

Minutes of the 258th Meeting of the State Expert Appraisal Committee (SEAC), Haryana held on 03.01.2023 and 04.01.2023 under the Chairmanship of Sh. V. K. Gupta, Chairman, SEAC, in Conference Hall (SEIAA), Bays No.55-58, First Floor, Paryatan Bhawan, Sector-2, Panchkula for considering Environmental Clearance of Projects (B Category) under Government of India Notification dated 14.09.2006

At the outset the Chairman, SEAC welcomed the Members of the SEAC and advised the Member Secretary to give brief background of this meeting.

The minutes of 257th meeting were discussed and approved. In this meeting 16 nos. of agenda projects received from SEIAA, were taken up for scoping, appraisal and grading as per agenda circulated.

The following members joined the meeting:

Sr. No.	Name	Designation
1.	Sh.Prabhaker Verma	Member
2.	Dr.Vivek Saxena, IFS	Member
3.	Shri Rajbir Bondwal, IFS (Rtd).	Member
4.	Dr.Sandeep Gupta (Attended through VC)	Member
5.	Sh.Bhupender Singh Rinwa, Joint Director, Environment & Climate Change Department, Haryana (Attended on 03.01.2022 through VC and physically on 04.01.2023)	Member Secretary
6.	Shri B. S. Yadav	Senior Geologist, Mining & Geology Department, Haryana
7.	Shri Deepak Hooda	State Geologist, Mining & Geology Department, Haryana

258.01 EC for Commercial Colony Project Revenue Estate of Village Anaugpur, Sector 27D, District Faridabad, Haryana by M/s Kajaria Ceramics Limited

Project Proponent : Sh.Rajesh Sethi
Consultant : Alinka Solutions and Technologies Pvt. Ltd.

The Project Proponent submitted the case to SEIAA vide online Proposal SIA/HR/INFRA2/403099/2022 dated 15.10.2022 for obtaining Environmental Clearance under 8(a) Category (B) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee vide DD No.836918 dated 22.09.2022 of Rs.2,00,000 /-

The case was taken up in 256th meeting held on 30.11.2022. The PP and consultant presented the case before the committee. The brief of the project as submitted by the PP during presentation is as under:

- The total plot area of the project is 11,761.16 sqm (2.90625 acres) having built-up 21,672.57sqm. The net plot area of the project is 10,366.21 m² since an area of 1,394.95 m² from the total plot will be a part of 30 m wide green belt.
- The Land License has been issued by DTCP, Haryana for an area measuring 2.90625 acres in favour of M/s Kajaria Ceramics Ltd. vide License no.01 of 2022 dated 06.01.2022
- The development of a corporate office is proposed and project consists of two Blocks; Block 1 and Block 2 interconnected with each other via bridge and will achieve built-up area of 21,672.57 sq.m.
- A factory was present at the said land parcel under the ownership of M/s Super

Seals India Limited. A dilapidated structure with built-up area of approx. 6,038.70 sq. m existed at the site which was demolished by the seller before the grant of land license.

- At present, the site consists of a temporary site office (Portable cabin) and old structures of the previous factory that is unoccupied labour hutments.
- The previous electrical connection of the factory as obtained from DHBVN is transferred to M/s Kajaria Ceramics Ltd.
- Asola Bhati Wildlife Sanctuary and Okhla Bird Sanctuary lie at about 3.5 Km (WWN) and 6.8 Km (NNE) distance respectively. A budget under wildlife protection has been allocated for each of the Sanctuaries.

The discussion was held on the rainwater harvesting pits, wildlife protection activities, energy savings, water requirement, EMP, approvals and others. After detailed deliberations, the committee raised some observations and PP was asked to submit reply.

Thereafter the case was taken up in 258th meeting held on 03.01.2023. The PP submitted the reply of the observation raised in 256th meeting vide letter dated 01.12.2022 as follows:

Sr. no.	Query	Reply																														
1.	PP shall share the status of all the statutory NOC's and approvals of the project as obtained from the concerned departments and authorities.	<p>Approvals and NOCs as obtained for the project are listed along and submitted with the proposal file;</p> <table border="1" data-bbox="792 1016 1453 2080"> <thead> <tr> <th data-bbox="792 1016 915 1051">S. No.</th> <th data-bbox="915 1016 1105 1051">Particular</th> <th data-bbox="1105 1016 1453 1051">Status</th> </tr> </thead> <tbody> <tr> <td data-bbox="792 1051 915 1158">1</td> <td data-bbox="915 1051 1105 1158">Land License</td> <td data-bbox="1105 1051 1453 1158">Obtained from DTCP dated 06.01.2022</td> </tr> <tr> <td data-bbox="792 1158 915 1239">2</td> <td data-bbox="915 1158 1105 1239">Approved Zoning Plan</td> <td data-bbox="1105 1158 1453 1239">Obtained from DTCP dated 07.01.2022</td> </tr> <tr> <td data-bbox="792 1239 915 1319">3</td> <td data-bbox="915 1239 1105 1319">Approved Building Plan</td> <td data-bbox="1105 1239 1453 1319">Approved from DTCP dated 09.09.2022</td> </tr> <tr> <td data-bbox="792 1319 915 1507">4</td> <td data-bbox="915 1319 1105 1507">Power Assurance</td> <td data-bbox="1105 1319 1453 1507">Connection obtained from DHBVN (Dakshin Haryana Bijli Vitran Nigam) - transferred from previous factory</td> </tr> <tr> <td data-bbox="792 1507 915 1561">5</td> <td data-bbox="915 1507 1105 1561">AAI NOC</td> <td data-bbox="1105 1507 1453 1561">Obtained dated 04.11.2022</td> </tr> <tr> <td data-bbox="792 1561 915 1615">6</td> <td data-bbox="915 1561 1105 1615">Forest NOC</td> <td data-bbox="1105 1561 1453 1615">Applied on 28.10.2022</td> </tr> <tr> <td data-bbox="792 1615 915 1857">7</td> <td data-bbox="915 1615 1105 1857">Water assurances</td> <td data-bbox="1105 1615 1453 1857">Fresh Water assurance obtained dated 09.11.2022 Treated water assurance dated 14.11.2022 Excess treated water discharge assurance obtained dated 14.11.2022</td> </tr> <tr> <td data-bbox="792 1857 915 1938">8</td> <td data-bbox="915 1857 1105 1938">Structural Stability</td> <td data-bbox="1105 1857 1453 1938">Obtained</td> </tr> <tr> <td data-bbox="792 1938 915 2080">9</td> <td data-bbox="915 1938 1105 2080">NHAI road access permission</td> <td data-bbox="1105 1938 1453 2080">Obtained dated 16.11.2021</td> </tr> </tbody> </table>	S. No.	Particular	Status	1	Land License	Obtained from DTCP dated 06.01.2022	2	Approved Zoning Plan	Obtained from DTCP dated 07.01.2022	3	Approved Building Plan	Approved from DTCP dated 09.09.2022	4	Power Assurance	Connection obtained from DHBVN (Dakshin Haryana Bijli Vitran Nigam) - transferred from previous factory	5	AAI NOC	Obtained dated 04.11.2022	6	Forest NOC	Applied on 28.10.2022	7	Water assurances	Fresh Water assurance obtained dated 09.11.2022 Treated water assurance dated 14.11.2022 Excess treated water discharge assurance obtained dated 14.11.2022	8	Structural Stability	Obtained	9	NHAI road access permission	Obtained dated 16.11.2021
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2.	PP shall increase the number of RWH pits considering 1 pit per acre of plot area.	The total project site measures 2.90625 acres. The run-off will be collected from the roof-top area, road & paved area and Green area. Peak hourly rainfall is considered as 90 mm/hr. for designing of rainwater harvesting pits. As per the suggestion from honourable SEAC, 3 No. of recharge pits with dimension of 4 meter diameter and depth of 3.5 meter are now proposed.																														
3.	PP shall submit revised storm water plan.	Revised storm water plan showing 3 RWH pits is attached as Annexure 1 .																														
4.	PP shall propose an area of about 500 sqm for development of	An area of 2073.24 sq. m that is 20 % of net plot area is proposed for green area development for project. Out																														

	Miyawaki plantation at project site within the proposed green area of project (area of 2073.24 sq. m that is 20 % of net plot area)	of this, miyawaki plantation has been proposed at the over an area of about 500 sqm. Plot area bifurcation as per approved drawing has been specified in the table below;																																
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5.	PP shall meet 87 KW i.e. 5% of total power requirement through solar power. Also, PP will achieve 20% of energy saving through the ECBC compliance.	Landscape depicting the same is shared as Annexure 2. 87 KW i.e. 5% of total power requirement will be met through solar power. Further, 20% of the power requirement will be saved from the ECBC (Annexure 3). <table border="1"> <thead> <tr> <th>S. NO.</th> <th>ENERGY MEASURES</th> <th>SAVINGS</th> <th>SAVING (KW)</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Solar Lighting for common areas, landscape areas, signage, entry gates and boundary walls etc. (5% of the total power load)</td> <td></td> <td>87 KW</td> </tr> <tr> <td>2.</td> <td>Following ECBC (20% of the total power load)</td> <td></td> <td>348 KW</td> </tr> <tr> <td colspan="3">Total energy saved</td> <td>435 KW</td> </tr> <tr> <td colspan="4">Total energy consumption = 1741 KW</td> </tr> <tr> <td colspan="4">TOTAL ENERGY SAVING = 25 %</td> </tr> </tbody> </table>	S. NO.	ENERGY MEASURES	SAVINGS	SAVING (KW)	1.	Solar Lighting for common areas, landscape areas, signage, entry gates and boundary walls etc. (5% of the total power load)		87 KW	2.	Following ECBC (20% of the total power load)		348 KW	Total energy saved			435 KW	Total energy consumption = 1741 KW				TOTAL ENERGY SAVING = 25 %											
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6.	PP shall submit the revised tangible wildlife protection plan.	Tangible wildlife protection plan with budget of Rs 20 lakhs for Asola Bhati Wildlife Sanctuary and Okhla Bird Sanctuary is enclosed as Annexure 5 . Undertaking stating that the funds proposed for the said plan will be floated through the directions for suggested activities from DFO, Faridabad is shared as Annexure 4 .																																
7.	PP shall submit Forest NoC from competent authority.	Forest NOC has been attached as Annexure 6 .																																
8.	PP shall achieve zero liquid discharge during summer season while in rainy and winter season excess treated water will be discharged in the sewerage line after taking the necessary approvals; assurance for the same has been obtained from the competent authority and is submitted to SEAC/SEIAA, Haryana.	Undertaking is attached as Annexure 4 .																																

