt. Ltd to the project vide letter dated 05.03.2021 which is valid upto 04.03.2026.
- The zoning plan has been approved vide letter no. 7700 dated 16.03.2021.
- The project is on concept basis as building plans are not approved from the competent authority
- The project is as per Sohna Development plan
- No wildlife sanctuary falls within 10km from the project site

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: Commercial Project at Village-Dhunela, Sector-36, Sohna, Gurugram, Haryana by M/s Sternal Buildcon Pvt. Ltd.		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/220406/2021
2.	Latitude	28°17'18.0"N
3.	Longitude	77°03'56.1"E
4.	Plot Area	8,700.67 m^2
5.	Net Plot Area	8,700.67 m^2
6.	Proposed Ground Coverage	2,214.141 m^2
7.	Proposed FAR	12,723.119 m^2
8.	Non FAR Area	14,675.18 m^2
9.	Total Built Up area	27,398.30 m^2
10.	Total Green Area with %	1305.10 m^2 (15% of total plot area)
11.	Rain Water Harvesting Pits (with size)	2 Pits (Dia. 4.5m & Depth 5m)
12.	STP Capacity	140 KLD
13.	Total Parking	266 ECS
14.	Organic Waste Converter	1
15.	Maximum Height of the Building (m)	29.85
16.	Power Requirement	1,348.42 kVA
17.	Power Backup	3 DG sets of total capacity 1880 kVA (1*380 kVA & 2*750 kVA)
18.	Total Water Requirement	198 KLD
19.	Domestic Water Requirement	124 KLD
20.	Fresh Water Requirement	73 KLD

21.	Treated Water		98 KLD
22.	Waste Water Generated		109 KLD
23.	Solid Waste Generated		733 kg/day
24.	Biodegradable Waste		440 kg/day
25.	Number of Towers		1
26.	Dwelling Units/ EWS		-
27.	Basement		1st Basement- 4389.975 m^2 2nd Basement- 4389.975 m^2 3rd Basement - 4389.975 m^2
28.	Stories		B1+B2+B3+LG+UG+5F
29.	R+U Value of Material used (Glass)		2.67 W/m^2deg C
30.	Total Cost of the project:	i) Land Cost	INR 70 Crores
		ii) Construction Cost	
31.	EMP Budget (per year)	xi) Capital Cost	140 Lakhs
		xii) Recurring Cost	24 Lakhs
32.	Incremental Load in respect of:	i) $PM_{2.5}$	*0.03 µg*/m^3
		xiv) PM_{10}	*0.05 µg*/m^3
		xv) SO_2	*0.29 µg*/m^3
		xvi) NO_2	*2.4 µg*/m^3
		xvii) CO	*0.91 µg*/m^3
33.	Construction Phase:	xxi) Power Back-up	100 kVA
		xxii) Water Requirement & Source	55 ML & Private water tankers
		xxiii) STP (Modular)	1
		xxiv) Anti-Smoke Gun	1

Table 2:EMP BUDGET

DURING CONSTRUCTION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
Labor Sanitation & Waste water Management	10	2.5
Dust Mitigation Measures Including site barricading, water sprinkling and anti-smog gun)	10	2.5
Storm Water Management (temporary drains and	5	1.25

sedimentation basin)		
Solid Waste Management	5	1.25
TOTAL	**30**	**7.5**

DURING OPERATION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
Sewage Treatment Plant	14	3.5
Rain Water Harvesting System	3	0.75
Solid Waste Management	1.5	0.5
Environmental Monitoring	0	9
Green Area/ Landscape Area	1	0.25
Others (Energy saving devices, miscellaneous)	10	2.5
Socio-Economic		
Providing laptops and mobile phones to students of - • Berka Village Govt. School • Govt. Middle School M. P. Meo • Govt. Primary School Ramnagar	10.5	---
Providing Rain Water Harvesting in the following local Govt. Schools-	10	

• Berka Village Govt. School • Govt. Middle School M. P. Meo • Govt. Primary School Ramnagar		
Shelter for Cow in Dhunela, Ram Nagar &Mohammadpur Gujar	10	
Providing Water Coolers in the following local Govt. Schools- • Berka Village Govt. School • Govt. Middle School M. P. Meo • Govt. Primary School Ramnagar	10	
Setting up solar lighting facilities in Village Dhunela, Ram Nagar &Mohammadpur Gujar	20	
Plantation in Village Dhunela, Ram Nagar &Mohammadpur Gujar	10	---
Providing sanitation facility in Village Dhunela, Ram Nagar &Mohammadpur Gujar	10	---
TOTAL	**110**	**16.5**

TOTAL EMP BUDGET

COMPONENT	CAPITAL COST (INR LAKH)	RECURRING COST (INR LAKH/YR)
During Construction Phase	30	7.5
During Operation Phase	110	16.5
TOTAL	**140**	**24**

The discussion was held on traffic circulation plan, Green plan, RWH, revised green plan, AAI NOC, Water assurance, Power assurance, sewage assurance, Geo-technical study, Fire SOP, Contour Plan , air dispersion modelling etc. and certain observations were raised as following:-

1. The PP and the consultant shall submit the duly signed note giving the brief chronological of the events
2. The PP shall submit the traffic circulation plan along with traffic study and parking plan
3. The PP shall submit the details of the infrastructure and amenities provided in the basement
4. The PP shall submit the Green plan
5. The PP shall submit the RWH location on the map
6. The PP shall submit the revised green plan
7. The PP shall submit the AAI NOC
8. The PP shall submit the Water assurance
9. The PP shall submit the Power assurance
10. The PP shall submit the sewage assurance
11. The PP shall submit the hydrological design of STP
12. The PP shall submit the Geo-technical study
13. The PP shall submit the Fire SOP
14. The PP shall submit the Contour Plan
15. The PP shall submit the air dispersion modeling mentioning the details of PM2.5 The PP submitted the reply of above said observations vide letter dated 13.08.2021.

The documents were placed before the committee and committee after discussion considered the reply and after 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 14.9.2006 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 (140 KLD) based on 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 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 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.
4. The PP shall not carry out any construct above and below revenue rasta 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.
5. 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.
6. 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.
7. 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.
8. 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
9. 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 1305.10 m^2 (15% of total plot area) shall be provided for Green Area development for whole project.
10. 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.
11. 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.

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 obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
14. 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 by30% if HSD is used. The DG sets will be operated for maximum 04 hours during power failure through Executing Agency
15. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.

16. The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
17. The PP shall obtain the permission regarding withdrawal of ground water from HWRA/CGWA before the start of the project, if required and also obtained the CTO from HSPCB after the approval from HWRA/CGWA.
18. The PP shall carry out the quarterly awareness programs for the stakeholders of the project.
19. 02 Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms.
20. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 02RWH pits.
21. 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.
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 fire fighting 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 Rules2001 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 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, murram, 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.

219.21 EC for construction of independent Floors" at DLF Alameda, Village Behrampur & Begumpur Khatola, Sector 73, Gurugram, Haryana by M/s DLF Home Developers Ltd. & Others.

Project Proponent : Mr. R.C Bakshi
Consultant: Vardan Environet

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/220395/2021 dated 23.06.2021.The project proponent submitted the case to the SEIAA as per check list approved by the SEIAA/SEAC for EC under Category 8(a) of EIA Notification 14.09.2006.

The case was taken up in 219th meeting of SEAC Haryana held on 13.08.2021.The PP presented the case before the committee

- The proposed project is for EC for construction of Ïndependent Floors" at DLF Alameda, Village Behrampur & Begumpur Khatola, Sector 73, Gurugram, Haryana by M/s DLF Home Developers Ltd. & Others.

- The license no. 81 of 2018 has been granted to the project for an additional area measuring 2.425acres in the name of DLF Home Developers Ltd in addition to their already granted license no. 88 of 2012 dated 28.10.2010 and 109 of 2012 dated 26.10.2012 which is valid upto 30.11.2023 and license No.21 of 2012 dated 20.03.2012 has been granted.
- Zoning plan has been approved to the project vide letter No. 7403 Dated 18.03.2020.
- The project falls under Gurugram Manesar Master plan 2031.
- No wildlife sanctuary falls within 10km from the project area.

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

Name of the Project:Construction of "Independent Floors" at DLF Alameda, Village-Behrampur&BegumpurKhatola, Sector-73, Gurugram, Haryana by **M/s DLF Home Developers Ltd. & Others**		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/220395/2021
2.	Latitude	28^{o} 24' 30.76" N
3.	Longitude	77^{o} 0' 57.53" E
4.	Plot Area of existing residential plotted colony (DLF Alameda)	113.837 acres
5.	Total plot area proposed for construction of independent floor	20,521.43 m^2 (5.071 Acres)
6.	Proposed Ground Coverage of Plots (45 Plots) for independent floors	12,409.19 m^2
7.	Proposed FAR of Plots (45 Plots) for independent floors	49,636.746 m^2
8.	Non FAR (45 Plots) for independent floors	41,922.82 m^2
9.	Total Built Up Area (FAR Area + Non FAR Area)(45 Plots)	91,559.569 m^2
10.	Total Green Area with Percentage	Green area under existing residential plotted colony DLF Alameda (excluding plots area)- **61,679.32 m^2 (26.16%)**
11.	Rain Water Harvesting Pits (with size)	45 No's
12.	STP Capacity	STP with capacity of 2.2 MLD with SBR technology has been installed in existing residential plotted colony "DLF Alameda".
13.	Organic Waste Converter	1 nos. of OWC of capacity 500 Kg/day
14.	Maximum Height of the Building (m)	16.5 m
15.	Power Requirement	1,657 kVA
16.	Power Backup	2 no's of DG set of total capacity =2,020 kVA (1 x 1,010 kVA + 1 x 1,010 kVA)
17.	Total Water Requirement	123 KLD
18.	Domestic Water Requirement	82 KLD
19.	Fresh Water Requirement	82 KLD
20.	Treated Water	41 KLD
21.	Waste Water Generated	93 KLD
22.	Solid Waste Generated	644 Kg/day
23.	Biodegradable Waste	386 Kg/day

24.	Number of Towers		Not Applicable
25.	Dwelling Units/ EWS		Not Applicable
26.	Basement		1 in each 45 no's of plots
27.	Community Center		Not Applicable
28.	Stories		Basement+Stilt+4 Floor's
29.	Total Cost of the project:	i) Land Cost	271 Crores
		ii) Construction	
30.	EMP Budget		**During Construction Phase** Capital Cost- 65 Lakhs Recurring Cost- 2 Lakhs **During Operational Phase** Capital Cost- 238 Lakhs Recurring cost- 20 Lakhs
31.	Incremental Load in respect of:	i) PM 2.5	0.0026 µg/m^3
		xviii) PM 10	0.0065 µg/m^3
		xix) SO_2	0.016 µg/m^3
		xx) NO_2	0.0097 µg/m^3
		xxi) CO	0.0000007 mg/m^3
32.	Construction Phase:	xxv) Power Back-up	Temporary electrical connection of 19 KW & 01 DG of 200 KVA
		xxvi) 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 of DLF Alameda
		xxvii) STP (Modular)	1

Table 2: EMP BUDGET

During Construction Phase			During Operation Phase		
Description	**Capital Cost (In Lakhs)**	**Recurring Cost (In Lakhs/Annum)**	**Description**	**Capital Cost (in Lakhs)**	**Recurring Cost (In Lakhs /Annum)**
Topsoil Conservation	5.66	0.25	Landscaping	30	6
Soil Erosion Control/Slope Stabilization	0.5	0.5	Use of Solar	36	1
Sanitation and Wastewate	11.02	1.2	Rainwater Harvesting system	6.59	0.5

r Management					
PPE for workers	15	0	Water Conservation (Dual Plumbing within plots, Low flow Fixtures, etc.)	135	6.75
Medical /First Aid /Health Check-up	12.5	0	Solid Waste Management (Collection/Storage)	10	3.6
Dust Mitigation Measures	15	0	Organic Waste Treatment Facility	5	1.8
Waste Management	5	0	Energy Efficient Appliances/Transformer/Equipment/Lights, etc.	15	0.5
	64.68	1.95		237.59	20.15
Total	**65 Lakhs**	**2 Lakhs**	**Total**	**238 Lakhs**	**20Lakhs**

The discussion was held on DU units, STP, License details, ownership of the plot, revised EMP, traffic circulation plan, Geo technical report, Forest NOC and certain observations were raised as following:-

1. The PP and the consultant shall submit the duly signed note giving the brief chronological of the events, EC granted to the project and present built up area in consonance with existing EC.
2. The PP shall submit the building plan for all categories of DU units to be constructed
3. The PP shall submit the details of the existing 2.2MLD STP and its feasibility for the proposed construction of independent floors
4. The PP shall submit the details of all the license in tabular form
5. The PP shall submit the details of ownership of the plot
6. The PP shall submit the energy saving details as per ECO Niwas Samhita
7. The PP shall submit the development agreement with plot holder
8. The PP shall submit the revised EMP
9. The PP shall submit the traffic circulation plan and traffic study
10. The PP shall submit the location of STP on the layout plan
11. The PP shall submit the location of RWH on the layout plan
12. The PP shall submit the Geo technical report
13. The PP shall submit the Forest NOC

The PP submitted the reply of above said observations vide letter dated 13.08.2021 along with duly signed brief note by PP and consultant

- *The total plot area of existing residential plotted colony is 113.837 acres as per **License no. 88 of 2010** dated 28.10.2010 (100.506 Acres), **21 of 2012** dated 20.03.2012 (7.006 Acres), **109 of 2012** dated 26.10.2012 (3.9 Acres) & **81 of 2018** dated 01.12.2018 (2.425 Acres) on the name of M/s DLF New Gurgaon Homes Developers Pvt. Ltd. & Others.*

- *The application for Environmental clearance was submitted and the case was raise in **105th meeting of EAC held on 21-23rd September, 2011.** The discussion was held during the 105th EAC meeting on the proposed project. The proposed project was development of residential plotted colony with total built up area was less than 20,000 sq.m & the site area less than 50 hec , hence committee has the opinion that project does not attract the provisions of EIA Notification 2006 and permitted to withdraw the proposal*

- *In 2013 the M/s DLF New Gurgaon Homes Developers Pvt. Ltd. merges into DLF Home Developers Limited.*

- *The Part completion certificate has been obtained for License no. 88 of 2010 dated 28.10.2010 (100.506 Acres), 21 of 2012 dated 20.03.2012 (7.006 Acres) and 109 of 2012 dated 26.10.2012 (3.9 Acres)**.***

- *Now, the company propose to construct "Independent Floor" in 45 numbers of plots spread over area of 20,521.43 m2 (5.071 Acres) land out of the total plot area of existing developed residential plotted colony (113.837 Acres).*

- *The STP with capacity of 2.2 MLD with SBR technology is being constructed for existing residential plotted colony "DLF ALAMEDA" (113.837 acres) with consideration of proposed 45 numbers of plots. The location of common STP is within the project site.*

- *The provision of Rain water Harvesting has been considered in the existing residential plotted colony. The **25 numbers** of Rain Water Harvesting pits with dual bore has already been constructed at the plotted colony. Apart from this, **45 numbers** of Rain Water Harvesting pits will be constructed for proposed 45 Independent plots*.

The documents were placed before the committee and committee after discussion considered the reply and after 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 14.9.2006 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 (2.2 MLD) based on SBR Technology 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 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.
4. The PP shall not carry out any construct above and below revenue rasta 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.

5. 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.
6. 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.
7. 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.
8. 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
9. 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 **61,679.32 m^2(26.16%)**shall be provided for Green Area development for whole project.
10. 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.
11. 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.

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 obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
14. 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 by30% if HSD is used. The DG sets will be operated for maximum 04 hours during power failure through Executing Agency
15. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
16. The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
17. The PP shall obtain the permission regarding withdrawal of ground water from HWRA/CGWA before the start of the project, if required and also obtained the CTO from HSPCB after the approval from HWRA/CGWA.
18. The PP shall carry out the quarterly awareness programs for the stakeholders of the project.
19. 45 Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms in individual plots.
20. 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.
21. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.

22. 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 fire fighting 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 Rules2001 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 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, murram, 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.

219.22 EC for Residential Plotted Colony under Deen Dayal Jan Awas Yojna (Site-I) at Village Dhunela, Sector 36, Sohna, Gurgaon, Haryana by M/s Signature Global Homes Pvt. Ltd.
Project Proponent : Mr. Vineet Kumar
Consultant: Grass Root Technology Pvt. Ltd

The Project was earlier submitted to the SEIAA vide Online Proposal No. SIA/HR/MIS/192630/2020 on dated 13.01.2020 for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006.

The case was considered in 209th& 210th meeting of SEAC held on 29.01.2021&18.02.2021 and recommended to SEIAA for grant of Environment Clearance.

The recommendation of SEAC was considered in 128th meeting of SEIAA held on 26.05.2021 and the following queries were raised:

- Total Green Area proposed is 2065.222 mt^2(@10.21 % of the total plot area)mentioned in MoM,
- PP has mentioned "Proposed Landscape Area (@20.5 % of the total plot area) to be 4148.027 mt^2 on page no. 23 of Form-1A, whether its 10.21% or 20.5%, PP should clarify.
- Area statement of the project and why is the Green area less?

After detailed deliberations; the Authority decided to refer back this case to SEAC for clarification that in the previous EC of Residential Plotted Colony Projects under Deen Dayal Jan Awas Yojna was sanctioned minimum 20% Green Area but in the present case, green area is recommended less than 20% ; why?

Thereafter, the case was taken up in 217th meeting of SEAC held on 20.07.2021 but the PP requested vide letter dated 08.07.2021 for withdrawal of their case as their management have revised their decision and decided to apply fresh for additional area being expansion hence, they would like to withdraw the proposed EC application as the EC has not yet been granted and submitted affidavit that no construction has been carried on the plot. The request of PP and consultant was considered and acceded and decided to send the case to SEIAA for withdrawal in view of request of PP.

Presently:

The Project was again submitted to the SEIAA vide Online Proposal No. SIA/HR/MIS/218857/2021 on dated 03.08.2021 for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006.

Then, the case as taken in 219th meeting of SEAC held on 13.08.2021.The PP presented the case before the committee.

- The proposed project is for EC for Residential Plotted Colony under Deen Dayal Jan Awas Yojna (Site-I) at Village Dhunela, Sector 36, Sohna, Gurgaon, Haryana by M/s Signature Global Homes Pvt. Ltd.
-

- The project is as per Sohna Development Plan
- No wildlife statuary falls within 10km from the project site

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

Name of the Project: Residential Plotted Colony Project under DDJAY (5.0 Acres) at Village-Dhunela, Sector-36, Sohna, Haryana by M/s Signature Global Homes Pvt. Ltd.		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/192630/2021
2.	Latitude	28°17'27.59"N
3.	Longitude	77°03'48.34"E
4.	Plot Area	20,234.28m^2
5.	Net Plot Area	19,156.345m^2
6.	Proposed Ground Coverage	6,177.418 m^2
7.	Proposed FAR	22,566.803m^2
8.	Non FAR Area	8,640.869m^2
9.	Total Built Up area	31,207.672m^2
10.	Total Green Area with %	4,148.027 m^2(@20.5 % of the total plot area)
11.	Rain Water Harvesting Pits (with size)	5 Pits having effective dia and depth of a Recharge pit 4.5 m and 5 m respectively
12.	STP Capacity	120 KLD
13.	Total Parking	For plotted development the parking shall be within the plots by the individual plot owners
14.	Organic Waste Converter	1
15.	Maximum Height of the Building (m)	30
16.	Power Requirement	4,800 kVA Source: Dakshin Haryana Bijli Vitran Nigam (DHBVN)
17.	Power Backup	3 DG sets of total capacity 2500 KVA (1*1500 kVA & 2*500 kVA)
18.	Total Water Requirement	127 KLD
19.	Domestic Water Requirement	115 KLD
20.	Fresh Water Requirement	83 KLD
21.	Treated Water	88 KLD
22.	Waste Water Generated	98 KLD
23.	Solid Waste Generated	714 kg/day
24.	Biodegradable Waste	428.4 kg/day
25.	Number of Towers	-
26.	Dwelling Units/ EWS	No. of Plots = 67
27.	Basement	-
28.	Community Center	2,026.338m^2
29.	Stories	-
30.	R+U Value of Material used (Glass)	2.518 (W/m^2deg C)

31.	Total Cost of the project:	i) Land Cost	154.213 Crores
		ii) Construction Cost	
32.	EMP Budget **(per year)**	xiii) Capital Cost	281 Lakh
		xiv) Recurring Cost	19.5 Lakh
33.	Incremental Load in respect of:	i) PM 2.5	0.421 µg/m^3
		xxii) PM 10	0.421 µg/m^3
		xxiii) SO_2	1.523µg/m^3
		xxiv) NO_2	11.203 µg/m^3
		xxv) CO	3.201 µg/m^3
35.	Construction Phase:	xxviii) Power Back-up	62.5 KVA
		xxix) Water Requirement & Source	62 ML (Private water tankers)
		xxx) STP (Modular)	1
		xxxi) Anti-Smoke Gun	As per NGT order 01 Anti-smog Gun will be provided at site

Table 2:EMP BUDGET

DURING CONSTRUCTION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
Labor Sanitation & Waste water Management	15	4
Dust Mitigation Measures Including site barricading, water sprinkling and anti-smog gun)	20	5
Storm Water Management (temporary drains and sedimentation basin)	10	2.5
Solid Waste Management	5.25	1.5
TOTAL	**50.25**	**13**

DURING OPERATION PHASE

COMPONENT	CAPITAL COST (INR LAKH)	RECURRING COST (INR LAKH/YR)
Sewage Treatment Plant	12.5	3.25
Rain Water Harvesting System	7.5	2
Solid Waste Management	1.5	0.5
Environmental Monitoring	0	9
Green Area/ Landscape Area	1.25	0.5
Others (Energy saving devices, miscellaneous)	10	2.5
Socio-Economic		
Providing laptops and mobile phones to students of - • Berka Village Govt. School • Govt. Middle School M. P. Meo • Govt. Primary School Ramnagar	18	---
Providing Rain water Harvesting in the following local Govt. Schools- • Berka Village Govt. School • Govt. Middle School M. P. Meo • Govt. Primary School Ramnagar	25	
Shelter for Cow in Dhunela, Ram Nagar & Mohammadpur Gujar villages	10	
Providing Water Coolers in the following local Govt. Schools- • Berka Village Govt.	25	

School • Govt. Middle School M. P. Meo • Govt. Primary School Ramnagar		
Setting up solar lighting facilities in Village Dhunela, Ram Nagar & Mohammadpur Gujar	40	
Plantation in Village Dhunela, Ram Nagar & Mohammadpur Gujar	20	---
Providing sanitation facility in Village Dhunela, Ram Nagar & Mohammadpur Gujar	20	---
TOTAL	**190.75**	**17.75**

TOTAL EMP BUDGET		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
During Construction Phase	50.25	13
During Operation Phase	190.75	17.75
TOTAL	**241**	**30.75**

The discussion was held on revised Green area, Aravali NOC,OWC, revised solid waste , forest NOC, revised EMP, FAR, legible plans, Geo Technical study , approved building plan, Fire fighting plan,

Contour plan, sewer permission, water assurance permission, power assurance permission testing reports of soil, water, noise and air etc. and certain observations were raised as following:-

1. The PP shall submit the revised water calculation
2. The PP shall submit the revised solid waste
3. The PP shall submit the hydrological design of STP along with its component
4. The PP shall submit the contour map
5. The PP shall submit the forest NOC
6. The PP shall submit the Aravali NOC
7. The PP shall submit the revise OWC calculation@ 20% higher of the biodegradable waste
8. The PP shall submit the details of suspended solids effluent along with MLSS Ratio
9. The PP shall submit the key plan of sampling locations, primary micromet data, DG/Vehicular emissions data, data sheet, DAT files (input and output),Isoplets of PM10, PM2.5, So2, NO2, CO vis a vis wind rose diagram.
10. The PP shall submit the Hydraulic design and dimensions of each component, STP using MBBR technology.
11. The PP shall submit the Geo Technical study of project area.
12. The PP shall submit the Fire fighting plan/Fire rescue plan (SOP).
13. The PP shall submit the Contour plan indicating level of proposed site in terms of drainage pattern.
14. The PP shall submit all the maps in larger scale
15. The PP shall submit the revised Tangible EMP
16. The PP shall submit the location of STP, RWH, DG Set on the map
17. The PP shall submit the traffic circulation and parking plan
18. The PP shall submit the green plan
19. The PP shall submit the approved building plan
20. The PP shall submit the sewer permission
21. The PP shall submit the water assurance permission
22. The PP shall submit the power assurance permission
23. The PP shall submit the testing reports of soil, water, noise and air

The PP submitted the reply of above said observation vide letter dated 13.08.2021.

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(120KLD) 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 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.

4. 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.
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 solid waste dumping site through authorized vender.
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 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
8. 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 4,148.027 m^2(@20.5 % of the total plot area)shall be provided for Green Area development for whole project.
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. 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.
11. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of firefighting equipments etc. as per National Building Code including protection measures from lightening etc.
12. The PP shall obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
13. 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.
14. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
15. The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
16. 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.
17. The PP shall carry out the quarterly awareness programs for the stakeholders of the project.
18. 05 Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms.

19. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 05 RWH pits.
20. 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.
21. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
22. The PP shall provide the mechanical ladder for use in case of emergency.
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, the Plastics Waste (Management) Rules, 2016 and Batteries waste (Management Handling Rules2001 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 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, murram, 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.

   q) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
   r) Traffic calming measures.
   s) Proper design of entry and exit points.
   t) 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.

219.23 EC for Residential Plotted Colony under Deen Dayal Jan Awas Yojna (10.30 Acres), Village Wazirpur, & Meoka, Sector 92, Gurugram, Haryana by M/s Signature Infrabuild Private Limited

Project Proponent : Mr. Vineet Kumar
Consultant: Grass Root Technology Pvt. Ltd.

Earlier, the Project was submitted to the SEIAA vide Online Proposal No. SIA/HR/MIS/191905/2021 on dated 12.01.2021 for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006.

The case was considered in 209th & 210th meeting of SEAC held on 30.01.2021 &18.02.2021 and recommended to SEIAA for grant of Environment Clearance.

The recommendation of SEAC was considered in 128th meeting of SEIAA held on 26.05.2021 and the following queries were raised:

- Total Green Area 5299.7sqm (@12.71% of the net plot area)? PP proposed to make it to 15% with Vertical Green.

- On page no 22 of Form-1A, PP has mentioned "Proposed Landscape Area (@20.65% of the net plot area) 7,947.26 mt^2", why it is being reduced to 12.71%? Even mentioned 7,947.26 mt^2 under pt. 1.3 too.