The committee discussed on the reply as well as the supporting documents submitted by PP and found in order. The PP also submitted the following basic details and EMP details of the project:

Table 1: Basic Details

Name of the Project: Commercial Colony project by M/s Kajaria Ceramics Ltd. at the revenue estate of Village Anaugpur, Sector 27D, Faridabad, Haryana.		
Sr. No.	Particulars	Total
1.	Online Proposal Number	SIA/HR/INFRA2/403099/2022
2.	Latitude	28°24'33.79"N
3.	Longitude	77°22'0.31"E
4.	Total Plot Area	11,761.16 m ²
	Net Plot Area	10,366.21 m ²
6.	Proposed Ground Coverage	3,020.88 m ²
7.	Proposed FAR	18,140.72 m ²
8.	Non-FAR Area	3,531.85 m ²
9.	Total Built Up area	21672.57 m ²
10.	Total Green Area with %	2,073.24 m ² (20% of net plot area)
11.	Rain Water Harvesting Pits (with size)	3 single bore RWH pits
12.	STP Capacity	160 KLD
13.	Total Parking	260 ECS
14.	Maximum Height of the Building (m)	38 m
15.	Power Requirement	1741 KW
16.	Power Backup	1800 kVA: 3 no. DG set(600 kVA X 3)
17.	Total Water Requirement	200 KLD
18.	Domestic Water Requirement	85 KLD
19.	Fresh Water Requirement	85 KLD
20.	Treated Water	115 KLD
21.	Waste Water Generated	121 KLD
22.	Solid Waste Generated	790 Kg/day
23.	Biodegradable Waste	477 Kg/day
24.	Number of Buildings	2 Blocks- Block 1 and Block 2
25.	Stories	G/S+8 Floors in each block
26.	R+U Value of Material used (Glass)	Double Glazed glass U value-3.4 W/sqmk SHGC- 0.29
27.	Total Cost of the project:	Land Cost
		Construction Cost
28.	EMP Budget (per year)	Capital Cost
		Recurring Cost
29.	Incremental Load in respect of:	PM 10
		SO ₂
		NO ₂
		CO
30	Status of Construction	----
31.	Construction	i) Power Back-up
		1 DG of 62.5 kVA

	Phase:	ii) Water Requirement & Source	Treated water of 50 KLD from HSVP
		iii) STP (Modular)	Septic tank will be installed
		iv) Anti-Smog Gun	1

Table 2: Construction phase-

S.No	Component	Capital Cost (Rs in lakhs)	Recurring Cost (Rs in lakhs)
1	EMP cost of Construction phase(green net, tarpaulin cover to cover the construction material)	4.1	6
2	Tractors/Tanker cost for Water sprinkling for dust suppression	2.1	4
3	Wheel wash arrangement during construction phase	1	2
4	Sanitation for labours (mobile toilets/septic tank)	3	4
5	Anti-Smog Gun	5	7.5
6	Sedimentation Tank	2.01	4
7	Handling of construction waste material	2	3
Total		19.21	30.5

Table 3: Operation Phase

Sr. No	Component	Capital Cost (Rs in lakhs)	Recurring Cost (Rs in lakhs)
1	Sewage Treatment Plant	25	49
2	Rain water Harvesting Pits	8.21	10.5
3	Acoustic enclosure/stack for DG sets and Energy savings	5	8
4	Solid Waste Management	3	4
5	Green Area/ Landscape Area (including Miyawaki Forest)	10	10
6	Installation of Solar PV	12	10
7	Water efficient fixture and measures	3	2
Total		66.21	86.5

Table 4: EMP Budget outside the Project Site

S. No.	Activities	Proposed Locations	Tangible outcome	Capital Cost (in Rs)					Total cost (in Rs)
				1st Year	2nd Year	3rd Year	4th Year	5th Year	
1	Smart Classes	Village Lakkarpur, Anaugpur	4 schools	-	-	-	3,00,000/-	3,00,000/-	6,00,000/-
2	Wild Life action plan Budget	1. Asola Bhati Wildlife Sanctuary (Haryana) 2. Okhla Bird Sanctuary (Uttar Pradesh)		10,00,000/- each					20,00,000/-
Total									26,00,000/-

Table 5: Total EMP Budget

Sr. No.	Particular	Cost in Lakhs
1	EMP budget for nearby area/ outside the project boundary	26.00/-
2	EMP budget for inside the project boundary(Capital cost)	85.42/-
3	EMP budget for inside the project boundary(Recurring cost)	117.00/-
	Total EMP @ 2.15 % of project cost that is ₹106.21 Crores	228.42/-

A detailed discussion was held on the submission as well as presentation made by the PP before the committee. After discussion, the committee considered the submission of PP and rated this project with “**Gold Rating**” and was of the unanimous view that this case should be recommended to the SEIAA for granting Environmental Clearance under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India alongwith the following specific and general stipulations:

A. Specific conditions:-

1. Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening. The dimension of each component of STP should be properly designed as per Norms.
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 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.
4. Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to dumping site.
5. 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
6. The PP is required to plant 10 times trees at the project site and compensatory tree plantation will be done @1:10. No tree cutting has been proposed in the instant project. A minimum of 1 tree for every 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. As proposed **2,073.24 m² (20% of net plot area)** area shall be provided for green area development out of which **500 sqms** shall be developed as green with Miyawaki method.
7. 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.

8. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon foot print. 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
9. Consent to establish/operate for the expansion project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
10. 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.
11. The PP shall not carry any construction above or below the Revenue Rasta, if any
12. The PP shall not carry any construction below the HT Line passing through the project, if any.
13. The PP shall obtain the Fire NOC from the Competent Authority before taking occupation of the building.
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 commercial colony/project.
18. **03 single bore RWH pits** shall be provided for ground water recharging as per the CGWB norms.
19. The PP shall ensure the compliance of provisions of Plastic Waste Management (Amendment) Rules, 2022 relevant for the project.
20. The PP may provide electric charging stations to facilitate electric vehicle commuters.
21. The PP shall increase the capacity of STP already installed
22. The PP shall submit the time schedule of Green Area Development, plantation, STP, OWC, RWH.
23. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of RWH pits.
24. PP shall meet 87 KW i.e. 5% of total power requirement through solar power. Also, PP will achieve 20% of energy saving through the ECBC compliance
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.
27. The project is recommended on concept basis as such in case of any change in planning, the PP will obtain fresh EC.
28. The PP shall install **01 nos. of Anti smog guns** at the project site.

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, and the Plastics Waste (Management) Rules, 2016 shall be followed.
- [10] The project proponent shall follow the ECBC Act/ECBC-Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

I Air Quality Monitoring and Preservation

1. 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.
2. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
3. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM25) covering upwind and downwind directions during the construction period.
4. 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
5. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
6. Sand, murrum, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
7. Wet jet shall be provided for grinding and stone cutting.
8. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
9. 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.
10. 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.
11. 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.
12. For indoor air quality the ventilation provisions as per National Building Code of India.

II Water Quality Monitoring and Preservation

1. 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.

2. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
3. 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.
4. 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.
5. 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.
6. 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.
7. 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.
8. 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.
9. 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.
10. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
11. 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.
12. 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.
13. All recharge should be limited to shallow aquifer.
14. No ground water shall be used during construction phase of the project.
15. 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.
16. 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.
17. 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.
18. No sewage or untreated effluent water would be discharged through storm water drains.
19. 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.

20. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
21. 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

1. 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.
2. 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.
3. 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

1. 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.
2. Outdoor and common area lighting shall be LED.
3. 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.
4. 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.
5. 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.
6. 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.
7. The PP will submit report indicating compliance of each parameter of ECBC requirement and submit quantification saving report for each component.

V Waste Management

1. 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.
2. 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.

3. 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.
4. 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.
5. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
6. 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.
7. 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.
8. 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.
9. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
10. 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

1. 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).
2. 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.
3. 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.
4. 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

1. 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.
2. 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.

3. 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

1. 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.
2. For indoor air quality the ventilation provisions as per National Building Code of India.
3. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
4. 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.
5. Occupational health surveillance of the workers shall be done on a regular basis.
6. A First Aid Room shall be provided in the project both during construction and operations of the project.

IX Corporate Environment Responsibility

1. The project proponent shall comply with the provisions as applicable, regarding Corporate Environment Responsibility.
2. 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.
3. 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.
4. 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:

1. The PP has submitted concept planning as such PP will have to obtain fresh environment clearance in case there is change in the planning.
2. 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.
3. 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.

4. 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.
5. 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.
6. 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.
7. 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.
8. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
9. 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.
10. 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.
11. 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
12. 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.
13. 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.
14. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
15. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
16. 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.
17. 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.

258.02 EC for Expansion of Industrial Unit in the Revenue Estate of Village Baghola, Tehsil and District Palwal, Haryana by M/s Knorr Bremse India Pvt. Ltd

Project Proponent : Not Present

Consultant : Grass Roots Research & Creation India (P) Ltd.

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/241569/2021 on dated 28.12.2021 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance for expansion under Category 8(a) of EIA Notification 14.09.2006.

The case was taken up in 232nd meeting of SEAC held on 06.01.2022 .The PP and 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 235th and 242nd meeting of SEAC but deferred on request of the PP as Certified Compliance Report could not be obtained.

Thereafter, the case was taken up in 245th meeting held on 26.07.2022. The PP presented the case before the committee.

The committee observed that the earlier EC was granted to this project on dated 26.06.2013 for the area 37241.04 sqm. The date of OC for the area is 28108.187 sqm is 29.10.2013.

After discussion, the committee raised following observations:

1. The PP shall justify as to how they could construction 28108.187 sqm within a period of 4 months i.e. the time between granting of EC and obtaining of OC from DTCP.
2. The PP shall submit the revised layout plan marking the new and old area of CLU
3. The PP shall give the details of ZLD as per previous EC separately for STP and ETP.
4. The PP shall submit the proof with date as to when they have applied to RO, MoEF&CC for obtaining CCR and their response
5. The PP shall submit as to whether on which ground they have approached to HSPCB for CCR.
6. The PP shall submit the schedule of balance and existing RWH plan
7. The PP shall submit details of green area, list of species of native trees and time schedule of plantation.
8. The PP shall submit and affidavit regarding technology used in existing ET and STP
9. The PP shall submit details of calculation of existing and new population
10. The PP shall submit an affidavit regarding ZLD.
11. The PP shall clarify as to whether District Palwal comes within GMDA jurisdiction.
12. The PP shall submit the real source of ground water.
13. The PP shall submit permission to access to road from forest department under the provisions of Forest Conservation Act, 1980
14. The PP shall submit the revised landscape plan.
15. The PP shall increase the solar power to the maximum as there is ample space available on roof.
16. The PP shall submit the revised tangible EMP.
17. The PP shall adopt a pond (as proposed in EMP) for its rejuvenation.
18. The PP shall submit details of expenses in CSR as per previous EC
19. The PP shall include 10% Miyawaki forest in the green area/cover

The case was taken up in 251st meeting of SEAC, Haryana held on 10.10.2022. The consultant requested vide letter dated 10.10.2022 to defer the case due to some unavoidable circumstances. The committee acceded with the request of consultant and deferred the case.