After detailed deliberations; the Authority decided to refer back this case to SEAC for clarification that in the previous EC of Residential Plotted Colony Projects under Deen Dayal Jan Awas Yojna was sanctioned minimum 20% Green Area but in the present case, green area is recommended less than 20% ; why?

Thereafter, the case was taken up in 217th meeting of SEAC held on 20.07.2021 but the PP requested vide letter dated 08.07.2021 for withdrawal of their case as their management have revised their decision and decided to apply fresh for additional area being expansion hence, they would like to withdraw the proposed EC application as the EC has not yet been granted and submitted affidavit that no construction has been carried on the plot. The request of PP and consultant was considered and acceded and decided to send the case to SEIAA for withdrawal in view of request of PP.

Presently:

Earlier, the Project was submitted to the SEIAA vide Online Proposal No. SIA/HR/MIS/218872/2021 on dated 03.8.2021 for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006.

Then, the case was taken up in 219th meeting of SEAC held on 13.08.2021.The PP presented the case before the committee.

- The proposed project is for EC for Residential Plotted Colony under Deen Dayal Jan Awas Yojna (10.30 Acres), Village Wazirpur, & Meoka, Sector 92, Gurugram, Haryana by M/s Signature Infrabuild Private Limited
- This project is based on concept basis as building plans are not approved from the Competent Authority.
- The project falls under Gurugram manesar Master Plan 2021.
- Sultanpur National Park lies within 5.5km from the project site

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: Residential Plotted Colony under Deen Dayal Jan AwasYojna (10.30 Acres) at Village- Wazirpur&Meoka, Sector-92, Gurugram, Haryana by M/s Signature Infrabuild Private Limited		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/218872/2021
2.	Latitude	28°24'38.58" N
3.	Longitude	76°55'4.12"E
4.	Plot Area	41,682.555 m^2
5.	Net Plot Area	38,485.544 m^2
6.	Proposed Ground Coverage	25,922.272 m^2
7.	Proposed FAR	50,645.497m^2
8.	Non FAR Area	66,563.77 m^2

9.	Total Built Up area		1,17,209.267m^2
10.	Total Green Area with %		5,299.7 m^2(@12.71% of the plot area)
11.	Rain Water Harvesting Pits (with size)		11 Pits (Dia.-3 m & Depth-3 m)
12.	STP Capacity		350 KL
13.	Total Parking		The project is a Plotted Residential Colony. For plotted development the parking will be within the plots by the individual plot owners.
14.	Organic Waste Converter		1
15.	Maximum Height of the Building (m)		18
16.	Power Requirement		2,900 kVA
17.	Power Backup		4 nos. of DG sets of total 2,500 KVA capacity (2x750 + 2x500)
18.	Total Water Requirement		340 KLD
19.	Domestic Water Requirement		324 KLD
20.	Fresh Water Requirement		236 KLD
21.	Treated Water		249 KLD
22.	Waste Water Generated		277 KLD
23.	Solid Waste Generated		1,988 kg/day
24.	Biodegradable Waste		1192.8 kg/day
25.	Number of Towers		-
26.	Dwelling Units/ EWS		191
27.	Basement		16,775.19 m^2
28.	Community Center		4,168.398 m^2
29.	Stories		-
30.	R+U Value of Material used (Glass)		2.67 W/m^2deg C
31.	Total Cost of the project:	ii) Land Cost	INR 373.49 Crores
		ii) Construction Cost	
32.	EMP Budget **(per year)**	xv) Capital Cost	560 Lakhs
		xvi) Recurring Cost	38 Lakhs
33.	Incremental Load in respect of:	i) $PM_{2.5}$	0.07$\mu g/m^3$
		ii)PM_{10}	0.11$\mu g/m^3$
		Iii)SO_2	2.01$\mu g/m^3$
		ix)NO_2	2.87$\mu g/m^3$
		v)CO	7.04$\mu g/m^3$
34	Status of Construction		-
35.	Construction Phase:	xxxii) Power Back-up	100 KVA
		xxxiii) Water Requirement & Source	234 ML and Private water tanker
		xxxiv) STP (Modular)	1

		xxxv) Anti-Smoke Gun	As per NGT order 1 anti smog gun will be installed

Table 2: EMP BUDGET

DURING CONSTRUCTION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
Labor Sanitation & Waste water Management	10	2.5
Dust Mitigation Measures Including site barricading, water sprinkling and anti-smog gun)	12.5	3.25
Storm Water Management (temporary drains and sedimentation basin)	10	2.5
Solid Waste Management	5	1.25
TOTAL	**37.5**	**9.5**

DURING OPERATION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
Sewage Treatment Plant	90	22.5
Rain Water Harvesting System	16.5	4.25
Solid Waste Management	4	1

Environmental Monitoring	0	9
Green Area/ Landscape Area	3	0.75
Others (Energy saving devices, miscellaneous)	10	2.5
Socio-Economic		
Providing laptops and mobile phones to students of - • Dhorka Village Govt. Primary School • Hayatpur Govt. Primary School • Wazirpur Govt. Primary School	40	---
Providing Rain Water Harvesting in the following local Govt. Schools- • Dhorka Village Govt.Primary School • Hayatpur Govt.Primary School • Wazirpur Govt. Primary School	80	
Shelter for Cow in Dhorka, Wazirpur, Hayatpur Villages	70	
Providing Water Coolers in the following local Govt. Schools- • Dhorka Village	20	

Govt.Primary School • Hayatpur Govt.Primary School Wazirpur Govt. Primary School		
Setting up solar lighting facilities in Village Dhorka, Wazirpur, & Hayatpur	120	
Plantation in Village Dhorka, Wazirpur, & Hayatpur	20	---
Providing sanitation facility in Village Dhorka, Wazirpur, & Hayatpur	40	---
Fund Allocated for Wild Life Conservation ➢ **Plantation of Trees** ➢ **Digging of Ponds** ➢ **Construction of feeding Platforms and enclosure** ➢ **Awareness Generation** ➢ **Putting artificial nests on trees**	 3.0 2.0 2.0 1.0 1.0	 0.75 0.5 0.5 0.25 0.25
TOTAL	**522.5**	**42.25**

TOTAL EMP BUDGET		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**

During Construction Phase	37.5	9.5
During Operation Phase	522.5	42.25
TOTAL	**560**	**51.75**

The discussion was held on Green Plan, distance of wildlife sanctuary from the project site, revised EMP, details of RWH**,** zoning plan, layout/building plan, traffic study, parking plan, contour plan, Geo Technical Study, water calculation, status of construction etc. and certain observations were raised as following:-

1. The PP and the consultant shall submit the duly signed note giving the brief chronological of the events
2. The PP shall submit the Green Plan
3. The PP shall submit the wildlife affidavit
4. The PP shall submit the revised EMP
5. The PP shall submit the details of RWH
6. The PP shall submit the affidavit that no vehicle will be allowed to park outside the house and all the car will be parked inside the house.
7. The PP shall submit the affidavit that basement shall not be used for the habitation purpose
8. The PP shall submit the zoning plan, layout/building plan
9. The PP shall submit the traffic study and parking plan
10. The PP shall submit the key plan of sampling locations, primary micromet data, DG/Vehicular emissions data, data sheet, DAT files (input and output),Isoplets of PM10, PM2.5, So2, NO2, CO vis a vis wind rose diagram.
11. The PP shall submit the fire fighting/fire rescue(SOP)
12. The PP shall submit the contour plan
13. The PP shall submit the Geo Technical Study
14. The PP shall submit the water calculation along with STP details
15. The PP shall submit the status of construction

The PP submitted the reply of above said observations vide letter dated 13.08.2021 along with affidavit that

- No vehicle will be allowed to park outside the house and all the car will be parked inside the house
- The PP shall spent Rs.9Lakhs as capital cost and Rs.2.25 lakhs as recurring cost on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan
- That that basement shall not be used for the habitation purpose

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(350KLD) 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 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.
4. The PP shall spent Rs.9Lakhs as capital cost and Rs.2.25 lakhs as recurring cost on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan
5. The PP shall obtain the wildlife conservation plan from NBWL before the start of the project
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 5,299.7 m^2(@12.71% of the plot area)shall be provided for Green Area development for whole project.
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 firefighting 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 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 project.
20. 11 Rain water harvesting recharge pits shall be provided 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 11 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. The PP shall provide the mechanical ladder for use in case of emergency.
25. 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 Rules2001 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 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, murram, 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.

219.24 EC for Warehouse and Industrial Shed Project (54.70 Ha) 62 Milestone, Village Rathiwas, Bhudka & Bhodakalan, Gurugram, Haryana by M/s Crystal City Developers Pvt. Ltd.

Project Proponent : Mr. Sukhbir Sharma
Consultant: Grass Root Technology Pvt. Ltd.

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/62518/2021 on dated 12.01.2021 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 8(b) of EIA Notification 14.09.2006

The case was taken up in 219th meeting of SEAC held on 13.08.2021. The PP presented the case before the committee.

- The proposed project is for EC for Warehouse and Industrial Shed Project (54.70 Ha) 62 Milestone, Village Rathiwas, Bhudka & Bhodakalan, Gurugram, Haryana by M/s Crystal City Developers Pvt. Ltd.
- The TOR was granted vide letter no. 565 dated 08.07.2021.
- This project is based on concept basis as building plans are not approved from the Competent Authority.
- No wildlife sanctuary falls within 10km from the project site

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: Warehouse and Industrial Shed Project on a land measuring 5,46,973.11 m^2 (54.70 Ha) at Village-Rathiwas, Bhudka&Bhodakalan, Gurugram, Haryanaby M/s Crystal City Developers Pvt. Ltd.		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/62518/2021
2.	Latitude	28°16'24.14"N
3.	Longitude	76°51'29.26"E
4.	Plot Area	5,46,973.11 Sq.m
5.	Net Plot Area	5,46,973.11 Sq.m
6.	Proposed Ground Coverage	2,47,487.85Sq.m
7.	Proposed FAR	2,47,487.85Sq.m
8.	Non FAR Area	1,34,966.55Sq.m
9.	Total Built Up area	3,82,454.40 Sq.m
10.	Total Green Area with %	82,100.66 Sq. m(15.01% of net plot area)
11.	Rain Water Harvesting Pits (with size)	134 (Dia-5 m and Depth-4.5 m)
12.	STP Capacity	820 KLD
13.	Total Parking	82811.72 Sq.m
14.	Organic Waste Converter	1
15.	Maximum Height of the Building (m)	8-15 m
16.	Power Requirement	15,026 kVA
17.	Power Backup	751 KVA (1 x 20 KVA, 1 x 131 KVA, 1 x 90 KVA, 1 x 81 KVA, 1 x 23 KVA, 1 x 81 KVA, 1 x 165 KVA, and 1 x 160 KVA)
18.	Total Water Requirement	1012 KLD
19.	Domestic Water Requirement	766 KLD
20.	Fresh Water Requirement	420 KLD
21.	Treated Water	614 KLD
22.	Waste Water Generated	682 KLD
23.	Solid Waste Generated	5,025 Kg/day
24.	Biodegradable Waste	1,808 Kg/day
25.	Number of Towers	8 Sheds
26.	Dwelling Units/ EWS	NA
27.	Basement	NA

28.	Community Center			NA
29.	Stories			NA
30.	R+U Value of Material used (Glass)			3.11 W/m^2deg C
31.	Total Cost of the project:	i) Land Cost		INR 514.0373 Cr
		ii) Construction		
32.	EMP Budget **(per year)**	xvii) Capital Cost		514.0 Lakhs
		xviii) Recurring Cost		68.5 Lakhs
33.	Incremental Load in respect of:		i) $PM_{2.5}$	0.07228 ug/m3
			ii) PM_{10}	0.14456
			xxvi) SO_2	0.48008
			xxvii) NO_2	3.91293
			xxviii) CO	1.37033
34	Status of Construction			
35.	Construction Phase:	xxxvi) Power Back-up		100 kVA
		xxxvii) Water Requirement & Source		765 ML
		xxxviii) STP (Modular)		1
		xxxix) Anti-Smoke Gun		As per NGT order 1 anti smog gun will be installed

Table 2: EMP BUDGET

S. No	Particulars	Capital Cost	Annual Recurring Cost
1	Pollution Control during construction stage (1 year)	15	--
2	Air Pollution Control Systems (Water sprinklers, mechanical broomers, industrial vacuum cleaners, dust extraction system, bag filter, stack, ID fan, closed conveyors and enclosures	25	15
3	Rainwater harvesting systems	200	25
3	Wastewater Treatment Plant (STP), Recycling System	80	20
4	Environmental Management Department	5	2
5	Environmental Laboratory	5	2
6	Noise Reduction Systems	1	0.5
7	Occupational Health Management	2	0.5
8	Green Belt Development	5	1.5
10	Fire fighting systems	5	2
11	Socio-economic	171.0	--
	• Providing Water Coolers in Shaheed Amar singh Public School MBLM Schooland Jeevan JyotiVidyaMandir, Rathiwas.	30.0	
	• Providing Laptops and tablets to meritorious girl students at Government Girls School, Government Primary SchoolandLaxmi college of Education, Rathiwas	31.0	

	• Providing medical Equipments, Wheel chairs and Stretcher atE.S.I. Dispensary, Bhora Kalan and Primary Health Centre	60.0	
	• Setting up solar enabled street lighting atRathiwasBhudka and Bhora Kalan Village	50.0	
Total		514.0	68.5

The discussion was held on Aravali NOC, STP, air dispersion modelling, water permission, Sewage permission, power permission, soil testing report, fire fighting/fire rescue (SOP), contour plan, Traffic circulation plan, parking plan, Aravali NOC, CLU Details, zoning plan, layout/building plan, ECBC Compliance, Tangible EMP, details of the exiting trees, land ownership details, building plans etc. and certain observations were raised as following:-

1. The PP shall submit the MoU with farmers for supply of Treated sewage
2. The PP shall submit the Aravali NOC
3. The PP shall submit the hydraulic design
4. The PP shall submit the key plan of sampling locations, primary micromet data, DG/Vehicular emissions data, data sheet, DAT files (input and output),Isoplets of PM10, PM2.5, So2, NO2, CO vis a vis wind rose diagram.
5. The PP shall submit the permission of water from CGWA
6. The PP shall submit the Sewage permission
7. The PP shall submit the power permission
8. The PP shall submit the revised soil testing report
9. The PP shall submit the fire fighting/fire rescue(SOP)
10. The PP shall submit the contour plan
11. The PP shall submit the additional data for one month study carried out during Dec 2020 to Feb 2021
12. The PP shall submit the Traffic circulation plan and traffic study
13. The PP shall submit the parking plan
14. The PP shall submit the location of STP on the map & its hydraulic design of 820KLD and RWH on the plan.
15. The PP shall submit the Aravali NOC
16. The PP shall submit the management plan of storage of FMCG products.
17. The PP shall submit the CLU Details
18. The PP shall submit the zoning plan, layout/building plan
19. The PP shall submit the ECBC Compliance
20. The PP shall submit the Tangible EMP
21. The PP shall submit the details of the solar power installed in the project are i.e. 10% of power requirement.
22. The PP shall submit the details of the exiting trees
23. The PP shall submit the details of the land along with ownership
24. The PP shall submit the approved building plan

The PP submitted the reply of above said observations vide letter dated 13.08.2021

The PP submitted the copy of Aravali NOC from Tehsildar but committee asked to submit from Competent Authority.

The documents were placed before the committee and committee after discussion considered the reply and after 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 14.9.2006 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. The PP shall not start any construction without CLU and Aravali NOC and submit the copy to SEIAA before the meeting with copy to SEAC
2. The PP shall take the necessary approval from PESO, if applicable
3. The PP shall follow the compliance of Public Liability Insurance Act, 1991
4. The PP shall carry the isolated storage of each chemical to be stored with the existing precautions as per the MSHIC Rules, 1989 and abide by all conditions of MSDS.
5. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of firefighting equipments etc. as per National Building Code including protection measures from lightening etc.
6. 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 shallalso 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.
7. The PP and consultant agree to display the First Aid measure, Fire Fighting Measure, Accidental Release measure, Exposure and control (Personal Measure) at the site.
8. 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.
9. Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration. The Treated effluent from STP shall be recycled/ reused for flushing. DG cooling, Gardening and HVAC.
10. The PP shall comply with provisions of Occupational Safety health and working conditions Code 2019.
11. 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.
12. 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.
13. Separate wet and dry bins must be provided 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.
14. The PP shall implement the EMP and assess that the implemented EMP is adequate and periodic environmental audits shall be conducted and maintained the records of audit. These audits shall be followed by Corrective action plan to correct the various measures identified during the audits (CAP).
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 km 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. 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 82,100.66 Sq.m (15.01% of net plot area) shall be provided for green area development.

17. The PP shall provide the Anti-smog gun mounted on vehicle in the project for suppression of dust during construction phase and shall use the treated water, if feasible.
18. 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_2 load by 30% if HSD is used.
19. The PP shall not carry any construction below the HT Line passing through the project
20. The PP shall not carry any construction above or below the Revenue Rasta.
21. The PP shall obtain the permission regarding withdrawal of ground water from CGWA/ State water Authority, Haryana before the start of the project and also obtained the CTO from HSPCB after the approval from CGWA.
22. The PP shall not allow parking of the vehicles on the roads or revenue Rasta outside the project area.
23. The PP shall develop the onsite and offsite emergency plan in consultation with the regulatory authority.
24. 134 Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms.
25. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 134 RWH pits.
26. The PP shall not allow establishment of any category A or B type industry in the project area.
27. The PP shall carry out the quarterly awareness programs for the staff.
28. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.
29. The PP shall comply with provisions of Manufacturing storage and import of Hazardous chemical rules
30. The PP shall comply the requirements of drugs and cosmetics Rules 1954 as amended from time

B. **<u>Statutory Compliance:</u>**

[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 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 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, Murram, 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.

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 recharge 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 no case shall 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 as applicable, regarding Corporate Environment Responsibility for expansion and existing parts.
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 MoEF&CC/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.

219.25 EC for Proposed Development of Integrated Residential Township in the Name of ArdeeCity (71.458 Acres Proposed) at Sector 52 and Sector 57, Gurugram, Haryana by M/s Gopal Dass Estates & Housing Pvt. Ltd. & Others by M/s Ardee Infrastructure Pvt. Ltd

Project Proponent : Mr. Anil Hasija
Consultant: M/s Ind Tech House Consultant

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/61593/2021 on dated 12.01.2021 as per check list approved by the SEIAA/SEAC for

obtaining Environmental Clearance under Category 8(b) of EIA Notification 14.09.2006. The TOR was granted on 08.07.2021.

The case was taken up in 219th meeting of SEAC held on 13.08.2021.The PP presented the case before the committee

- The proposed project is for EC for Proposed Development of Integrated Residential Township in the Name of Ardee City 71.458 Acres Proposed at Sector 52 and Sector 57, Gurugram, Haryana by M/s Gopal Dass Estates & Housing Pvt. Ltd. & Others by M/s Ardee Infrastructure Pvt. Ltd
- The license no. 58 to 67 of 1995 dated 29.12.1995 in the name of M/s Gopal Das Estates and housing pvt. Ltd has been issued vide letter dated 15.11.2019 which has been expired and renewed upto 16.03.2025.
- The building plans has been approved vide letter no. 10596 dated 26.08.2010.
- The project falls under Gurugram Manesar Urban Complex 2031 plan
- No wildlife sanctuary falls within 10km from the project site.

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: EC FOR PROPOSED DEVELOPMENT OF INTEGRATED RESIDENTIAL TOWNSHIP IN THE NAME OF ARDEE CITY 71.458 ACRES PROPOSED AT SECTOR 52 AND SECTOR 57, GURUGRAMBY M/S GOPAL DASS ESTATES &HOUSING PVT. LTD. & OTHERS		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/61593/2021
2.	Latitude	$28^0$25’36.23” N
3.	Longitude	$77^0$04’29.96” E
4.	Plot Area	71.458 Acres
5.	Total Green Area with %	56002.994Sqm(20.07% of net plot area)
6.	Rain Water Harvesting Pits (with size)	71 Nos.($30cm^3$)
7.	STP Capacity (For group housing pockets only)	925 KLD
8.	Power Requirement	13000 KW
9.	Total Water Requirement	1574 KLD
10.	Domestic Water Requirement	1294 KLD
11.	Fresh Water Requirement	1075 KLD
12.	Treated Water	499 KLD

13.	Waste Water Generated		1106 KLD (739 KLD from Group housing pockets + 367 KLD from plotted pocket)
14.	Solid Waste Generated		7.82 TPD
15.	Biodegradable Waste		4.72 TPD
16.	Number of Building Blocks/Plots		309 Nos.
17.	Dwelling Units/ EWS		644 Nos.
18.	Basement		Nil
19.	Community Center		1
20.	Stories		G+3
21.	R+U Value of Material used (Glass)		<0.27 <0.33
22. 23.	Total Cost of the project:	i) Land Cost	65.13 Cr.
		ii) Construction	
24.	EMP Budget **(per year)**	i)Capital Cost	366.5 lakhs
		ii)Recurring Cost	52lakhs/year
25.	Construction Phase:	i)Power Back-up	125 KVA
		ii)Water Requirement & Source	Treated water tanker supply
		iii)STP (Modular)	1
		iv)Anti-Smoke Gun	1

Table 2: EMP BUDGET (CONSTRUCTION PHASE)

COMPONENT	**CAPITAL COST (Rs in Lacs)**	**RECURRING COST (Rs in Lacs)/Annum**
BARRICADING OF CONSTRUCTION SITE	10	1
ANTI - SMOG GUN (WITH COMPLETE SYSTEM)- 1 Nos	7.5	3
DISPLAY OF DUST MITIGATION MEASURES	2	0.5
WHEEL WASHING	3	1.5
WASTE STORAGE BINS - LABOUR CAMP/SITE OFFICES	2	1
ENVIRONMENT MONITORING & 6 MONTHLY COMPLIANCE REPORT OF EC CONDITIONS		2
TOTAL	**24.5**	**9**

EMPBUDGET (OPERATIONAL PHASE)

COMPONENT	CAPITAL COST (Rs in Lacs)	RECURRING COST (Rs in Lacs)/Annum
Rain water harvesting	170	22
Horticulture Development (tree plantation & landscaping)	32	19
Environment Monitoring	--	2
Socio-Economic		
Providing laptops and mobile phones to students of Govt. Primary school located in nearby villages	20	-
Shelter for cow	10	-
Providing Rain water harvesting in the Govt. Primary school located in nearby villages	30	-
Providing water coolers in the Govt. Primary school located in nearby villages	10	-
Setting up solar lighting facility in nearby villages	40	-
Plantation in nearby villages	15	-
Sanitation facility in nearby villages	15	-
TOTAL	**342**	**43**

The discussion was held on air dispersion modelling, revised Green Plan, traffic circulation plan, the location of STP, Forest NOC, water assurance, power assurance, Geo Technical Study, building plans of EWS/DU, distance of wildlife from the project site, revised RWH, revised EMP and certain observations were raised as following:-

1. The PP and the consultant shall submit the duly signed note giving the brief chronological of the events, mentioning the details of MoEF &CC exempting the already developed area without EC, license details of Group Housing etc. or for which EC is required
2. The PP shall submit undertaking that all facilities of Town area development projects including 925kld STP will be provided
3. The PP shall submit the affidavit that any structure to come up in the proposed plotted colony wit built up area more than 20,000 sqm will need separate EC
4. The PP shall submit the affidavit that no construction has been carried out in 71.458acres which is proposed to be developed.
5. The PP shall submit the details of air dispersion modelling & one month data and incremental load due to traffic. Also PP shall submit Primary Micro met data, vehicular emission data, DAT files (input and output) and isopleths of PM_{10}, $PM_{2.5}$, SO_2, No_2, CO. Viz-a-viz wind rose diagram.
6. The PP shall submit the revised Green Plan
7. The PP shall submit the traffic circulation plan
8. The PP shall submit the location of STP along with its components on the map
9. The PP shall submit the Forest NOC
10. The PP shall submit the water assurance
11. The PP shall submit the power assurance
12. The PP shall submit the Geo Technical Study
13. The PP shall submit the building plans of EWS/DU units to be constructed, if any
14. The PP shall submit the wildlife affidavit stating the distance of wildlife sanctuary from the project site
15. The PP shall submit the revised EMP

16. The PP shall submit the revised RWH calculations based on the area proposed for EC
17. The PP shall submit that no litigation is pending, no court case is pending
18. The PP shall submit the undertaking that no work will be carried out on the gasline passing through project & safety precaution shall be taken and proper signage board shall be displayed

The PP submitted the reply of above said observations vide letter dated 13.08.2021.

The documents were placed before the committee and committee after discussion considered the reply and after 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 14.9.2006 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(925 KLD) based on 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 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.6Lakhs on various wildlife conservation activities like artificial nests on the trees, digging of ponds and construction of feeding platforms through Environment Management Plan
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 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 56002.994Sqm(20.07% of net plot area) shall be provided for Green Area development for whole project.
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 by30% 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 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. 71Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms including plots.
21. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 71RWH 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 Rules2001 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, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

vi. Sand, murram, 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.

219.26 ToR for Residential Plotted Colony under DDJAY at Village Garauli Khurd, Sector 37D, Gurugram, Haryana by M/s Signature Global Developers Pvt. Ltd.

Project Proponent : Mr. Vineet Kumar
Consultant: Grass Root Technology Pvt. Ltd

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/64268/2021 on dated 28.06.2021 as per check list approved by the SEIAA/SEAC for approval of TOR under Category 8(b) of EIA Notification 14.09.2006.