The case was taken up in 258th meeting held on 03.01.2023. However, the PP requested vide mail dated 03.01.2023 to defer the case as they could not attend the meeting due to the serious medical condition of the person concerned.

It is observed that the case was submitted for appraisal on 21.12.2021 and more than one year has passed but still PP is avoiding its appearance before the committee on the one pretext or

the other. The committee took it seriously and decided that direction be issued to PP to appear before the committee in the upcoming meeting and the request of PP for deferment is accepted.

258.03 EC for Expansion and Revision of Residential Plotted Colony under Deen Dayal Jan Awas Yojna (18.61 Acres), Village Wazirpur & Meoka, Sector 92, Gurugram, Haryana by M/s Signature Infrabuild Private Limited

Project Proponent : Not Present
Consultant : Grass Roots Research & Creation India (P) Ltd.

The Project Proponent submitted the case to the SEIAA vide online Proposal **SIA/HR/MIS/284919/2022** dated 25.07.2022 for obtaining Environmental Clearance under category 8(a) of EIA Notification dated 14.09.2006.

The case was taken up in 249th meeting of SEAC, Haryana but was deferred.

Thereafter, the case was taken up in 258th meeting held on 03.01.2023. However, the PP submitted a request letter dated 02.01.2023 through email mentioning therein as below:

"Our project scheme got changed and we had submitted a withdrawal letter dated 07.10.2022 on Parivesh portal. Thereafter, we have submitted revised application under Terms of Reference (ToR) vide proposal no. SIA/HR/INFRA2/403030/2022 on 20.10.2022 and Terms of Reference (ToR) has been granted on 28.10.2022".

The PP has further requested to withdraw this proposal/application submitted vide proposal no. SIA/HR/MIS/284919/2022 dated 25.07.2022.

The committee held a detailed discussion on the request made by the PP through email. Keeping in view the facts and circumstances, the Committee was of the unanimous view that this case be recommended to SEIAA for withdrawal the case.

258.04 EC for Development of Resort at Village Abheypur Sohna, Gurgaon, Haryana by M/s Prominent Propbuild LLP

Project Proponent : Sh. Abhishek Gupta
Consultant : Perfect Enviro Solutions Pvt. Ltd.

The Project Proponent submitted the case to SEIAA vide online Proposal SIA/HR/INFRA2/410414/2022 dated 14.12.2022 for obtaining Environmental Clearance under Category 8(a) category of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee vide **DD No.023382 dated 28.11.2022 of Rs.2,00,000/-**.

The case was taken up in 258th meeting held on 03.01.2023. The PP presented the case before the committee.

Background Note:

- The Project Proponent submitted the case to the SEIAA vide online Proposal No. SIA/HR/MIS/410414/2022 dated 14.12.2022 as per the check list approved by the SEIAA/SEAC for obtaining EC under category 8(a) of EIA Notification dated 14.09.2006.
- The plot area of the development is 46,412.38 m² (11.46 Acre) and the built-up area will be 51,273.26 m².
- Activities in the project will be Guest Rooms, Villas, Kitchen, Bar/ Kids Activity Area,

Entertainment Zone, Activity Area (Gym, Bar, Yoga Room), Pool Bar, Specialty Restaurant, Main swimming pool, All day dining. Ballroom area, Office/ Meeting room. Kitchen and Laundry

- Resort will be developed on an area of 11.46 Acre for which Change in Land Use (CLU) of 9.46 Acre vide memo No. CLU/GN-3082A/CTP/30023/2021 dated 24.11.2021 & for remaining area of 2 Acre vide memo no. CLU/GN-3082B/CTP/13402/2022 dated 17.05.2022 has been granted to Prominent Propbuild LLP.
- The project will include activities such as guest rooms, Bar/Kids Activity Area, Entertainment Zone, Restaurant, Ball room, Meeting room, Villas, Pre Function hall & Swimming pool.
- Zoning has been approved by the Directorate of Town and Country Planning on 06.06.2022.
- Water Assurance for the construction & Operation phase has been obtained by HSVP vide Memo No. 219585 dated 30.12.2022.
- Water Assurance for the Permission of Discharge of excess treated water has been obtained by HSVP vide Memo no.127289 dated 27.07.2022.
- Permission from Airport Authority of India for height clearance has been issued vide letter no.AAI/RHQ/NR/ATM/NOC/2022/537/3051-54 dated 05.08.2022.
- Forest NOC for 9.46 Acre vide Reference No. (SRN):- U4Y-Q46-945W dated 07.10.2022 and for remaining 2 acre vide Reference No. (SRN):- KFH-9LF-40U0 dated 10.02.2022 from Divisional Forest Officer has been granted to Prominent Propbuild LLP.
- Aravalli NOC from DC Gurgaon has been issued vide letter no. 115/MB dated 11.11.2022
- Structural Stability Certificate has been issued by Structural Engineer on 01.12.2022
- The said project has been granted pre-certification of GRIHA 3 star rating

The PP submitted the basic detail and EMP details of the project as below:

Table 1 – Basic Detail

Sr. No.	Particulars	Unit	Proposed Details
	Online Project Proposal Number		SIA/HR/INFRA2/410414/2022
1	Latitude		28°17'39.28"N
2	Longitude		77° 6'7.21"E
3	Plot Area	m ²	46,412.38
4	Net Plot Area	m ²	46,412.38
5	Proposed Ground Coverage	m ²	13,502.76
6	Proposed FAR	m ²	27,281.23
7	Non FAR Area	m ²	23,992.03 (including basement area)
8	Total Built Up area	m ²	51,273.26
9	Total Green Area with Percentage	m ²	11,605.0 (25% of plot area)
10	Rain Water Harvesting Pits	No.	17
11	STP Capacity	KLD	520 and ETP of 35 KLD will also be installed for treatment of laundry waste water
12	Total Parking	ECS	370
13	Organic Waste Converter	No.	1
14	Maximum Height of the Building	m	29.07

15	Power Requirement	kVA	2620
16	Power Backup	kVA	4 No.1010 & 2 No. 500
17	Total Water Requirement	KLD	651 (Summer Season) 617 (Winter Season) 600 (Monsoon Season)
18	Domestic Water Requirement	KLD	183
19	Fresh Water Requirement	KLD	378 in all season
20	Treated Water	KLD	273 (Summer Season) 239 (Winter Season) 222 (Monsoon Season)
21	Waste Water Generated	KLD	303 (Summer Season) 302 (Winter Season) 301 (Monsoon Season)
22	Solid Waste Generated	kg/day	1001
23	Biodegradable Waste	kg/day	410
24	Number of Towers	No.	7 Blocks
25	Dwelling Units/ EWS	No.	Not applicable as it is a development of Resort No of Guest Rooms - 225 No. of rooms in Villa - 37
26	Salable Units	No.	-
27	Basement	No.	1
28	Community Centre	No.	-
29	Stories	-	1B+G+5+Terrace Floor
30	R+U Value of Material used (Glass)		R- 0.344 (in Sqm. Deg C/ Watts) U- 2.9 (in Watts/ Sqm. Deg C)
31	Total Cost of the project:	Land Cost Construction Cost	156.0 crores
32	CER	Lacs	10.0 (Social activities)
33	EMP Cost/Budget	Lacs	Capital Cost - 312.0 Recurring Cost - 47.0
34	Incremental Load in respect of:	PM 2.5	2.0 µg/m ³
		PM10	4.0 µg/m ³
		SO2	2.0 µg/m ³
		NO2	4.0 µg/m ³
		CO	-
35	Construction Phase:	Power Back-up	1x 62.5 kVA, 1 x 160 kVA, 1 x 125 kVA & 1 x 250 kVA
		Water Requirement & Source	Total water requirement: 14 KLD Source: STP Treated water

		STP (Modular)	Discharged to a septic tank followed by a soak pit.
		Anti-Smog Gun	2 nos. will be installed at the site.

Table 2 – EMP Details

Capital Cost:

S. No.	Description	Capital Cost (in Lakhs)	Timeline
1	Landscaping	25.0	36 months
2	Installation of Solar Panels	35.0	30 months
3	STP and ETP	120.0	30 months
4	Solid Waste Management	30.0	30 months
5	Acoustic Enclosure	30.0	30 months
6	Rain Water Harvesting	62.0	36 months
7	Social Activities	10.0	36 months
	Total	312.0	-

Recurring Cost:

S. No.	Description	Recurring Cost (Lakhs/year)
1	Landscaping	10.0
2	Maintenance of solar	5.0
3	Maintenance of STP and ETP	12.0
4	Solid Waste Management	4.0
5	Acoustic Enclosure	3.0
6	Rain Water Harvesting	10.0
7	Environment Monitoring	2.0
8	Provision of PPE to maintenance staff	1.0
	Total	47.0

As baseline quality of Air in that area is slightly higher than the NAAQS hence project proponent committed to adopt the Mitigation measures as under:

During the Construction phase

- Dust mitigation measures will be taken as per Environment (Protection) Amendment Rules, 2018 dated 25.01.2018.
- 2 nos. of Antismog guns will be installed at the site.

- DG sets of 1x 62.5 kVA, 1 x 160 kVA, 1 x 125 kVA & 1 x 250 kVA will be installed and appropriate stack height will be provided as per CPCB norms.

During Operation Phase

- DG sets of capacity 4x1010 KVA & 2x500 KVA will be installed in the basement) will have stack height of 6 m above roof level as per CPCB norms. Low sulphur Diesel will be used as a fuel in DG sets.
- Plantation of 580 no. of native species will be done.

After discussion, the committee raised some observations. The PP submitted the following reply to the observations as following:

S. No.	Observations	Reply
1.	Project proponent shall submit revised CA Certificate for cost verification	The CA Certificate for Rs. 156 Crore is attached as Enclosure I.
2.	Project proponent should make efforts to achieve more than 5 % of renewable energy through solar	We will install Solar Panels of 5 % of total power load i.e. 131 kW (Power Load is 2620 kW) Undertaking for the same is attached as Enclosure II.
3.	Project proponent shall submit the Undertaking for Zero Liquid Discharge during summer Season	Undertaking for Zero Liquid Discharge during summer Season is attached as Enclosure II. and in winter and Monsoon season excess treated water will be discharge into the Sewer line of HSVP after meeting discharge standard of HSPCB and NGT
4.	Miyawaki to be proposed in green in the green Area.	Green area of 11,605 m ² will be developed within the plot. 865 sqm of area will be developed as Miyawaki plantation. Plan showing the demarcated area is attached as Enclosure III
5.	Site photos with latitude and longitude.	Site photos with latitude and longitude are given in Enclosure IV.
6.	Provision of dual bore RWH pits at least 4-5 pits.	We have proposed 17 no of Rain water harvesting pits to recharge the groundwater out of which 4 no of pits will be of Dual Bore.