Thereafter, the case was taken up in 219th meeting of SEAC held on 13.08.2021. 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:-

Name of the Project: Residential Plotted Colony Project under DDJAY at Village-GarauliKhurd, Sector-37 D, Gurugram, Haryana		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/64268/2021
2.	Latitude	28°26'31.83"N
3.	Longitude	76° 58'15.65"E
4.	Plot Area	86,818.166
5.	Proposed Ground Coverage	56,926.814
6.	Proposed FAR	1,14,393.985
7.	Non FAR Area	1,12,968.621
8.	Total Built Up area	2,27,362.606
9.	Total Green Area with %	6,557.120(7.55%)
10.	Rain Water Harvesting Pits (with size)	22 pits (Diameter = 3m and Depth 2.5m), Size of Single recharge pit = 17.66m^3
11.	STP Capacity	650 KLD
12.	Total Parking	For plotted development the parking shall be within the plots by the individual plot owners
13.	Organic Waste Converter	• Monthly Operating Cost for 22 batches = Rs. 1,58,400/- • Area proposed for the OWC = 500 sqm
14.	Maximum Height of the Building (m)	NA
15.	Power Requirement	9000 kVA (from DHBVN)

16.	Power Backup		6 DG sets of total capacity (6 X 500 KVA)
17.	Total Water Requirement		627 KLD (from GMDA)
18.	Domestic Water Requirement		607 KLD (from GMDA)
19.	Fresh Water Requirement		441 KLD (from GMDA)
20.	Treated Water		467 KLD
21.	Waste Water Generated		519 KLD
22.	Solid Waste Generated		3752 kg/day
23.	Biodegradable Waste		2,251.2kg/day
24.	Number of Towers		It is the plotted colony
25.	Dwelling Units/ EWS		357 (plots)
26.	Basement		NA
27.	Community Center		NA
28.	Stories		NA
29.	R+U Value of Material used (Glass)		The project, being an Residential Plotted Colony will involve limited use of clear & tinted glass having U-value less than 3.11w/m^2-^oC.
30. 31.	Total Cost of the project:	Land Cost & Construction Cost	Total cost = INR 879.96 crores.
32.	EMP Budget **(per year)**	Capital Cost	Rs. 879.9 Lacs
		Recurring Cost	Rs. 74.126 Lacs
33.	Construction Phase:	i)Power Back-up	100kVA
		ii)Water Requirement & Source	454.725 ML
		iii)STP (Modular)	1

		iv)Anti-Smoke Gun	As per NGT order 1 anti smog gun will be installed

After detailed deliberations on earlier TOR, it was decided by the committee to recommend the case to SEIAA for approval of ToR and the project proponent will prepare the EIA by using Model Terms of Reference of MoEF&CC with following additional Terms of Reference**:**

Standard ToR

1) Examine details of land use as per Master Plan and land use around 10 km radius of the project site. Analysis should be made based on latest satellite imagery for land use with raw images. Check on flood plain of any river.
2) Submit details of environmentally sensitive places, land acquisition status, rehabilitation of communities/villages and present status of such activities.
3) Examine baseline environmental quality along with projected incremental load due to the project.
4) Environmental data to be considered in relation to the project development would be (a) land, (b) groundwater, (c) surface water, (d) air, (e) bio-diversity, (f) noise and vibrations, (g) socio-economic and health.
5) Submit a copy of the contour plan with slopes, drainage pattern of the site and surrounding area. Any obstruction of the same by the project
6) Submit the details of the trees to be felled for the project.
7) Submit the present land use and permission required for any conversion such as forest, agriculture etc.
8) Submit Roles and responsibility of the developer etc for compliance of environmental regulations under the provisions of EP Act.
9) Ground water classification as per the Central Ground Water Authority.
10) Examine the details of Source of water, water requirement, use of treated waste water and prepare a water balance chart.
11) Rain water harvesting proposals should be made with due safeguards for ground water quality. Maximize recycling of water and utilization of rain water. Examine details.
12) Examine soil characteristics and depth of ground water table for rainwater harvesting.
13) Examine details of solid waste generation treatment and its disposal.
14) Examine and submit details of use of solar energy and alternative source of energy to reduce the fossil energy consumption. Energy conservation and energy efficiency.
15) DG sets are likely to be used during construction and operational phase of the project. Emissions from DG sets must be taken into consideration while estimating the impacts on air environment. Examine and submit details.
16) Examine road/rail connectivity to the project site and impact on the traffic due to the proposed project. Present and future traffic and transport facilities for the region should be analyzed with measures for preventing traffic congestion and providing faster trouble free system to reach different destinations in the city.
17) A detailed traffic and transportation study should be made for existing and projected passenger and cargo traffic.
18) Examine the details of transport of materials for construction which should include source and availability.
19) Examine separately the details for construction and operation phases both for Environmental Management Plan and Environmental Monitoring Plan with cost and parameters.
20) Submit details of a comprehensive Disaster Management Plan including emergency evacuation during natural and man-made disaster.
21) Details of litigation pending against the project, if any, with direction /order passed by any Court of Law against the Project should be given.
22) The cost of the Project (capital cost and recurring cost) as well as the cost towards implementation of EMP should be clearly spelt out.

23) Any further clarification on carrying out the above studies including anticipated impacts due to the project and mitigative measure, project proponent can refer to the model ToR available on Ministry website "http://moef.nic.in/Manual/Townships".

Additional TOR

1. The PP shall submit the activity wise break up area of 86,818.166 sqmi.e. built up area, roads, community built up area , Green area, fire safety area
2. The PP shall submit the duly approved plan 86,818.166 sqm.
3. The PP shall submit the drainage map with contour of each area of the project
4. The PP shall submit the position of existing and proposed area of the project.
5. The PP shall submit the hydraulic design details of STP proposed at the site.
6. The PP shall submit the FAR for each component as per approved plan.
8. The PP shall submit the affidavit that no legal case is pending against the PP regarding land or any other issues of the project.
9. The PP shall submit the KLM file of the project site
10. The PP shall submit the land use details of the project
11. The PP shall submit the Geo Technical Studies
12. The PP shall submit the Population calculations as per NBC norms.
13. The PP shall submit the water requirement details in view of conservation measures.
14. The PP shall submit the seasonal testing reports of water, air, soil and noise
15. 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
16. The PP shall submit the Solid waste calculations and its management plan
17. The PP shall submit the traffic study incremental load analysis wr.t. current roads/status of connecting roads a up-gradation plan.
18. The PP shall submit the air dispersion modeling, sampling locations, wind rose, DG/vehicular emission data, AAQ data of seven locations.
19. The PP shall submit the ECBC Compliance with Energy saving
20. The PP shall submit the RWH details based on calculation @ 90 mm rain fall and double bore well for better sustainable RWH
22. The PP shall submit the parking calculations along with Map
23. The PP shall submit the tangible EMP Capital and recurring cost for the project
25. 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.

219.27: Finalization of Terms of Reference (ToR) for Environmental Clearance for the "Remediation and Reclamation of Existing Dumpsite and construction, operation and maintenance of Sanitary Landfill at Bighar Road Village Matana Fatehabad, Haryana by Muncipal corporation, Palwal (Through M/s Patheya , Haryana) -Terms of Reference

Project Proponent : Mr. Mahinder Singh
Consultant : M/s.Amaltas Enviro Industrial Consultants LLP

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/64778/2021 on dated 03.08.2021 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 7(i) of EIA Notification 14.09.2006.

The case was taken up in 219th meeting of SEAC Haryana on 13.08.2021

The PP (Muncipal corporation, Palwal (Through M/s Patheya, Haryana) along with his consultant M/s Amaltas Enviro Industrial Consultants LLP' made a presentation on the key parameters and salient features of the project to the SEAC.

1. The Committee took note of the following key parameters and salient features of the project presented during the meeting and as provided in the brief and application for this project:

i. The project is located at Meghpur, village, Palwal, Haryana.
ii. The project is new.
iii. The height of the Nimbri Dumpsite is 1.5 meters, depth is 3.0 meters and total area is about 12,140 sqm (3.0 acres). This land is owned by Municipal corporation, Palwal and has been used for open dumping of mixed MSW since the year2017. About 18,900 metric ton municipal solid waste has already been deposited at the Dumpsite. At present, the dumpsite receives an estimated of 100 Tons of Municipal Solid Waste ("MSW") per day.
iv. The Authority / MC Palwal proposes to excavate the compacted MSW by using suitable mechanical sieving, separating machines or other equipment's. The work envisages economically viable and environmentally sustainable method for Remediation and Reclamation of site is accordance with the applicable law of SWM 2016. The authority/ MC Palwal intend to reclaim the legacy waste over an area of 9.1 acre.
v. The project involves 'Bio-Mining" of legacy waste at the existing dumpsite. 'Bio-Mining" refers to the excavation of old dumped waste and make windrow of legacy waste thereafter stabilization of the waste through bio- remediation. i.e. exposure of all the waste to air along with use of composting bio-cultures, i.e. screening of the stabilized waste to recover all valuable resources(like organic fines, bricks, stones, plastics, metals, clothes, rags etc.)
vi. As this is already an existing dumpsite so no alternative sites were examined and as per the CPCB guidelines of Disposal of Legacy waste(Feb.2019) and SWM rules 2016, the existing dumpsite is fulfilling all the site selection criteria.

S.No.	Criteria	Criteria distance	Available distance from proposed SLF site
1	Distance from nearest River	100 m	Yamuna River – Approx. 17.96 Km in East direction
2	Distance from Nearest Pond	200 m	0.87 Km in west direction.
3	Distance from nearest Highway (NH-2)	200 m	5H-22A: 2.23 Km in East direction NH-2 (Delhi – Kolkata Highway): 2.74 Km in ENE direction
4	Distance from nearest habitation	200 m	Kakrall Village – 1.05 Km in WnW direction
5	Distance from nearest Public Parks	200 m	Huda Park – 1.81 Km in ENE direction
6	Direction from nearest Water supply wells	200 m	
7	Distance from nearest Airport/Airbase	20 Km	IGI Airport – 46.13 Km in NNW direction

vii. The activities planned in the proposed project include collection, transportation, segregation, treatment & disposal of Municipal solid waste in compliance to the Solid Waste Management Rules 2016. The pre-processing and post-processing rejects/ inerts shall be handled as per Solid Waste Management Rules, 2016 amended from time to time.

viii. The disposal of processing rejects & inerts shall be limited to a maximum of 20% of total waste quantity.

ix. In this case, the land filling area for segregated wastes and residues is earmarked by Municipal Corporation PALWAL, which shall be a part of the project site.

x. The closure of the site shall be according to SWM Rules, 2016 before completion and exit from the project. There should be inspection of subsidence, cracks and fissures in the top cover to ensure the prompt repair. Vegetation should be planted in the top cover and adequate provision for irrigation the plant should be made. The final cap of the landfill should consist of at least 5 layers, i.e., gas drainage layer, geo-membrane, drainage layer, clay layer and re-vegetation layer.

xi. There shall be necessary arrangements to transport inerts/ processing rejects to the concerned facility including but not limited to SLR or C&D waste Plant or scientific landfill for hazardous waste etc. In order to prevent environmental impacts of the activities as per the Solid Waste Management Rules, 2016.

xii. Work order for bio remediation and reclamation of existing legacy waste dumpsite at bighar road, village Matana, municipal council Fatehabad to Patheya

xiii. Work contract between Muncipal Corporation Fatehabad and Patheya is also placed on record.

xiv. Recently, Hon'ble NGT alarmed that due to incremental growth of Municipal Solid Waste (MSW), these MSW dumps are converting into virtual mountains. Hon'ble NGT further directed that every city/town should adhere to clause 'J' of Schedule–I of SWM Rules, 2016. Finally, Hon'ble NGT directed CPCB to propose Standard Operating Processing (SOP) for implementation of Bio-mining and Bio-remediation of legacy solid waste. As per the NGT orders, it is mentioned that legacy waste is causing huge damage to environment, so NGT said in their orders to facilitate each and every municipality to arrange a concrete and appropriate management of legacy remediations" NGT mentioned to made best efforts to complete the work of bioremediation of legacy waste upto the date fixed by this Hon'ble NGT i.e., 07.04.2021. Copy of NGT Order dated 28.02.2020 to take strict compliance of the directions issued by NGT regarding Bioremediation of the legacy waste of the dumpsites in the municipalities in the state (placed). All the Haryana govt. orders after the issuance of NGT orders to comply with the orders is also placed.

xv. The salient features of the proposed project are given as follows:

xvi. The area breakup is given as below:

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: "Remediation and Reclamation of Existing Dumpsite and construction, operation and maintenance of Sanitary Landfill at Bighar Road Village Matana Fatehabad, Haryana.		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/64783/2021
2.	Latitude	
3.	Longitude	

Pillar No.	Latitude	Longitude
1	29°29'11.03"N	75°26'35.98"E
2	29°29'11.04"N	75°26'38.42"E
3	29°29'7.12"N	75°26'38.51"E
4	29°29'7.15"N	75°26'36.08"E
5	29°29'7.25"N	75°26'35.58"E
6	29°29'7.25"N	75°26'31.17"E
7	29°29'9.04"N	75°26'31.18"E
8	29°29'9.06"N	75°26'36.03"E

4.	Plot Area		1, 2140 sq.ms (3 Acre).
10.	Total Green Area with %		1.61 acres (more than 30%)
11.	Rain Water Harvesting Pits (with size)		NA (The drains of storm water from the active landfill area and processing plant area, adequate drainage facilities are recommended for landfill area.)
16.	Power Requirement		50 KW
17.	Power Backup		1 D.G set of 50 KVA
18.	Total Water Requirement		15 KLD
23.	Solid Waste Generated		31.38 TPD which includes residential, commercial, religious, food market and street sweeping waste.
31.	Total Cost of the project:	i) Land Cost ii) Construction	3.24 Cr
32.	EMP Budget **(per year)**	i) Capital Cost ii) Recurring Cost	19 Lac 3.5 Lac
34	Status of Construction		Shall be started after the Environmental Clearance
35.	Construction	i) Power Back-up	1 D.G set of 50 KVA

	Phase:	ii) Water Requirement & Source	0.2 KLD

xvii. Water requirement will be 19 KLD during construction phase and during operation phase

xviii. During operation phase Leachate generation will be 1000L or 1 KLD. Leachate will be collected in leachate collection pit and treated in treatment via evaporation pond, it feasible to evaporate to atmosphere. During construction phase 0.14 KLD of sewage will be generated which will be disposed off through soak pit.

xix. Power requirement during operation phase will be 50 KW and will be met through UHBVN. 1 No. of DG set of 15 KVA capacity will be used as backup

xx. Employment potential: Approx. 10-12 individuals will be benefitted directly.

xxi. Estimated cost of the project is Rs. 1.26 Cr.

xxii. Benefits of the project: No Open dumping of waste will be carried out, which leads to soil, water & air pollution. Also littering waste is ground for breeding mosquitoes, which become agents of various deadly diseases.