A detailed discussion was held on the submission as well as presentation made by the PP before the committee. After discussion, the committee considered the submission of PP and rated this project with **“Gold Rating”** and was of the unanimous view that this case should be recommended to the SEIAA for granting Environmental Clearance under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India alongwith the following specific and general stipulations:

A. Specific conditions:-

1. Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening. The dimension of each component of STP should be properly designed as per Norms.
2. The PP shall treat laundry water separately.
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 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.
5. Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to dumping site.
 6. 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
 7. The PP is required to plant 10 times trees at the project site and compensatory tree plantation will be done @1:10. No tree cutting has been proposed in the instant project. A minimum of 1 tree for every 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. As proposed **11,605.0 (25% of plot area) shall be provided for green area development and develop 2 or 3 blocks of green with Miyawaki Forest method.**
 8. 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.
 9. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon foot print. 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
 10. Consent to establish/operate for the expansion project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
 11. 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.
 12. The PP shall not carry any construction above or below the Revenue Rasta, if any
 13. The PP shall not carry any construction below the HT Line passing through the project, if any.
 14. The PP shall obtain the Fire NOC from the Competent Authority before taking occupation of the building.
 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 CGWA before the start of the project and also obtained the CTO from HSPCB after the approval from CGWA.
 18. The PP shall carry out the quarterly awareness programs for the stakeholders of the commercial colony/project.
 19. **17 Rain Water harvesting pits shall be provided for ground water recharging as per the CGWB norms out of which atleast 4-5 shall be of dual bore.**
 20. The PP shall ensure the compliance of provisions of Plastic Waste Management (Amendment) Rules, 2022 relevant for the project.
 21. The PP may provide electric charging stations to facilitate electric vehicle commuters.
 22. The PP shall increase the capacity of STP already installed
 23. The PP shall submit the time schedule of Green Area Development, plantation, STP, OWC, RWH.
 24. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of RWH pits.

25. The PP shall enhance **solar power backup upto 5%** of total power demand.
26. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
27. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.
28. The project is recommended on concept basis as such in case of any change in planning, the PP will obtain fresh EC.
29. The PP shall start construction after obtaining Fire NOC.
30. The PP shall install **02 nos. of Anti smog guns** at the project site.

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, and the Plastics Waste (Management) Rules, 2016 shall be followed.
- [10] The project proponent shall follow the ECBC Act/ECBC-Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

I Air Quality Monitoring and Preservation

1. 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.
2. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
3. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM25) covering upwind and downwind directions during the construction period.
4. 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
5. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height).

Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

6. Sand, murrum, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
7. Wet jet shall be provided for grinding and stone cutting.
8. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
9. 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.
10. 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.
11. 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.
12. For indoor air quality the ventilation provisions as per National Building Code of India.

II Water Quality Monitoring and Preservation

1. 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.
2. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
3. 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.
4. 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.
5. 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.
6. 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.
7. 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.
8. 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.
9. 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.
10. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
11. 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.

12. 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.
13. All recharge should be limited to shallow aquifer.
14. No ground water shall be used during construction phase of the project.
15. 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.
16. 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.
17. 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.
18. No sewage or untreated effluent water would be discharged through storm water drains.
19. 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.
20. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
21. 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

1. 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.
2. 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.
3. 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

1. 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.
2. Outdoor and common area lighting shall be LED.
3. 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.
4. 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.

5. 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.
6. 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.
7. The PP will submit report indicating compliance of each parameter of ECBC requirement and submit quantification saving report for each component.

V Waste Management

1. 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.
2. 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.
3. 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.
4. 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.
5. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
6. 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.
7. 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.
8. 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.
9. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
10. 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

1. 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).
2. 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.
3. 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.

4. 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

1. 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.
2. 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.
3. 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

1. 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.
2. For indoor air quality the ventilation provisions as per National Building Code of India.
3. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
4. 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.
5. Occupational health surveillance of the workers shall be done on a regular basis.
6. A First Aid Room shall be provided in the project both during construction and operations of the project.

IX Corporate Environment Responsibility

1. The project proponent shall comply with the provisions as applicable, regarding Corporate Environment Responsibility.
2. 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.
3. 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.
4. 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

1. The PP has submitted concept planning as such PP will have to obtain fresh environment clearance in case there is change in the planning.
2. 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.
3. 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.
4. 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.
5. 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.
6. 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.
7. 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.
8. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
9. 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.
10. 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.
11. 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
12. 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.
13. 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.
14. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
15. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
16. 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.
17. 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.

258.05 Terms of Reference (TOR) (under violation category) for Hospital Component of "Adesh Medical College & Hospital (formerly known as Adesh Haryana University)" located at Village-Mohri, Tehsil Shahbad, District- Kurukshetra, Haryana by M/s Adesh Medical College & Hospital

Project Proponent : Sh. Inder Mohan Hawga
Consultant : Eco Paryavaran Laboratories & Consultants Pvt. Ltd.

The Project Proponent submitted the case to SEIAA vide online Proposal SIA/HR/INFRA2/410224/2022 dated 15.12.2022 for obtaining Terms of Reference under Category 8(a) category of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee vide DD No.218664 dated 18.11.2022 of Rs.1,50,000/-

The case was taken up in 258th meeting held on 03.01.2023. During the meeting, the PP and consultant presented the case before the committee. After discussion, the committee raised the following observations:

1. The PP shall provide Longitude/Latitude of the project site with photographs
2. The PP shall submit Certified Compliance Report
3. The PP shall submit detailed CA Certificate for audited total cost of the project and upto date audited cost of the project.
4. The PP shall submit STP details
5. The PP shall submit CTE details
6. The PP shall submit copy of Occupation Certificate
7. The PP shall submit information about any credible action taken by competent authority
8. The PP shall submit permission regarding borewell
9. The PP shall evaporate treated water of ETP and shall submit SoP in this regard
10. The PP shall increase solar power back up upto maximum extent
11. The PP shall enhance STP capacity as per requirement
12. The PP shall develop green area to the maximum extent as per requirement.
13. The PP shall develop Miyawaki method under Green Plan.
14. The PP shall submit time schedule for completion of RWH/green area/STP
15. The PP shall submit the details as to how calculation of population has been made
16. The PP shall establish ETP and STP separately
17. The PP shall submit revised list of species of trees and shall add local native trees according to the working plan of concerned District Forest Office.
18. The PP shall install DG set hybrid
19. The PP shall submit revised RWH calculation as per requirement

The PP shall submit the reply of above mentioned observations within 15 days. Thereafter, the case shall be taken up in next meeting as and when the reply submitted by PP.

258.06 EC for expansion of Group Housing Project “Lavanya Apartments” at Sector-81, Village Nawada Fatehpur, Gurgaon, Haryana under violation notification dated 14.03.2017 by M/s Graphic Research Consultants (I) Pvt. Ltd

Project Proponent : Not Present
Consultant : Kadam Enviro

BACKGROUND

- This is a Category, 8(a) building and construction
- Type of project- EC for expansion of Group Housing Project “Lavanya Apartments” at Sector-81, Village Nawada Fatehpur, Gurgaon, Haryana under violation notification dated 14.03.2017
- The requisite fee is deposited vide DD No.979052 dated 24.11.2021 for Rs.2,00,000/-
- ToR granted under violation category on 07.08.2018
- The case recommended to SEIAA in 199th meeting of SEAC for grant of EC under violation.
- The case was taken up in 124th and 128th meeting of SEIAA but was deferred.
- The case was taken up in 129th meeting of SEIAA and decided to refer back the case to SEAC for further verification of document submitted by PP.
- The case recommended to SEIAA in 226th meeting of SEAC for grant of EC under violation.
- The case was taken up in 131st meeting of SEIAA but was deferred.
- The case was taken up 137th meeting of SEIAA held on 24.03.2022 and decided to refer back this case to SEAC with an advice to relook into this aspect and recalculate amount strictly with reference to guidelines provided in SOP vide F. No.22-21/2020-IA.III dated 07.07.2021 issued by MoEF&CC , GoI being case of violation.
- The case was taken up 241st meeting of SEAC and committee decided to forward the case to SEIAA in view of request of PP.
- The case was taken up 141st meeting of SEIAA held on 26.05.2022 and authority decided to call a report from concerned RO, HSPCB to verify the latest construction status and the case was deferred
- The case was taken up 143rd meeting of SEIAA held on 14.07.2022 and authority decided to refer the case to LR Haryana for seeking legal opinion and guidance as to whether the SOP guidelines dated 07.07.2021, issued by the MoEF & CC, Government of India, shall apply on the proposals, applied for grant of EC under the violation window, prior to the issue of the said SOPs”. (Meaning thereby, whether violation cases, pending prior to 07.07.2021 will attract SOPs dated 07.07.2021 or not).

This was being initiated to obtain more clarity and to further ensure compliance of certain observations made by Hon’ble Supreme Court (Civil Appeal Nos. 7576, 7577 of 2021) vide Order dated 09.12.2021, in the Case of Electro Steels Limited versus Union of India and others.

The matter was again taken up in 147th Meeting of SEIAA, Haryana held on 10.10.2022 and the Authority held detailed discussions/deliberations on the legal opinion dated 04.10.2022 received from Learned Legal Remembrancer, Haryana through AD, (Environment & Climate Change Department, Haryana).

Accordingly, The Authority referred back this case to SEAC with the directions that the Members of Appraisal Committee will follow the methodology and uniformity adopted in the matter of M/s G.P. Realtors Pvt. Ltd. (in the matter of O.A. No. 976 of 2019 titled as Gurinder Singh & Ors V/s

Union of India & Ors.); while examining/appraising the violation cases within the purview and scope of Standard Operating Procedures (SOPs) dated 07.07.2021 issued by MOEF & CC, GOI.

The case was taken up in 254th meeting held on 31.10.2022. However, the case was deferred on request of PP.

The case was taken up in 258th meeting held on 03.01.2023. However, PP requested vide letter dated 29.12.2022 received through email, to defer the case as they could not attend the presentation due to some unavoidable circumstances. The committee acceded with the request of PP and deferred the case.

258.07 EC under violation notification dated 14.03.2017 for Group Housing Residential Colony Project “Vipul Gardens” located in Sector-1, Village-Dharuhera (NH-8), District–Rewari, Haryana by M/s Mudra Finance Ltd

Project Proponent : Not Present
Consultant : Kadam Enviro

BACKGROUND

- This is a Category, 8(a) building and construction
- Type of project- EC under violation notification dated 14.03.2017 for Group Housing Residential Colony
- The requisite fee is deposited vide DD No. 000294 dated 24.11.2021 Amount 2,00,000/-
- ToR granted under violation category on 07.08.2018
- EIA Submitted on 12.06.2019
- The case was taken up 184th meeting of SEAC and decided to SEIAA shall recommended for credible action/prosecution by competent authority for not obtaining the prior EC
- The case was taken up 192nd and 202nd meeting committee decided to defer this case
- The case was recommended to SEIAA in 206th meeting of SEAC for grant of EC
- The case was taken up 126th meeting of SEIAA and refer back this case for appraisal of the project after proper verification of the damage assessment report.
- The case was taken up 208th meeting of SEAC but case was deferred
- The case was recommended to SEIAA in 210th meeting of SEAC for grant of EC
- The case was taken up 128th meeting of SEIAA but case was deferred
- The case was taken up 129th meeting of SEIAA and refer the case to SEAC with some observations:
 - Whether the case has been applied during the stipulated time period for applying the cases under the violation category as per violation notification dated 14.03.2017&2018
 - The proof of credible action taken under the EPA 1986
- The case was recommended to SEIAA in 226th meeting of SEAC for grant of EC. PP submitted reply of observation raised in 129th meeting of SEIAA
- The case was taken up 131st meeting of SEAC but case was defer for legal opinion from LR Haryana
- The case was taken up 137th meeting of SEIAA held on 24.03.2022 and decided to refer back this case to SEAC with an advice to relook into this aspect and recalculate amount strictly with reference to guidelines provided in SOP vide F. No.22-21/2020-IA.III dated 07.07.2021 issued by MoEF&CC , GoI being case of violation.

- The case was taken up 241st meeting of SEAC and committee decided to forward the case to SEIAA in view of request of PP.
- The case was taken up 141st meeting of SEIAA held on 26.05.2022 and authority decided to call a report from concerned RO, HSPCB to verify the latest construction status and the case was deferred
- The case was taken up 143rd meeting of SEIAA held on 14.07.2022 and authority decided to refer the case to LR Haryana for seeking legal opinion an guidance as to whether the SOP guidelines dated 07.07.2021, issued by the MoEF & CC, Government of India, shall apply on the proposals, applied for grant of EC under the violation window, prior to the issue of the said SOPs". (Meaning thereby, whether violation cases, pending prior to 07.07.2021 will attract SOPs dated 07.07.2021 or not).

This was being initiated to obtain more clarity and to further ensure compliance of certain observations made by Hon'ble Supreme Court (Civil Appeal Nos. 7576, 7577 of 2021) vide Order dated 09.12.2021, in the Case of Electro Steels Limited versus Union of India and others.

The matter was again taken up in 147th Meeting of SEIAA, Haryana held on 10.10.2022 and the Authority held detailed discussions/deliberations on the legal opinion dated 04.10.2022 received from Learned Legal Remembrancer, Haryana through AD, (Environment & Climate Change Department, Haryana).

Accordingly, The Authority referred back this case to SEAC with the directions that the Members of Appraisal Committee will follow the methodology and uniformity adopted in the matter of M/s G.P. Realtors Pvt. Ltd. (in the matter of O.A. No. 976 of 2019 titled as Gurinder Singh & Ors V/s Union of India & Ors.); while examining/appraising the violation cases within the purview and scope of Standard Operating Procedures (SOPs) dated 07.07.2021 issued by MOEF & CC, GOI.

The case was taken up in 254th meeting held on 31.10.2022. However, the case was deferred on request of PP.

The case was taken up in 258th meeting held on 03.01.2023. However, PP requested vide letter dated 29.12.2022 received through email, to defer the case as they could not attend the presentation due to some unavoidable circumstances. The committee acceded with the request of PP and deferred the case.

258.08 EC for Expansion of Group Housing Colony at Sector 48, Gurugram, Haryana by M/s Sweta Estates Pvt Ltd

Project Proponent : Sh. Saurabh Bhardwaj
Consultant : Gaurang Environmental Solutions Pvt. Ltd.

The EIA/EMP report was submitted to the SEIAA, Haryana vide online proposal No.SIA/HR/MIS/68360/2015 dated 03.06.2022 for obtaining Environmental Clearance under Category 8(b) of EIA Notification 14.09.2006.

The PP has submitted scrutiny fee amounting to Rs.2,00,000/- vide DD No.507024 dated 26.11.2021 in compliance of Haryana Government, Environment & Climate Change Department Notification No. DE&CCH/3060 dated 14.10.2021.

The case was taken up in 244th meeting of SEAC, Haryana held on 09.07.2022 and recommended the case to SEIAA for grant of EC.

The recommendations of SEAC were taken up in the 144th meeting of SEIAA held on 09.08.2022. SEIAA observed that the project proponent has obtained Environmental Clearance of 562141.739 Sq. Meters and now has proposed addition of 8826.641 Sq. Meters in the existing EC already granted by the Government of India. The total built-up area proposed after expansion will be 570968.38 Sq. Meters unit.

After going through the above facts and records, the Authority decided to refer the case back to SEAC to examine the case with respect to the status of construction of existing site with detailed report of FAR and Non FAR areas and status of construction of the proposed expansion and submit its recommendations for further consideration.

Further, it was decided to depute a sub-committee comprising of Dr. Rajbir Singh Bondwal, IFS (Retd.), Member SEAC and a representative of HSPCB to verify the status of existing construction and proposed construction on ground and to send a comprehensive report within 10 days.

Vide SEIAA order dated 20.10.2022, Dr.Sandeep Kumar Gupta, Member SEAC was nominated in place of Shri Rajbir Bondwal during his leave period to carry out the site visit.

The case was taken up in 255th meeting held on 14.11.2022. The site visit report in this case is still awaited. The PP appeared before the committee and has submitted that Dr.Sandeep Gupta, Member, SEAC has conducted site visit on 01.11.2022. However, Dr.Sandeep Gupta, Member, SEAC has sent an email dated 14.11.2022 that he is unable to attend the meeting due to sickness and could not prepare site inspection report. He has further stated that site inspection report will be submitted as early as possible. Accordingly, the committee decided to defer the case for next meeting and Sub-Committee, SEAC Member is requested to submit the site visit report, positively before the next meeting.

The case was taken up in 256th meeting held on 30.11.2022. The sub-committee submitted Site Inspection Report during the meeting. The committee decided to circulate the report among all the members and PP for comments. The case is deferred and shall be taken as and when comments of PP received with regard to report, in this case.

The Site Inspection Report was circulated among the members, consultant and PP as per minutes of 256th meeting.

The case was taken up in 258th meeting held on 03.01.2023. The PP was also asked to submit ATR as per the Site Inspection Report. The PP submitted the ATR dated 31.12.2022 along with an undertaking stating therein as under:

1. That we will not reduce green area of the project as mentioned in the previous EC letter.
2. That we will do further plantation in the project as per the list of species circulated by SEAC, Haryana.

The committee discussed the ATR submitted by the PP at length. After detailed deliberation, the committee decided to recommend the case to SEIAA for granting EC as conveyed

earlier vide Minutes of 244th Meeting of SEAC alongwith the Site Inspection Report as well as ATR submitted by PP.

258.09 EC for compliance under violation category for the project Expansion of Residential Group Housing Colony (Township Residential Complex and Commercial complex) at Village Rasoi, G. T. Karnal Road, Sector 61, Sonipat, Haryana by M/s CMD Pardesi Developers Pvt. Ltd

Project Proponent : Not Present
Consultant : Perfect Enviro Solutions Pvt. Ltd.

The project was submitted to the SEIAA, Haryana on 19.04.2018 received in the SEAC on 27.04.2018 for the extension of validity of ToR under violation category approval of Terms of Reference under violation Notification dated 14.03.2017 and 08.03.2018 respectively.

The ToR under violation category with total plot area 14.149 acres was granted on 07.08.2018 but thereafter there is no response from the PP. This case has been taken up in various meetings by SEAC but all the time PP did not appear before the Committee on one or the other pretext and all the time sought deferment of the case.

A sub-committee for site visit was also constituted in this case. During the site visit, the representative of PP conveyed their willingness to apply to get the validity of ToR under violation category extended for further appraisal. The Committee conveyed to SEIAA along with the recommendations of SEAC vide earlier MoM's regarding violation and taking action under the provisions of the Section 15 read with 19 of the Environment (Protection) Act, 1986.

The recommendation of SEAC was considered in the 132nd Meeting of SEIAA held on 21.12.2021 and the Authority decided to refer back the above said case to SEAC with the following observations:

- a) Whether PP has applied under the Violation Window period as per Notification dated 14.03.2017.
- b) Authority found out that one Member SEAC has sent a mail dated 02.12.2021 stating that the visit reports of sub-committee are not being circulated among the constituent members of SEAC and such cases could not be thoroughly deliberated.
- c) Further, SEAC is being directed to examine the case in the light of recent judgment of Hon'ble Supreme Court dated 9th December, 2021 in Civil Appeal No. 7576-7577 of 2021.

Thereafter, the case was taken up in 246th Meeting of SEAC. The PP and consultant submitted that since the submission of EIA report to SEIAA vide online proposal no.102984/2019 dated 23.04.2019, some changes/addition have been made in the built up area and occupancy has also come up as PP has obtained occupation certificate from Town and Country Planning Department and consent to operate from HSPCB on dated 05.01.2021 for built up area 134762.5 sqm. Therefore, a revised/updated EIA study has to be submitted /uploaded on PARIVESH portal. Further the damage assessment, natural and community resource accommodation shall have to be revised as per SoP dated 07.07.2021 from MoEF&CC.

The detailed deliberations were held and committee was of the view that before appraisal of the project under violation category, the case be recommended to SEIAA to allow the project proponent as following:

1. The PP shall submit a revised EIA report as per the OC Certificate obtained from Town and Country Planning Department and consent to operate obtained from HSPCB.
2. The damage assessment, natural and community resource augmentation shall also be revised as per SoP dated 07.07.2021 issued by MoEF&CC as earlier EIA report submitted on dated 23.04.2019 in SEIAA was not as per the SoP.

The recommendations of SEAC were considered in 145th meeting held on 08.09.2022. After having gone through the facts and records placed on the file; the Authority deemed it appropriate to constitute a sub-committee comprising of Sh.Rajbir Singh Bondwal, IFS (Retd.), Member, SEAC, Sh.Vivek Sexana, IFS, Member SEAC and Sh.Bhupinder Singh Rinwa, Member Secretary, SEAC to verify the actual/current status of the project. Regional Officer, HSPCB, Sonipat will assist the Sub-Committee. The Sub-Committee will submit report within 15 days, positively.

Accordingly, the case is referred back to SEAC with the advice to re-look at the case with regard to its earlier recommendations, site visit report, scrutiny fee and current status of credible action.

Vide SEIAA order dated 20.10.2022, Dr.Sandeep Kumar Gupta, Member SEAC was nominated in place of Shri Rajbir Bondwal during his leave period to carry out the site visit.

The case was taken up in 255th meeting held on 14.11.2022. The site inspection report in this case is still awaited. After detailed discussion, the committee raised following observation:

1. The PP shall submit the requisite scrutiny fee
2. The PP shall submit the credible action

The PP submitted that site visit has been conducted by the sub-committee, however, report is still awaited. Accordingly, the committee decided to defer the case and to be taken up after the receipt of site visit report of sub-committee.

The case was taken up in 256th meeting held on 30.11.2022. **PP has submitted Scrutiny fee vide DD No. 008174 dated 18.11.2022 of Rs.2,00,000/-**. The site inspection report of sub-committee has also been received. The Committee decided to circulate the report among the members as well as PP for their comments alongwith reply to the previous observations raised in 255th meeting of SEAC. The case was deferred for next meeting.