2. This project involves scientific management of waste which will prevent environmental pollution & spread of disease.

3. The EAC noted that the project/activity is covered under category 'B' of item 7(i) Common Municipal Solid Waste Management Facility (CMSWMF)'of the Schedule to the AIA Notification, 2006 and its subsequent amendments, and requires appraisal at State level.

The discussion was held on the ownership of dumpsite, area of dump site, height, depth, water requirement, bio remediation, bio mining, refilling, water requirement, power back up, green plan, closure plan etc. and certain observation were raised as below

1. The PP shall submit the updated Form I as discussed in the meeting
2. The PP shall submit the ownership details of the dump site
3. The PP shall submit the work order with M/s Patheya
4. The PP shall submit the height, depth of the dump site.
5. The PP shall submit the brief note mentioning the chronology of the events duly signed by PP and Consultant
6. The PP shall submit the basic details of the project along with EMP in the tabular form
7. The PP shall submit the layout plan of the dumpsite

The PP submitted the reply of above said observation along with the self contained note as given below:

1. *That this land where Dumpsite is located is owned by Municipal Council Fatehabad.*
2. *The land has been used for open dumping of mixed MSW since the year 2014, about 45,000 to 47,300 ton of legacy waste has already been deposited at the Dumpsite.*
3. *Recently, Hon'ble NGT alarmed that due to incremental growth of Municipal Solid Waste (MSW), these MSW dumps are converting into virtual mountains. Hon'ble NGT further directed that every city/town should adhere to clause 'J' of Schedule–I of SWM Rules, 2016. Finally, Hon'ble NGT directed CPCB to propose Standard Operating Processing (SOP) for implementation of Bio-mining and Bio-remediation of legacy solid waste.*
4. *As per the NGT orders, it is clearly mentioned on Page No. 2" legacy waste is causing huge damage to environment , so NGT said in their orders to facilitate each and every municipality to arrange a concrete and appropriate management of legacy remediations" NGT mentioned clearly to made best efforts to complete the work of bioremediation of legacy waste upto the date fixed by this Hon'ble NGT i.e., 07.04.2021.*
5. *All the Haryana govt. orders after the issuance of NGT orders to comply with the orders is already attached as Appendix-I.*

6. *As per the NGT orders and CPCB guidelines to manage the existing waste Municipal authority are taking immediate actions of composting, MRF and Landfill. 7. As per the EIA notification dated 14th September, 2006, as amended till date, the proposed project falls under the Project / Activity: 7 (i)– Common Municipal Solid Waste Management Facility (CMSWMF) under Category B ".*
7. *Sanitary Landfill sites attract the provision of EIA notification 2006. Under the SWM Rules, 2016, provisions have been made to manage old dumps of MSW.*
8. *Hence, as per the requirement, we applied for the Environmental Clearance for the same. We request you to process our case for approval of ToR for the environment clearance.*

The SEAC based on the information and clarifications provided by the Project Proponent and detailed discussions held on all the issues, recommended for grant of Terms of Reference as specified by the Ministry as Standard ToR in April, 2015 for the said project/activity and the following ToR in addition to Standard ToR for preparation of EIA-EMP report:

Additional TOR:

i. Importance and benefits of the project
ii. A sensitivity analysis of the site shall be carried out as per the MoEF&CC criteria and form part of the EIA report
iii. The EIA would include a separate chapter on the conformity of the proposals to the Municipal Solid Waste Management Rules, 2016 and the Construction and Demolition Waste Management Rules, 2016 including the sitting criteria therein.
iv. Characteristics and source of waste to be handled and methodology for remediating the project site, which is presently being used for open dumping of garbage.
v. Details of storage and disposal of pre-processing and post-processing rejects/inerts
vi. List of proposed end receivers for the rejects/inerts should be provided. MoUs to be submitted in this regard
vii. Details of various waste management units with capacities for the proposed project. Details of utilities indicating size and capacity to be provided
viii. The EIA would also examine the impacts of the existing land fill site and include a chapter on the closure of the exiting site including disposal of accumulated wastes and capping
ix. A pond is present at 200 m from the project site. EIA should include the impact of the proposed project on the pond's water quality
x. The project proponents should consult the Municipal Solid waste management manual of the Ministry of Urban Development, Government of India and draw up project plans accordingly.
xi. Waste management facilities should maintain safe distance from the nearby pond
xii. Layout maps of proposed solid waste management facilities indicating storage area, plant area, greenbelt area, utilities etc.
xiii. Details of air emission, effluents generation, solid waste generation and their management
xiv. Requirement of water, power, with source of supply, status of approval, water balance diagram, man power requirement (regular and contract).
xv. Process description along with major equipment's and machineries, process flow sheet (quantitative) from waste material to disposal to be provided
xvi. Hazard identification and details of proposed safety systems
xvii. Details of Drainage of the project upto 5 km radius of study area. If the site is within 1 km radius of any major river, peak and lean season river discharge as well as flood occurrence frequency based on peak rainfall data of the past 30 years. Details of Flood Level of the project site and maximum Flood Level of the river shall also be provided
xviii. Details of effluent treatment and recycling process
xix. Action plan for measures to be taken for excessive leachate generation during monsoon period
xx. Detailed Environmental Monitoring Plan
xxi. Timeline for implementation of the project shall be included in the EIA Report.

xxii. Report on health and hygiene to be maintained by the sanitation workers at the work place.

xxiii. A tabular chart with index for point wise compliance of above ToRs.

STANDARD TOR

1) The project should be designed based on the population projections as by Master Plan.
2) Submit a 10 km. radius map (on survey of India toposheet) showing co-ordinates of project site, national highway, state highway, district road/approach road, river, canal, natural drainage; protected areas, under Wild Life (Protection) Act, archaeological site, natural lake, flood area, human settlements (with population), industries, high tension electric line, prominent wind direction (summer and winter), effluent drain, if any and ponds etc. should be presented and impacts assessed on the same.
3) Examine and submit details of alternative technologies viz. RDF shall also be evolved.
4) Examine and submit details of storm water/ leachate collection from the composted area.
5) Examine and submit details of monitoring of water quality around the landfill site. Water analysis shall also include for nitrate and phosphate.
6) Examine and submit details of the odour control measures.
7) Examine and submit details of impact on water bodies/rivers/ ponds and mitigative measures during rainy season.
8) Submit the criteria for assessing waste generation. Any segregation of hazardous and bio-medical wastes.
9) Submit a copy of the layout plan of project site showing solid waste storage, green belt(width & length, 33% of the project area), all roads, prominent wind direction, processing plant & buildings etc. should be provided.
10) Submit a copy of the land use certificate from the competent authority.
11) NOC from local or nearest airport within 20 km and any flight funnel restrictions.
12) Submit a copy of the status of ambient air quality and surface and ground water quality, soil type, cropping pattern, land use pattern, population, socio-economic status, anticipated air and water pollution.
13) Submit a copy of the topography of the area indicating whether the site requires any filling, if so, the details of filling, quantity of fill material required, its source and transportation, etc.
14) Examine and submit the details of impact on the drainage and nearby habitats/settlements (surroundings).
15) Examine and submit the details of surface hydrology and water regime and impact on the same.
16) Examine and submit the details of one complete season AAQ data (except monsoon) with the dates of monitoring, impact of the project on the AAQ of the area (including H2S, CH4).
17) Submit a copy of detailed plan of waste management.
18) Submit the details of sanitary land fill site impermeability and whether it would be lined, if so details, thereof.
19) Examine and submit the details of impact on environmental sensitive areas.
20) Examine and submit the details of rehabilitation/compensation package for the project effected people, if any.
21) Submit Environmental Management Plan and Environmental Monitoring Plan with costs and parameters.
22) Public hearing to be conducted for the project in accordance with provisions of Environmental Impact Assessment Notification, 2006 and the issues raised by the public should be addressed in the Environmental Management Plan. The Public Hearing should be conducted based on the ToR letter issued by the Ministry and not on the basis of Minutes of the Meeting available on the web-site.
23) A detailed draft EIA/EMP report should be prepared in accordance with the above additional TOR and should be submitted to the SEIAA in accordance with the Notification.
24) Details of litigation pending against the project, if any, with direction /order passed by any Court of Law against the Project should be given.
25) The cost of the Project (capital cost and recurring cost) as well as the cost towards implementation of EMP should be clearly spelt out.
26) Any further clarification on carrying out the above studies including anticipated impacts due to the project and mitigative measure, project proponent can refer to the model ToR available on Ministry website "http://moef.nic.in/Manual/Common Municipal Solid Wastes".

219.28: Finalization of Terms of Reference (ToR) for Environmental Clearance for the" Remediationand Reclamation of Existing Dumpsite and construction, by Muncipal corporation, Fatehabad (Through M/s Patheya , Haryana) -Terms of Reference

Project Proponent : Mr. Kumar Saurabh
Consultant : M/s.Amaltas Enviro Industrial Consultants LLP

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/64783/2021 on dated 03.08.2021 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 7(i) of EIA Notification 14.09.2006.

The case was taken up in 219th meeting of SEAC Haryana on 13.08.2021

The PP (Muncipal corporation, Fatehabad (Through M/s Patheya, Haryana) along with his consultant M/s Amaltas Enviro Industrial Consultants LLP' made a presentation on the key parameters and salient features of the project to the SEAC.

The Committee took note of the following key parameters and salient features of the project presented during the meeting and as provided in the brief and application for this project:

i. The project Establishment of Solid waste Management Facility is located at Bighar Road, village Matana, Fatehabad, Haryana.
ii. The project is new. There is presently no civic structure in the Landfill Site.
iii. The existing dump site will include scientific renovation of the existing disposal sites. To manage the existing waste Municipal authority are taking immediate actions of composting, MRF and Landfill. Sanitary Landfill sites attract the provision of EIA notification 2006. The area will get finally covered with top vegetative soil and grass.
iv. Landfill will be constructed on the site. Project utilities (weigh bridge, admin building, parking facilities, vehicle tyre wash facilities, storage sheds for recovered material, temporary storage sheds for construction materials, waste receiving yards, internal approach roads, etc. will be constructed.
v. The height of the Nimbri Dumpsite is 3 meters, depth is 12 meters and total area is about 37,176.86 sq. m.sqm (9.1 acres) SLF is 0.49 acre or 2000 sq.m. This land is owned by M/s Muncipal corporation palwal and has been used for open dumping of mixed MSW since the year2017. About 18,900 ton of municipal solid waste has already been deposited at the Dumpsite. At present, the dumpsite receives an estimated of 100 Tons of Municipal Solid Waste ("MSW") per day.
vi. The Authority / MC Palwal proposes to excavate the compacted MSW by using suitable mechanical sieving, separating machines or other equipment's. The work envisages economically viable and environmentally sustainable method for Remediation and Reclamation of site is accordance with the applicable law of SWM 2016. The authority/ MC palwal intend to reclaim the legacy waste over an area of 3 acre.
vii. The project involves 'Bio-Mining" of legacy waste at the existing dumpsite. 'Bio-Mining" refers to the excavation of old dumped waste and make windrow of legacy waste thereafter stabilization of the waste through bio- remediation. i.e. exposure of all the waste to air along with use of composting bio-cultures, i.e. screening of the stabilized waste to recover all valuable resources(like organic fines, bricks, stones, plastics, metals, clothes, rags etc.)

viii. As this is already an existing dumpsite so no alternative sites were examined and as per the CPCB guidelines of Disposal of Legacy waste(Feb.2019) and SWM rules 2016, the existing dumpsite is fulfilling all the site selection criteria.

Table 1:-

S.No.	Criteria	Criteria distance	Available distance from proposed SLF site
1	Distance from nearest River	100 m	Gorakhpur River – Approx. 8 Km in South direction
2	Distance from Nearest Pond	200 m	1.95 Km in WNW direction.
3	Distance from nearest Highway (NH-2)	200 m	NH-10: 2.83 Km in NE (Hisar- Sirsa Bypass) SH-21: - 1.58 Km in North direction
4	Distance from nearest habitation	200 m	Bhodiakhera Village – 1.41 Km in West direction
5	Distance from nearest Public Parks	200 m	Pandit Deendayal Upadhyaya Park – 2.58 Km in NNE direction
6	Direction from nearest Water supply wells	200 m	-
7	Distance from nearest Airport/Airase	20 Km	Hisar Airport – 45.34 Km in SE direction

ix. The activities planned in the proposed project include collection, transportation, segregation, treatment & disposal of Municipal solid waste in compliance to the Solid Waste Management Rules 2016. The pre-processing and post-processing rejects/inerts shall be handled as per Solid Waste Management Rules, 2016 amended from time to time.

x. The disposal of processing rejects & inerts shall be limited to a maximum of 20% of total waste quantity.

xi. In this case, the land filling area acres for segregated wastes and residues is earmarked by Municipal Corporation Panipat, which shall be a part of the project site.