The Site Inspection Report was circulated among members, consultant and PP.

Thereafter, the case was taken up in 258th meeting held on 03.01.2023. As observed in 255th Meeting of SEAC, the PP submitted letter dated 09.08.2018 written by SEIAA to ACS to Govt. of Haryana, Environment Department wherein it has been recommended by SEIAA for invoking power under Section 19 of the Environment (Protection) Act, 1986 and initiating legal action against PP under section 15 of the Environment (Protection) Act, 1986 for "Township Residential complex and Commercial Complex at Village Rasoi, G.T. Karnal Road, Sonapat, Haryana as such it is a case of

violation as per MoEF&CC, GoI Notification S.O. 804 dated 14.03.2017. The PP has also submitted required scrutiny fee.

The report of Sub-Committee was presented in the meeting. The conclusion of the report is as under:

“EC was granted on 12.06.2008 for plot area 57262.503 sqms and Builtup area 39156.42 sqms. 08 towers were fully completed, exterior construction of 05 towers completed and internal work pending, 03 towers partially completed as per detail submitted during application for ToR under violation category in 2018. As per detail submitted during 2018, construction of FAR 91348.648 sqms has been done which was more than permissible limit obtained in EC in 2018. Due to change in planning Builtup area has been revised from 39156.42 sqms to 134762.506 sqms as per detail submitted during 2018. ToR was granted by SEIAA under violation category on 07.08.2018.

During visit residential project has been completed fully and residents are living.”

The report of sub-committee was discussed in the meeting at length. After due deliberation, it was decided to send the case to SEIAA reiterating the recommendations as already conveyed in 246th Meeting of SEAC alongwith the original Site Visit Report.

258.10 EC for Commercial Complex “JMD The Regent” at village Nangli Umarpur, Sector-62, Gurugram, Haryana by M/s JMD Limited

Project Proponent : Not Present
Consultant : Gaurang Environmental Solutions Pvt. Ltd.

The application was submitted on 13.02.2015 and the case was considered by SEAC in its 129th meeting held on 15.03.2016 wherein it was observed that PP has already started construction work which amounts to violation of EIA Notification and sent back to SEIAA for taking legal Action.

The file was transferred to MoEF&CC, GoI in compliance of MoEF& CC, GoI Notification dated 14.03.2017. The Ministry of Environment Forest & Climate Change returned back all the cases pertains to violation category to SEIAA Haryana in view of MoEF& CC, GoI Notification dated 08.03.2018.

Thereafter, the case was considered by SEAC in its 169th meeting held on 18.05.2018 for approval of Terms of Reference under violation notification dated 14.03.2017 and 08.03.2018 and recommended to SEIAA for Approval of Terms of Reference. The recommendation of SEAC was considered in 115th meeting of SEIAA held on 25.07.2018 and SEIAA decided to agree with the recommendation of SEAC and approved the ToR and communicated to the PP vide letter dated 09.08.2018. The case was taken up in 131st SEIAA meeting held on 3rd December, 2021 and Authority deliberated on the reply submitted by PP and recommendations of SEAC.

After due deliberations, Authority decided to defer this case till the legal opinion from Ld. LR, Haryana is received. Thereafter, the case was taken up in 232nd meeting of SEAC held on 07.01.2022. The committee deliberated on the inspection report submitted by sub-committee members and as per report no construction has been done on the project site and therefore it was decided by the committee to recommend to SEIAA for withdrawal of earlier TOR issued to the project

as the PP has also requested vide letter dated 12.10.2021 to Chairman SEIAA for withdrawal of Proposal No. SIA/HR/NCP/22996/2018 applied under Violation Notification.

The recommendation of SEAC was taken up in the 135th meeting of SEIAA held on 25.01.2022 and the Authority after examining the MoM of SEAC of 129th and 232nd meeting gathered that there is clear cut contradiction in stand of PP and recommendations of SEAC, and more so the record indicated that violation has been committed vis-à-vis approved plan.

The Authority decided to refer the case back to SEAC with the direction that there is need for thorough inspection of records and SEAC should do the critical analysis before recommending such cases to SEIAA.

The case was taken up in 235th meeting, and the PP requested vide letter dated 28.03.2022 for the deferment which was considered and acceded by SEAC after discussion. Thereafter, the case was taken up in 242nd meeting of SEAC, held on 24.06.2022. The PP submitted the self contained note of the project as below:

- The proposal was for EC for Commercial Complex 'JMD The Regent' at village Nangli Umarpur, Sector-62, Gurugram, Haryana under fresh category.
- Earlier ToR under violation category has been granted to the project vide letter dated 09.08.2018
- As per earlier planning of project, the plan were approved on 26.04.2019 with plot area of 2.00 acres and built up area of 19,974.761 sqmt. which is less than 20,000 sq.mt
- CTE has been granted by HSPCB to the project valid till 18.11.2022 for built up area 19,774.76 sq.m.
- PP then planned for Revision of building plan and area statement and submitted drawings having a plot area of 2.00 acres and built up area of 23,113.591 sqmt.
- To verify the present site condition, the site inspection was conducted by HSPCB's representative on 24.03.2021 and was found that the construction work done at site was less than 20,000 sq. m. A joint sub-committee was constituted by SEAC comprising of HSPCB (RO HSPCB) and SEAC members (Shri S. N. Mishra and Shri Hitender Singh), who also inspected the site and found the construction below 20,000 sqm.

The SEAC thus reiterated the previous decision submitted to SEIAA in view of similar facts and findings conveyed vide MoM of 232nd SEAC meeting for delisting the case.

The recommendation of SEAC was taken up in the 143rd meeting of SEIAA held on 15.07.2022. After detailed examination of records, SEIAA observed that the SEAC handling two issues— one regarding violation and another regarding expansion and that there is no clear-cut harmony between the details submitted by PP and subsequent proposal put up for considering the expansion proposal, which requires a clarity with reference to the details mentioned at page No. 3 of 61 regarding FAR, wherein the PP has clearly agreed that total built up area was 22,437.76 sqm. After this initial claim, details have been placed on record indicating 19,974.761 sqm, just less than 30m short of the area required for applicability of EC. It is, therefore, decided that the case be referred back to SEAC to examine the issue thoroughly along with all the relevant documents with reference to the claims of the unit on its non-applicability.

Further, the Authority decided to constitute 2 Members Committee consisting of Shri Sandeep Gupta, Member, SEAC and Shri Prabhaker Kumar Verma, Member, SEAC along with RO,

HSPCB (concerned) to visit the site location and put up a comprehensive report/status of the project within 15 days. MS, HSPCB be requested to depute the concerned RO to assist the team during the site visit.

The case was taken up in 251st meeting of SEAC held on 10.10.2022. Further, Shri Sandeep Gupta, Member SEAC, informed the committee that he has not received any communication/order for conducting the site visit. The committee unanimously decided to send the case to SEIAA with a request to write a letter to Members of Sub-Committee and concerned RO to conduct site inspection and submit the report in the present case, at the earliest as it is pending since long, as well as PP be asked to submit the prescribed pending scrutiny fees.

The recommendations of SEAC were taken up in the 149th meeting of SEIAA held on 08.11.2022.

The Authority after due deliberations; decided to refer back this case to Appraisal Committee (SEAC) with the direction to Sub-committee to carry out site inspection within 07 days, positively and submit its report before the Appraisal Committee under intimation to SEIAA. Further, the project proponent is also directed to submit required Scrutiny fee.

The case was taken up in 256th meeting held on 30.11.2022. **PP has submitted requisite scrutiny fee vide DD No. 147056 dated 01.12.2022 of Rs.1,50,000/-**. However, the site inspection report of sub-committee still not been received yet. The sub-committee has been requested to visit the site and submit the report. The case was deferred for the next meeting.

The member of Sub-Committee, Shri Prabhaker Kumar Verma shown his unavailability to conduct Site Inspection due to pre occupation; hence Shri Vivek Kumar Saxena, IFS, Member SEAC has been nominated in place of Shri Prabhaker Kumar Verma as a sub-committee member vide SEIAA letter dated 19.12.2022.

Thereafter, the case was taken up in 258th meeting held on 03.01.2023.

The Chronology of the Project is as under:

- The project is for withdrawal of ToR under Violation category and for grant of EC under fresh category.
- As per the existing conditions, the plan was approved on 26.04.2019 with plot area of 2.00 acres and built up area of 19,974.761 sq.mt. which is less than 20,000 sq.mt and therefore, did not fall under the purview of categorization for obtaining Environmental Clearance under EIA Notification, 2006.
- CTE Renewal issued from HSPCB valid till 18.11.2022 for built-up area of 19,774.76 sq.m. has also been obtained.
- Initially, the application was submitted under violation category for Plot area of 2.00 acres and total Built up area of 22,894.62 sq.mt. as per earlier approved building plan (2010)
- ToR under violation category was issued by SEIAA vide letter dated 09.08.2018.
- The plan approved in 2010 for Built up area of 22,894.62 sq.mt was superseded by above mentioned approved plan (2019) for Built up area of 19,974.761 sq.mt making the earlier plan Null and Void, so the request of withdrawal of ToR under violation category was made.
- Building plan and area statement for project has been made which got approved on 10.01.2020 for plot area of 2.00 acres and built up area of 23,113.591 sq.mt.
- The area thus proposed exceeds 20,000 sq.mt of built up area which makes us fall under the purview of obtaining Environmental Clearance under EIA

Notification, 2006 and hence, applied for EC under fresh category vide Proposal No. SIA/HR/MIS/216487/2021.

- As per the approved plan (2020) the built up area of 23,113.591 sq.mt. supersedes the previous Built up area of 19,974.761 sq.mt
- Case was considered in 232nd meeting of SEAC and the committee decided to appraise for withdrawal of ToR under violation category.
- SEIAA, in its 135th meeting decided to refer back the case to SEAC with the direction that there is need of thorough inspection of records and SEAC should do the critical analysis.
- To verify the present site condition, the site inspection was conducted by Haryana State Pollution Control Board representative dated 24.03.2021 and was found that construction work done at site is less than 20,000 sq. m.
- A joint sub-committee was constituted by SEAC comprising of HSPCB (RO HSPCB) and SEAC members (Shri. S.N Mishra and Shri. Hitender Singh); also have inspected the site and found the construction below 20,000 sq.m
- The case was then considered in 242nd meeting of SEAC dated 24.06.2022 and the committee at length and after detailed deliberation the committee has reiterated the previous decision submitted to SEIAA in view of similar facts and findings conveyed vide MoM of 232nd SEAC meeting for delisting the case.
- SEIAA, in its 143rd meeting decided to refer back the case to SEAC to examine the issue thoroughly along with all the relevant documents with reference to the claims of the unit on its non-applicability. Further, the Authority decided to constitute 2 Members Committee consisting of Shri Sandeep Gupta, Member, SEAC and Shri Prabhaker Kumar Verma, Member, SEAC along with RO, HSPCB (concerned) to visit the site location and put up a comprehensive report/status of the project within 15 days. MS, HSPCB be requested to depute the concerned RO to assist the team during the site visit.
- The case was considered in 251st meeting of SEAC dated 10.10.06.2022 and during scrutiny of documents, it was observed that the prescribed scrutiny fee has not been deposited by the PP in this case. Further, Shri Sandeep Gupta, Member SEAC, informed the committee that he has not received any communication/order for conducting the site visit.
- The committee unanimously decided to send the case to SEIAA with a request to write a letter to Members of Sub-Committee and concerned RO to conduct site inspection and submit the report in the present case, at the earliest as it is pending since long, as well as PP be asked to submit the prescribed pending scrutiny fees.
- The recommendations of SEAC were taken up in the 149th meeting of SEIAA held on 08.11.2022. The Authority after due deliberations; decided to refer back this case to Appraisal Committee (SEAC) with the direction to Sub-committee to carry out site inspection within 07 days, positively and submit its report before the Appraisal Committee under intimation to SEIAA
- The case was taken up in 256th meeting held on 30.11.2022 and the committee observed that PP has submitted requisite scrutiny fee vide DD No. 147056 dated 01.12.2022 of Rs.1,50,000/-. However, the site inspection report of sub-committee still not been received yet. The sub-committee has been requested to visit the site and submit the report.

Site Visit Report not submitted. However, it evident from scrutiny of the record that earlier also a sub-committee of following members was constituted for site inspection vide order dated 23.11.2021:

1. Sh.S. N. Mishra, Member, SEAC
2. Shri Hitender Singh, Member, SEAC
3. Regional Officer, HSPCB, Gurgaon

The sub-committee visited the site on 07.03.2020 and concluded as under:

- “1. In light of the above, sub-committee of the view that the construction at the site is in accordance with the latest approved building plans which is less than 20000 sqms. The area proposed for additional construction is lying vacant
2. The Project Proponent is now seeking EC, since the proposed area after revision/expansion shall exceeds 20000 sqms.”

Further, vide order dated 01.08.2022 another sub-committee consisting of Shri Sandeep Gupta, Member, SEAC and Shri Prabhaker Kumar Verma, Member, SEAC (replaced with Shri Vivek Saxena, Member, SEAC vide order dated 19.12.2022) along with RO, HSPCB (concerned) to visit the site location and put up a comprehensive report/status of the project. However, Site Visit Report not submitted. The sub-committee was directed to conduct the site inspection at the earliest as the case is pending since long. The report dated 07.03.2020 submitted by earlier sub-committee constituted in this case be also forwarded to the Members of sub-committee recently constituted by SEIAA. The case has been deferred and shall be taken up as and when inspection report is received.

258.11 EC for construction of Group Housing Colony in the revenue estate of village Kadarapur & Maidawas, District Gurgaon Sector-63 A Gurgaon by M/s Mahamaya Exports Pvt. Ltd.

Project Proponent : Not Present
Consultant : Grass Roots Research & Creation India (P) Ltd.

The case was lastly taken up in 131st SEIAA meeting held on 03.12.2021 and decided to defer this case with the decision that RO, HSPCB, Sh. V.K. Gupta, Chairman, SEAC and Dr. S. N. Mishra, Member SEAC shall visit the site for current status of Project and shall submit the report within 3 weeks period. Further, the Authority decided to issue Final Show-Cause Notice to PP stating that why the case should not be de-listed as he is not responding to the communications since long.

The case was again taken up in 136th meeting of SEIAA held on 02.03.2022 and it was observed that sub-committee has not submitted the report. The Authority decided to request Member Secretary, HSPCB to nominate concerned RO, HSPCB (Convener of sub-committee) along with Dr. Rajbir Singh Bondwal, IFS (Retd.) to carry out the spot inspection to get the current status of project & submit the report within 10 days. Accordingly, the case is referred back to SEAC to make recommendations after perusing the report of Sub-committee as and when received.

The case was taken up in 235th meeting and neither PP nor consultant appeared before the committee. During discussion it is informed by member of nominated sub- committee that no orders have been received. The SEAC decided that MS, HSPCB may be requested to depute concerned RO for site visit. The Member may also be requested to carry the inspection and submit the report before SEAC and decided to take up the case after the receipt of sub-committee report

The case was taken up in 242nd meeting of SEAC, Haryana held on 24.06.2022 but deferred as site visit report was not received.

The case was taken up in 256th meeting held on 30.11.2022. The site inspection report of sub-committee still not been received. The sub-committee member has been requested to visit the site and submit the report. The PP has also not **submitted scrutiny fee as prescribed**. The case was deferred for site inspection report.

The case was taken up in 258th meeting held on 03.01.2023. The site inspection report in this case was received and circulated among all the members dated 14.12.2022. The committee discussed the report in the meeting. **The committee found that scrutiny fee in this case has also not been received.**

The committee after deliberation unanimously decided to send the case to SEIAA alongwith site visit report for delisting.

258.12 EC for warehouse project in the revenue estate of village Pathrari, Gurgaon by M/s Sunsat Infotech Pvt. Ltd.

Project Proponent : Not Present
Consultant : Vardan EnviroNet

The case was taken up in 131st SEIAA meeting held on 03.12.2021; after going through the report of the sub-committee the Authority decided to defer this case for the next meeting and before that a self- contained note mentioning all the facts of the case will be submitted in the next meeting. The matter was again considered in the 135th meeting of SEIAA held on 25.01.2022 and after detailed deliberations; the Authority opined that this is a clear-cut case of violation and to ascertain the facts a committee of Mr. V.K. Gupta (Chairman, SEAC) and Mr. A.K. Mehta (Member, SEAC) is being constituted. The committee will submit the report within next 7 days. Since the authority was dissolved on 29.01.2022, the sub-committee constituted by SEIAA could not visit the site.

The case was again taken up 136th meeting of SEIAA held on 02.03.2022 and it was observed that since the term of SEIAA had got expired, therefore, the sub-committee constituted earlier could not visit the site and submit the report. The Authority decided to request Member Secretary, HSPCB to nominate concerned RO, HSPCB (Convener of sub-committee) along with Dr.Rajbir Singh Bondwal, IFS (Retd.) to carry out the spot inspection to get the current status of project & submit report within 10 days. Accordingly, the case is referred back to SEAC to make the recommendations after appraising the report of sub-committee as and when received.

The case was taken up in 235th meeting and neither PP nor consultant appeared before the committee. It is informed by sub-committee member that no orders have been received

The case was taken up in 242nd meeting. After detailed deliberations, the committee decided that SEIAA may be requested to take up with HSPCB to depute concerned RO for site visit. Dr.Rajbir Singh, Member SEAC may also be requested to carry out the inspection and submit the report before SEAC and decided to take up after the receipt of sub-committee report.

The case was taken up in 256th meeting held on 30.11.2022. Dr.Rajbir Singh, Member SEAC has been replaced with Dr.Sandeep Kumar, Member, SEAC in the sub-committee vide order

dated 20.10.2022. The site inspection report of sub-committee still not been received. The sub-committee member has been requested to visit the site and submit the report. The PP has also not **submitted scrutiny fee as prescribed**. The case was deferred for the next meeting after receiving site inspection report.

Thereafter, the case was taken up in 258th meeting held on 03.01.2023. The site inspection report has been received by the sub-committee and circulated among all the members. The report be also sent to PP and consultant. Both, PP and Consultant are directed to remain present in the next meeting to explain the clear situation/status of the project.

258.13 EC under violation for Proposed Residential Plotted Colony over land measuring of 29.928 Acres at Sector-84 & 85 Gurugram, Haryana by M/s SS Group Pvt. Ltd

Project Proponent : Sh. Ajeet Sharma
Consultant : Vardan EnviroNet

The Project Proponent submitted the case to SEIAA vide online Proposal SIA/HR/INFRA2/408328/2022 dated 09.12.2022 for obtaining Environmental Clearance under Category 8(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee vide DD No.735851 dated 13.07.2022 of Rs.2,00,000/-.

The case was taken up in 258th meeting held on 04.01.2023. The PP and consultant appeared before the committee and presented the case. During presentation, the committee raised the following observations:

1. The PP shall submit detail of credible action taken by the competent authority.
2. The PP shall submit CCR
3. The PP shall submit green plan and RWH details with time schedule
4. The PP shall submit detailed CA Certificate for audited total cost of the project and upto date audited cost of the project.
5. The PP shall submit detail of revenue generated from the project and certificate to this effect.
6. The PP shall submit overall layout plan with longitude and latitude.
7. The PP shall submit detail of revenue rasta
8. The PP shall submit multiple photographs of the project site with longitude and latitude
9. The PP shall submit details of species of plant which are proposed to be planted on site.
10. The PP shall install hybrid DG set
11. The PP shall submit google images of the site for the year 2013.
12. The PP shall submit test report of potable water
13. The PP shall develop Miyawaki Forest
14. The PP shall enhance solar power
15. The PP shall submit scientific tangible damage assessment methodology regarding land, air, noise, water, soil, ecology, and solid waste management detail in documentary form.
16. The PP shall submit tangible cost of the project prescribed in SoP dated 07.07.2021.
17. The PP shall submit green plan status, time schedule of remaining plantation, available tree detail as per MoEF&CC guidelines

The PP shall submit the reply of above mentioned observations within 15 days. Thereafter, the case shall be taken up in next meeting as and when the reply is submitted by PP.

258.14 EC for Proposed Affordable Group Housing Colony named as “Maulshree Heights” on the land measuring 7.33125 Acres in the Revenue Estate of Village Kheri Khurd, Sector 84, Faridabad, Haryana by M/s Arttech Affordable Housing LLP

Project Proponent : Sh. Manish Yadav
Consultant : Ind Tech House Consult

The Project Proponent submitted the case to SEIAA vide online Proposal SIA/HR/INFRA2/410774/2022 dated 15.12.2022 for obtaining Environmental Clearance under Category 8(a) category of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee vide DD No. 819495 dated 24.11.2022 of Rs.2,00,000/-.