Xii The closure of the site shall be according to SWM Rules, 2016 before completion and exit from the project. There should be inspection of subsidence, cracks and fissures in the top cover to ensure the prompt repair. Vegetation should be planted in the top cover and adequate provision for irrigation the plant should be made. The final cap of the landfill should consist of atleast 5 layers, i.e., gas drainage layer, geo-membrane, drainage layer, clay layer and re-vegetation layer.

xiii There shall be necessary arrangements to transport inerts/ processing rejects to the concerned facility including but not limited to SLR or C&D waste Plant or scientific landfill for hazardous waste etc. In order to prevent environmental impacts of the activities as per the Solid Waste Management Rules, 2016.

Xiv Recently, Hon'ble NGT alarmed that due to incremental growth of Municipal Solid Waste (MSW), these MSW dumps are converting into virtual mountains. Hon'ble NGT further directed that every city/town should adhere to clause 'J' of Schedule–I of SWM Rules, 2016. Finally, Hon'ble NGT directed CPCB to propose Standard Operating Processing (SOP) for implementation of Bio-mining and Bio-remediation of legacy solid waste. As per the NGT orders, it is clearly mentioned on Page No. 2" legacy waste is causing huge damage to environment, so NGT said in their orders to facilitate each and every municipality to arrange a concrete and appropriate management of legacy remediations" NGT mentioned clearly to made best efforts to complete the work of bioremediation of legacy waste upto the date fixed

by this Hon'ble NGT i.e., 07.04.2021. Copy of NGT Order dated 28.02.2020 to take strict compliance of the directions issued by NGT regarding Bioremediation of the legacy waste of the dumpsites in the municipalities in the state attached as Annexure 1.

i. The salient features of the proposed project are given as follows:
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

Name of the Project: "Remediation and Reclamation of Existing Dumpsite and construction, operation and maintenance of Sanitary Landfill at Meghpur village, Palwal, Haryana.		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/64778/2021
2.	Latitude	
3.	Longitude	

Pillar No.	**Latitude**	**Longitude**
1	28° 9'13.34"N	77°17'35.89"E
2	28° 9'13.31"N	77°17'43.10"E
3	28° 9'6.19"N	77°17'38.07"E
4	28° 9'9.18"N	77°17'31.83"E
5	28° 9'10.08"N	77°17'31.80"E
6	28° 9'10.06"N	77°17'33.26"E
7	28° 9'11.69"N	77°17'33.28"E
8	28° 9'11.70"N	77°17'34.71"E
9	28° 9'11.55"N	77°17'34.78"E
10	28° 9'11.51"N	77°17'35.84"E

4.	Plot Area	37,176.86 sq.ms (9.1 Acre).
5.	Net Plot Area	
10.	Total Green Area with %	2.7 acres (30%)
11.	Rain Water Harvesting Pits (with size)	NA (The drains of storm water from the active landfill area and processing plant area, adequate drainage facilities are recommended for landfill

			area.)
16.	Power Requirement		50 KW
17.	Power Backup		1 D.G set of 15 KVA
18.	Total Water Requirement		19 KLD
23.	Solid Waste Generated		100 TPD which includes residential, commercial, religious, food market and street sweeping waste.
31.	Total Cost of the project:	i) Land Cost	1.26 Cr
		ii) Construction	
32.	EMP Budget **(per year)**	iii) Capital Cost	19 Lac
		iv) Recurring Cost	3.5 Lac
34	Status of Construction		Shall be started after the Environmental Clearance
35.	Construction Phase:	iii) Power Back-up	1 D.G set of 15 KVA
		iv) Water Requirement & Source	0.2 KLD

ii. The area breakup is given as below:

iii. Water requirement will be 15 KLD during construction phase and during operation phase.

iv. During operation phase Leachate generation will be 2,250 L or 2.2 KLD. Leachate will be collected in leachate collection pit and treated in treatment via evaporation pond, it feasible to evaporate to atmosphere. During construction phase 0.14 KLD of sewage will be generated which will be disposed off through soak pit.

v. Power requirement during operation phase will be 50 KW and will be met through UHBVN. 1 No. of DG set of 15 KVA capacity will be used as backup

vi. Employment potential: Approx. 10-12 individuals will be benefitted directly.

vii. Estimated cost of the project is Rs. 3.24 Cr.

viii. Benefits of the project: No Open dumping of waste will be carried out, which leads to soil, water & air pollution. Also littering waste is ground for breeding mosquitoes, which become agents of various deadly diseases. This project involves scientific management of waste which will prevent environmental pollution & spread of disease.

2. The SEAC noted that the project/activity is covered under category 'B' of item 7(i) Common Municipal Solid Waste Management Facility (CMSWMF)'of the Schedule to the EIA Notification, 2006 and its subsequent amendments, and requires appraisal at State level.

The discussion was held on the ownership of dumpsite, area of dump site, height, depth, water requirement, bio remediation, bio mining, refilling, water requirement, power back up, green plan, closure plan etc. and certain observation were raised as below

1. The PP shall submit the updated Form I as discussed in the meeting
2. The PP shall submit the ownership details of the dump site

3. The PP shall submit the work order with M/s Patheya
4. The PP shall submit the height, depth of the dump site.
5. The PP shall submit the brief note mentioning the chronology of the events duly signed by PP and Consultant
6. The PP shall submit the basic details of the project along with EMP in the tabular form
7. The PP shall submit the layout plan of the dumpsite

The PP submitted the reply of above said observation along with the self contained note as given below:

1. That land where Dumpsite is located is owned by Municipal Council Palwal.

2. The land where Meghpur village Dumpsite is located is owned by MC Palwal and has been used for open dumping of mixed MSW since the year 2017, about 18,900 Metric ton of MSW has already been deposited at the Meghpur village Dumpsite.

3. Recently, Hon'ble NGT alarmed that due to incremental growth of Municipal Solid Waste (MSW), these MSW dumps are converting into virtual mountains. Hon'ble NGT further directed that every city/town should adhere to clause 'J' of Schedule–I of SWM Rules, 2016. Finally, Hon'ble NGT directed CPCB to propose Standard Operating Processing (SOP) for implementation of Bio-mining and Bio-remediation of legacy solid waste.

4. As per the NGT orders, it is clearly mentioned on Page No. 2" legacy waste is causing huge damage to environment , so NGT said in their orders to facilitate each and every municipality to arrange a concrete and appropriate management of legacy remediations" NGT mentioned clearly to made best efforts to complete the work of bioremediation of legacy waste upto the date fixed by this Hon'ble NGT i.e., 07.04.2021.

5. All the Haryana govt. orders after the issuance of NGT orders to comply with the orders is already attached as Appendix-I.

6. As per the NGT orders and CPCB guidelines to manage the existing waste Municipal authority are taking immediate actions of composting, MRF and Landfill.

7. As per the EIA notification dated 14th September, 2006, as amended till date, the proposed project falls under the Project / Activity: 7 (i)– Common Municipal Solid Waste Management Facility (CMSWMF) under Category B ".

8. Sanitary Landfill sites attract the provision of EIA notification 2006. Under the SWM Rules, 2016, provisions have been made to manage old dumps of MSW.

9. Hence, as per the requirement, we applied for the Environmental Clearance for the same.

The SEAC based on the information and clarifications provided by the Project Proponent and detailed discussions held on all the issues, recommended for grant of Terms of Reference as specified by the Ministry as Standard ToR in April, 2015 for the said project/activity and the following ToR in addition to Standard ToR for preparation of EIA-EMP report:

Additional TOR

i. Importance and benefits of the project
ii. A sensitivity analysis of the site shall be carried out as per the MoEF&CC criteria and form part of the EIA report
iii. The EIA would include a separate chapter on the conformity of the proposals to the Municipal Solid Waste Management Rules, 2016 and the Construction and Demolition Waste Management Rules, 2016 including the sitting criteria therein.

iv. Characteristics and source of waste to be handled and methodology for remediating the project site, which is presently being used for open dumping of garbage.
v. Details of storage and disposal of pre-processing and post-processing rejects/inerts
vi. List of proposed end receivers for the rejects/inerts should be provided.MoUs to be submitted in this regard
vii. Details of various waste management units with capacities for the proposed project. Details of utilities indicating size and capacity to be provided
viii. The EIA would also examine the impacts of the existing land fill site and include a chapter on the closure of the exiting site including disposal of accumulated wastes and capping
ix. A pond is present at 200 m from the project site. EIA should include the impact of the proposed project on the pond's water quality
x. The project proponents should consult the Municipal Solid waste management manual of the Ministry of Urban Development, Government of India and draw up project plans accordingly.
xi. Waste management facilities should maintain safe distance from the nearby pond
xii. Layout maps of proposed solid waste management facilities indicating storage area, plant area, greenbelt area, utilities etc.
xiii. Details of air emission, effluents generation, solid waste generation and their management
xiv. Requirement of water, power, with source of supply, status of approval, water balance diagram, man power requirement (regular and contract).
xv. Process description along with major equipment's and machineries, process flow sheet (quantitative) from waste material to disposal to be provided
xvi. Hazard identification and details of proposed safety systems
xvii. Details of Drainage of the project upto 5 km radius of study area. If the site is within 1 km radius of any major river, peak and lean season river discharge as well as flood occurrence frequency based on peak rainfall data of the past 30 years. Details of Flood Level of the project site and maximum Flood Level of the river shall also be provided
xviii. Details of effluent treatment and recycling process
xix. Action plan for measures to be taken for excessive leachate generation during monsoon period
xx. Detailed Environmental Monitoring Plan
xxi. Timeline for implementation of the project shall be included in the EIA Report.
xxii. Report on health and hygiene to be maintained by the sanitation workers at the work place.
xxiii. A tabular chart with index for point wise compliance of above ToRs.

STANDARD TOR

1. The project should be designed based on the population projections as by Master Plan.
2. Submit a 10 km. radius map (on survey of India toposheet) showing co-ordinates of project site, national highway, state highway, district road/approach road, river, canal, natural drainage; protected areas, under Wild Life (Protection) Act, archaeological site, natural lake, flood area, human settlements (with population), industries, high tension electric line, prominent wind direction (summer and winter), effluent drain, if any and ponds etc. should be presented and impacts assessed on the same.
3. Examine and submit details of alternative technologies viz. RDF shall also be evolved.
4. Examine and submit details of storm water/ leachate collection from the composted area.
5. Examine and submit details of monitoring of water quality around the landfill site. Water analysis shall also include for nitrate and phosphate.
6. Examine and submit details of the odour control measures.

7. Examine and submit details of impact on water bodies/rivers/ ponds and mitigative measures during rainy season.
8. Submit the criteria for assessing waste generation. Any segregation of hazardous and bio-medical wastes.
9. Submit a copy of the layout plan of project site showing solid waste storage, green belt (width & length, 33% of the project area), all roads, prominent wind direction, processing plant & buildings etc. should be provided.
10. Submit a copy of the land use certificate from the competent authority.
11. NOC from local or nearest airport within 20 km and any flight funnel restrictions.
12. Submit a copy of the status of ambient air quality and surface and ground water quality, soil type, cropping pattern, land use pattern, population, socio-economic status, anticipated air and water pollution.
13. Submit a copy of the topography of the area indicating whether the site requires any filling, if so, the details of filling, quantity of fill material required, its source and transportation, etc.
14. Examine and submit the details of impact on the drainage and nearby habitats/settlements (surroundings).
15. Examine and submit the details of surface hydrology and water regime and impact on the same.
16. Examine and submit the details of one complete season AAQ data (except monsoon) with the dates of monitoring, impact of the project on the AAQ of the area (including H2S, CH4).
17. Submit a copy of detailed plan of waste management.
18. Submit the details of sanitary land fill site im-permeability and whether it would belined, if so details, thereof.
19. Examine and submit the details of impact on environmental sensitive areas.
20. Examine and submit the details of rehabilitation/compensation package for the project effected people, if any.
21. Submit Environmental Management Plan and Environmental Monitoring Plan with costs and parameters.
22. Public hearing to be conducted for the project in accordance with provisions of Environmental Impact Assessment Notification, 2006 and the issues raised by the public should be addressed in the Environmental Management Plan. The Public Hearing should be conducted based on the ToR letter issued by the Ministry and not on the basis of Minutes of the Meeting available on the web-site.
23. A detailed draft EIA/EMP report should be prepared in accordance with the above additional TOR and should be submitted to the SEIAA in accordance with the Notification.
24. Details of litigation pending against the project, if any, with direction /order passed by any Court of Law against the Project should be given.
25. The cost of the Project (capital cost and recurring cost) as well as the cost towards implementation of EMP should be clearly spelt out.
26. Any further clarification on carrying out the above studies including anticipated impacts due to the project and mitigative measure, project proponent can refer to the model ToR available on Ministry website "http://moef.nic.in/Manual/Common Municipal Solid Wastes".

219.29 EC for Project "Proposed Development of India International Horticulture Market in an area of 221.3 Ha. (547 acres) at Village Teha & Shahpur Taga, Ganaur, Sonipat, Haryana by M/s Haryana International Horticulture Marketing Corporation Limited.

Project Proponent : Mr. Rajesh Kakkar
Consultant : Global management and Engineering Consultant

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/63763/2020 on dated 28.06.2021 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 8(b) of EIA Notification 14.09.2006.The TOR was granted to the project vide letter dated 12.04.2021.

The case was taken up in 217th meeting held on 19.07.2021 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.

Thereafter, the case was taken up in 219th meeting of SEAC Haryana held on 13.08.2021. The PP presented the case before the committee and discussion was held on the break up area details, services to be developed, area to be developed, drawings more than 20,000 sq.m, Mandi, Warehouses, cold, storage, residential area, nursing homes, hotels, educational institutions

As per discussions in the meeting, it was desired by the SE. of Horticulture that at the first step they would like to get the project cleared for the area development to avoid any mess created in the EIA /EMP and desired to submit its proposal for area development in the first phase for environment clearance with Stipulation that any area development any built up area more than20000 meter square will require fresh separate environment clearance certain observation were

1. The PP shall submit the revised EMP
2. The PP shall submit the contour plan
3. The PP shall submit that no litigation is pending, no court case is pending
4. The PP shall submit the revised Green Plan and details of Green area and map
5. The PP shall submit the Forest NOC
6. The PP shall submit the distance of wildlife sanctuary from the project site
7. The PP shall submit the revised population
8. The PP shall submit the revised case
9. The PP shall submitted details in terms of area, population etc as it is having different components e.g. Mandi, Warehouses, cold, storage, residential area, nursing homes, hotels, educational institutions
10. The project proponent and its consultant were advised to resubmit the amended proposal accordingly for environment clearance.

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.

219.30 EC for FWS Logistic Park project at Village: Khurampur, Tehsil: Farrukhnagar, Disct: Gurgaon, Haryana by M/s S Y Logistic Park LLP.

Project Proponent : Mr. Jeet Shah
Consultant : M/s. Aplinka Solution and Technologies Pvt. Ltd.

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/215216/2021 on dated 02.07.2021 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 217th meeting of SEAC Haryana on 20.07.2021 but the pp requested vide letter dated 27.05.2021 for the deferment of the case which was considered and acceded by the SEAC.

The case was taken up in 219th meeting of SEAC held on 13.08.2021. The PP presented the case.

- M/s S Y logistic Park LLP is planning to develop the logistic park area measuring 73651.46 m2 located at Village Khurampur, Tehsil Farrukhnagar, District Gurgaon, Haryana for the storage of non-agro produce
- The land use has been changed permanently on plot area from agriculture to Commercial after obtaining the CLU with vide memo no. CLU/GN-3079A/CTP/7664/2021 Dated 22/03/2021.
- There are four trees along the border of project site i.e. Khejri, 2 Neem and Maharukh which will be retained and merged with the proposed green belt.
- The project is appraised on the concept basis as the building plans are not approved from the competent authority.
- The Zoning plan has been approved by DTCP vide memo no .7719 dated 25.03.2021
- 18 kW of energy conversation shall be achieved through proposed solar lightening for common areas and street lightening
- The rain water is proposed to be harvested based upon the surface run-off potential from the logistic park. The run-off is collected from the roof-top area, paved area, open area (if any) and from the landscape area. Peak hourly rainfall is considered as 90 mm/hr for designing of rainwater harvesting pit. 11 No.of recharge pits of Length 6.0m and Width 4m are proposed. Mesh will be provided so that leaves or any other solid waste/debris will be prevented from entering the pit. All the pits are connected with each other through the storm water network and overflow from one pit could be put further in next pit.
- Sultanpur bird sanctuary-8.2 Km from the project site.
- The PP submitted the Structural safety certificate.
- The PP submitted the Traffic study.
- The PP submitted the STP feasibility report.

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: FWS Logistic Park located at Village Khurampur, Tehsil Farrukhnagar, District Gurgaon, Haryana by M/s S Y Logistic Park LLP		
Sr. No.	**Particulars**	
1.	Online Proposal Number	SIA/HR/MIS/215216/2021
2.	Latitude	28°26'3.56"N
3.	Longitude	76°48'5.73"E
4.	Plot Area	73,651.46 m^2
5.	Net Plot Area	73,651.46 m^2
6.	Proposed Ground Coverage	40,758.71 m^2
7.	Proposed FAR	42,823.31 m^2
9.	Total Built Up area	42,823.31 m^2
10.	Total Green Area with %	11,126.71 m^2 (15.11% of plot area)
11.	Rain Water Harvesting Pits (with size)	11 rain water harvesting pits of four bore each (length : 6m,

			width : 4m and depth : 4m)
12.	STP Capacity		30 KLD
13.	Total Parking		11,330.10 m^2
14.	Organic Waste Converter		None
15.	Maximum Height of the Building (m)		15 m
16.	Power Requirement		600 kW
17.	Power Backup		2 nos. of DG sets of capacity 1 x 100 kVA and 1 x 20 kVA
18.	Total Water Requirement		70 KLD
19.	Domestic Water Requirement		13 KLD
20.	Fresh Water Requirement		13 KLD
21.	Treated Water		57 KLD
22.	Waste Water Generated		23 KLD
23.	Solid Waste Generated		182.16 kg/day
24.	Biodegradable Waste		109.29 kg/day
25.	Number of Towers		3 Warehouse Blocks
30.	R+U Value of Material used (Glass)		U = 5.4 W/sqmK R-0.9
31.	Total Cost of the project:	Total Cost (Land cost +construction cost)	Rs 68.76 crores
32.	EMP Budget **(per year)**	v) Capital Cost	Capital Cost: Rs. 250 Lakh Recurring Cost: Rs. 138 Lakhs
		vi) Recurring Cost	
33.	Incremental Load in respect of:	i) $PM_{2.5}$	0.36 µg/m^3
		ii) PM_{10}	0.361 µg/m^3
		iii) SO_2	0.361 µg/m^3
		iv) NO_2	0.112 µg/m^3
		v) CO	0.363 µg/m^3
34	Status of Construction		Not started. It is a fresh project.
35.	Construction Phase:	v) Power Back-up	1 DG set of capacity 25 kVA
		vi) Water Requirement & Source	Fresh water: 12 KLD (bottled cans) Construction: 50 KLD (Treated water from nearby STP)
		vii) STP (Modular)	None
		viii) Anti-Smoke Gun	As per NGT order 1 anti smog gun will be installed

Table 2: EMP Budget-Operation and Construction

	During Operation Phase			**During Construction Phase**	
COMPONENT	**Capital Cost (Lakhs)**	**Recurring Cost in lakhs for 10 years**	**COMPONENT**	**Capital Cost (Lakhs)**	**Recurring Cost (Lakhs for 3 year)**

	During Operation Phase			During Construction Phase	
COMPONENT	**Capital Cost (Lakhs)**	**Recurring Cost in lakhs for 10 years**	**COMPONENT**	**Capital Cost (Lakhs)**	**Recurring Cost (Lakhs for 3 year)**
Sewage Treatment Plant	25	13	EMP cost of Construction phase(green net, tarpaulin cover to cover the construction material)	3	6
Rain water Harvesting Pits	30	10	Tractors/Tanker cost for Water sprinkling for dust suppression	2	9
Acoustic enclosure/stack for DG sets and Energy savings	5	9	Wheel wash arrangement during construction phase	1	7
Solid Waste Management / OWC	1	2	Sanitation for labours(mobile toilets/septic tank)	3	9
Environmental Monitoring and six monthly compliances	0	25	Environmental Monitoring and six monthly compliances	0	25
Green Area/ Landscape Area	11	15	Anti-Smog Gun	11	22
Installation of Solar PV	20	11	Sedimentation Tank	2	7
Water meters	3	4	Handling of construction waste material	1	10
Water efficient fixture and measures	3	7			
Environment Management Cell	0	10	PPE for workers and medical facilities	2	5
EMP budget for nearby area/ outside the project boundary	10	0			
Total (in lakhs)	**108**	**106**		**25**	**100**

Total EMP budget

Activity	**Rs in lakhs**
EMP budget for nearby area/ outside the project boundary	10
EMP budget for inside the project boundary (capital cost)	123
EMP budget for inside the project boundary recurring cost)	206
Wildlife Conservation Activities	5
Total	**344**

The discussion was held on water calculation, solid waste, STP, contour map, forest NOC, Aravali NOC, OWC, wildlife sanctuary distance from the project site, Geo- Technical study, Fire fighting plan, Fire SOP, EMP, RWH, DG Set, traffic circulation plan, parking plan, Green Plan, Building plan, sewer permission, Testing reports etc. and certain observations were raised as following:-

1. The PP shall submit the contour plan vis a vis RWH
2. The PP shall submit the undertaking that exiting 2 trees will not be counted in the total 943 trees to be planted
3. The PP shall submit the revised Building plan
4. The PP shall submit the affidavit that hazardous chemicals shall not be stored above the threshold limit and also the total threshold limit for all the chemicals
5. The PP shall submit the solar power details increased to 20%
6. The PP shall submit the revised EMP
7. The PP shall submit the approval of CGWA
8. The PP shall submit the Aravali NOC
9. The PP shall submit the geo technical report
10. The PP shall submit the traffic study
11. The PP shall submit the location of 30KLD STP hydraulic design having MLSS based on retention time along with its components on the map
12. The PP shall submit the compliance of MHISC rules, Chemical accidents rules, Public Liability Act, OHSAS Compliance, Occupational Safety Code 2019 compliance, FMCG products management.
13. The PP shall submit the approval of CGWA
14. The PP shall submit the Fire safety/ Fire Rescue(SOP)
15. The PP shall submit the affidavit for compliance of Public Liability Act, POSA,MHSIIC Rules
16. The PP shall submit the revised Soil testing reports
17. The PP shall submit the revised RWH Calculations
18. The PP shall submit the onsite and offsite emergency safety plan.

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

- That the trees present at project boundary will be retained and merged with the proposed green belt.
- That the service line will be laid down along the side of building and no hindrance or intersection will be done with the water course.
- That the DG sets are meant for stand by operations and will be running on an average of three hours after commencing of project
- That anti-smog gun will be provided during the construction phase as per the direction issued.
- That the fuel to be used in DG set shall be as per the updated orders issued by EPCA/NGT
- That the GRAP guidelines will be followed.
- That the water requirement is approximately 50 KLD for the construction of project which will be met from treated water from the nearby operational STP/CST.
- That project will not be operational without obtaining permission of fresh water supply from competent authority
- That proposed population of project is 700 including 500 staff and 200 visitors. We ensure that population will not increase in future.
- That no construction has been done on the project site and it will be commenced only after obtaining the Environment Clearance.

- That the ground water will not be used for the construction purpose. Treated water from nearby STP/CSTP will be used for construction.
- That, Sultanpur Wildlife Sanctuary and National Park lies at about 8.2 Km in ENE direction from the project site.
- That no Revenue Rasta is present in the project area. Also, no H.T. line is passing through the project site.
- That Digital Water level recorder shall be provided to monitor the ground water level through the rain water harvesting pit.
- The PP will 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.

The documents were placed before the committee and committee after discussion considered the reply and after 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 14.9.2006 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. The PP shall take the necessary approval from PESO, if applicable
2. The PP shall follow the compliance of Public Liability Insurance Act, 1991
3. The PP shall carry the isolated storage of each chemical to be stored with the existing precautions as per the MSHIC Rules, 1989 and abide by all conditions of MSDS.
4. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of firefighting equipments etc. as per National Building Code including protection measures from lightening etc.
5. 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.
6. The PP and consultant agree to display the First Aid measure, Fire Fighting Measure, Accidental Release measure, Exposure and control (Personal Measure) at the site.
7. 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.
8. Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration. The Treated effluent from STP shall be recycled/ reused for flushing. DG cooling, Gardening and HVAC.
9. The PP shall comply with provisions of Occupational Safety health and working conditions Code 2019.
10. 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.
11. 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.

12. Separate wet and dry bins must be provided 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.
13. The PP shall implement the EMP and assess that the implemented EMP is adequate and periodic environmental audits shall be conducted and maintained the records of audit. These audits shall be followed by Corrective action plan to correct the various measures identified during the audits (CAP).
14. 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 km 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
15. 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 11,126.71 m^2 (15.11% of plot area)of net plot area shall be provided for green area development.
16. The PP shall provide the Anti-smog gun mounted on vehicle in the project for suppression of dust during construction phase and shall use the treated water, if feasible.
17. 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_2 load by 30% if HSD is used.
18. The PP shall not carry any construction below the HT Line passing through the project
19. The PP shall not carry any construction above or below the Revenue Rasta.
20. The PP shall obtain the permission regarding withdrawal of ground water from CGWA/ State water Authority, Haryana before the start of the project and also obtained the CTO from HSPCB after the approval from CGWA.
21. The PP shall not allow parking of the vehicles on the roads or revenue Rasta outside the project area.
22. The PP shall store Schedule-II and Schedule-III chemicals below threshold limits as per MSIHC Rules, 1989 in the proposed project
23. The PP shall develop the onsite and offsite emergency plan in consultation with the regulatory authority.
24. 11 Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms.
25. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 11 RWH pits.
26. The PP shall not allow establishment of any category A or B type industry in the project area.
27. The PP shall carry out the quarterly awareness programs for the staff.
28. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.
29. The PP shall comply with provisions of Manufacturing storage and import of Hazardous chemical rules
30. The PP shall comply the requirements of drugs and cosmetics Rules 1954 as amended from time

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 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. <u>Air quality Monitoring and Preservation</u>

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 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, Murram, 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. <u>Water Quality Monitoring and Preservation</u>

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.

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 recharge 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. <u>Noise Monitoring and Prevention</u>

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. <u>Energy Conservation measures</u>

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 no case shall 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. <u>Waste Management</u>

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. <u>Green Cover</u>

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 as applicable, regarding Corporate Environment Responsibility for expansion and existing parts.

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 MoEF&CC/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.