The case was taken up in 258th meeting held on 04.01.2023. The PP and consultant presented the case before the committee. The committee after discussion raised the observations to which the PP submitted reply as under:

The PP submitted the reply of the above mentioned observations vide letter dated 04.01.2023:

Sr. No.	Observations	Reply
1	License details	Previously the project had been granted the license no. 77 of 2019 granted under DDJAY. Later on, this license was migrated to license no, 112 of 2021 under affordable group housing colony, with area of 6.50 acre migrated from license no. 77 of 2019 and 0.83125 acres additional area, thus making an overall area of 7.33125 acres. Copy of license no. 77 of 2019, license no, 112 of 2021 and transfer of license from DTCP is enclosed. (Copy attached as Annexure 1, 2 and 3.
2	Copy of License no. 77 of 2019	Copy of license no. 77 of 2019 attached as Annexure 1.
3	Revised Green area	We have increased green area from 15.8 % to 21.134 % i.e. 6270.202 sqm. Revised landscape plan is attached as Annexure 3.
4	Increase solar capacity	We proposed to install 40 kwp capacity solar power. Revisiting the availability of roof top spaces, common area lighting, the feasibility of installing solar PV can be possible only for 70 kwp. Hence we are now proposing to install 70 kwp solar. Undertaking in this regard is attached as Annexure 5.
4	Clarification regarding number of RWH Pits	Total plot licensed area is 7.3325 acres. Out of this 1.02 acres will be falling under road widening. Hence the net planned area of the project site is 6.33 acres. The project has proposed 7 RWH pits within the net planned project site of 6.33 acres.
5	Miyawaki Method of plantation	Miyawaki plantation will be developed with 5% of the total green area. Undertaking in this regard is attached as Annexure 5.
6	Power assurance	Application for Power assurance has been applied. At present application for approval of electrification plan has been submitted. Fee of Rs. 2,00,000 has been deposited. Copy of the same is attached as Annexure 6.
8	Time schedule for green and RWH	It's a green field project. Total project will be completed in maximum 120 months. RWH/STP/OWC/Solar will be

		installed in due course of time.
9	Tree plantation	Revised list of trees is attached as annexure 7 .
10	Undertaking regarding no pending court case	Undertaking is attached as Annexure 5 .
11	Tree cutting	There are three trees present within the project site. Out of which one tree (which is a Neem tree) will be retained and two trees (Babool) will required to be cut if required, necessary approval will be obtained from forest department for tree cutting. Copy of undertaking is attached as annexure 5 .
12	Undertaking for saving the neem tree within the project site	Copy of undertaking is attached as annexure 5 .
13	Clarification of 50//2 in forest NOC	As there is increase in the area, which can be checked through order no. LC-4352-JE (SK) 2022/10283 dated 13/4/2022 (copy attached as annexure 3), clearly stating above rectangle number and killa number as part of our license. Also sizra plan stating the same is also enclosed as annexure 8 .
14	Capacity of STP	Total waste water generation from the project is 281 kld. STP proposed is 355 kld, which is 126% of the total waste water generation. Revised water balance is attached as Annexure 9 .
15	CA Certificate regarding project cost	CA certificate regarding project cost is attached as Annexure 10 .

The PP also submitted an undertaking stating therein as under:

1. That there is no litigation pending on our Project or project site.
2. That we will obtain prior permission from Forest Department if applicable, for cutting of 02 nos. trees (Babool). 01 no. tree (Neem) will be retained at the project site.
3. That, we will install 70 kw solar power plant.
4. That, Miyawaki plantation will be developed with 5% of the total green area.
5. That, we will install 355 kld of STP which is 26% extra of the total waste water generation.

The committee thoroughly discussed the reply and found it in order.

The PP also submitted the Basic detail and EMP details of the project as under:

Name of the Project: Proposed Affordable Group Housing Colony named as "Maulshree Heights" on the Land Measuring 7.33125 Acres in the Revenue Estate of Village Kheri Khurd, Sector-84, Faridabad, Haryana.		
Sr. No.	Particulars	
1	Online Proposal Number	SIA/HR/INFRA2/410774/2022
2	Latitude	28°24'17.31"N
3	Longitude	77°21'56.03"E
4	Total Plot Area	29668.588 m ²
5	Proposed Ground Coverage	10030.6554m ²
6	Proposed FAR	69117.322 m ²
7	Non FAR Area	20838.1594 m ²
8	Total Built Up area	89955.4814 m ²
9	Total Green Area with %	6270.202 sqm (21.134 %)
10	Rain Water Harvesting Pits (with size)	7 Nos. (65 m ³ volume)
11	STP Capacity	355 KLD
12	Total Parking	556 ECS
13	Organic Waste Converter	1
14	Maximum Height of the Building (m)	44.95 m
15	Power Requirement	3469 KW

16	Power Backup	1150 KVA	
17	Total Water Requirement	355 KLD	
18	Domestic Water Requirement	232 KLD	
19	Fresh Water Requirement	238 KLD	
20	Treated Water	117 KLD	
21	Waste Water Generated	281 KLD	
22	Solid Waste Generated	1.91 TPD	
23	Biodegradable Waste	1.11 TPD	
24	Dwelling Units/ EWS	1012 No.	
25	Basement	1 (Under podium and Commercial)	
26	Stories	Stilt+14	
27	Total Cost	126.91 Cr	
28	Incremental Load in respect of:	i) PM 2.5	0.19 $\mu\text{g}/\text{m}^3$
		ii) PM 10	0.32 $\mu\text{g}/\text{m}^3$
		iii) SO ₂	1.13 $\mu\text{g}/\text{m}^3$
		iv) NO ₂	5.47 $\mu\text{g}/\text{m}^3$
		v) CO	1.18 $\mu\text{g}/\text{m}^3$

ENVIRONMENT BUDGET (CONSTRUCTION PHASE)		
COMPONENT	CAPITAL COST (Rs in Lacs)	RECURRING COST (Rs in Lacs)/Annum
BARRICADING OF CONSTRUCTION SITE	7.5	1.65
ANTI - SMOG GUN WITH COMPLETE ASSEMBLY	5	2.4
DUST MITIGATION MEASURES	1.5	0.25
SITE SANITATION	2	1
MOBILE STP	3	1
DISINFECTION/ PEST CONTROL		0.5
LABOUR HEALTH CHECK UP & FIRST AID FACILITY	1	0.5
LABOR WELFARE (canteen, creche, safe access road water power, cooking kerosene/gas)	2.5	1.5
WHEEL WASHING	1	0.5
WASTE STORAGE BINS - LABOUR CAMP/SITE OFFICES	1.5	0.75
TRAFFIC MANAGEMENT SIGNAGES	1.5	0.15
SAFETY TRAINING TO WORKERS		1
ENVIRONMENT MONITORING & 6 MONTHLY COMPLIANCE REPORT OF EC CONDITIONS		2
TOTAL	26.5	13.2

ENVIRONMENT BUDGET (Operation Stage)		
COMPONENT	CAPITAL COST (Rs in Lacs)	RECURRING COST (Rs in Lacs)/Annum
SEWAGE TREATMENT PLANT	68	18.36
RAIN WATER HARVESTING SYSTEM (07 Nos)	24.5	3.68
SOLID WASTE STORAGE BINS & COMPOSTER	18.87	12.45
HORTICULTURE DEVELOPMENT (TREE PLANTATION & LANDSCAPING)	3.72	0.93

ROOF TOP SPV PLANT	32	0.00
ENVIRONMENT MONITORING & 6 MONTHLY COMPLIANCES OF ENVIRONMENT CLEARANCE CONDITIONS		2.00
TOTAL	147.09	37.42

The 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 should be recommended to the SEIAA for granting Environmental Clearance under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India with the following specific and general stipulations:

A. Specific conditions:-

1. Sewage shall be treated in the STP 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
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 EMP Budget shall be spent on project during construction as well as during operational phase as per table given above. 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 habitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
8. 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 **6270.202 sqm (21.134%)** 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 fire fighting 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, if any from HWRA/CGWA before the start of the project and also obtained the CTO from HSPCB after the approval from HWRA/CGWA.
17. The PP shall carry out the quarterly awareness programs for the stakeholders of the project.
18. **07 RWH 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 RWH pits
20. The PP shall ensure the compliance of provisions of Plastic Waste Management (Amendment) Rules, 2022 relevant for the project.
21. The PP may provide electric charging stations to facilitate electric vehicle commuters.
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.
25. The PP shall get agreement with individual plot holder to plant one tree in each plot.
26. The project is recommended on concept basis as such in case of any change in planning, the PP will obtain fresh EC.
27. The PP shall install **01 anti smog gun** at the project site.

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 Rules 2001 as amended in 2020) shall be followed.
- [10] The project proponent shall follow the ECBC Act/ECBC-Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

I Air Quality Monitoring and Preservation

- i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
- iii. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM2.5) covering upwind and downwind directions during the construction period.
- iv. Diesel power generating sets proposed as source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of ultra lowsulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board
- v. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- vi. Sand, murrum, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
- vii. Wet jet shall be provided for grinding and stone cutting.
- viii. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- ix. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- x. The diesel generator sets to be used during construction phase shall be ultra lowsulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
- xi. The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Ultra low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- xii. For indoor air quality the ventilation provisions as per National Building Code of India.

II Water Quality Monitoring and Preservation

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

drains.

- xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
- xx. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
- xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

III Noise Monitoring and Prevention

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

IV Energy Conservation Measures

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

V Waste Management

- i. A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W.

- generated from project shall be obtained.
- ii. Disposal of muck during construction phase shall not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.
 - iii. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
 - iv. Organic Waste Converter within the premises with a minimum capacity of 0.5 kg /person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.
 - v. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
 - vi. Any hazardous waste generated during construction phase, shall be disposed of as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
 - vii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, compressed earth blocks, and other environment friendly materials.
 - viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.
 - ix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
 - x. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VI Green Cover

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

VII Transport

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

- ii. Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.
- iii. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

VIII Human Health Issues

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

IX Corporate Environment Responsibility

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

X Miscellaneous

- i. The project has been appraised on the concept basis as such PP will obtain fresh EC in case of change in the planning.
- ii. 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.
- iii. 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.
- iv. 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.
 - v. 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.
 - vi. 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.
 - vii. 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.
 - viii. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
 - ix. 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.
 - x. 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.
 - xi. 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
 - xii. 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.
 - xiii. 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.
 - xiv. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
 - xv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
 - xvi. 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.
 - xvii. 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.

258.15 EC For Proposed Expansion of Godowns/Warehouse for other than Agriculture Produce Ware House at Land Measuring 328454.874 Sqm. Located at Village Pathredi & Bhudka, Tehsil Manesar, Distt. Gurugram by M/s Embassy Industrial Parks Private Limited.

Project Proponent : Sh. Nikhil Kinha
Consultant : Ind Tech House Consult

The Project Proponent submitted the case to the SEIAA vide online Proposal SIA/HR/MIS/72822/2022 dated 02.03.2022 for obtaining Environmental Clearance under Category 8(b) of EIA Notification 14.09.2006. The Project Proponent has deposited Scrutiny fees of Rs.2,00,000/- vide DD No.158642 dated 25.02.2022 (in compliance of Haryana Government, Environment & Climate Change Department Notification No. DE&CCH/3060 dated 14.10.2021) on the cost of the Project i.e. Rs. 431.5 Cr. (as disclosed by the PP).

The said case was taken up in 251st meeting of SEAC held on 10.10.2022 and SEAC recommended the Project to SEIAA for Grant of Expansion in existing EC (Environment Clearance) dated 07.12.2021.

The recommendations of SEAC were taken up in the 149th meeting of SEIAA held on 08.11.2022.

After having gone through the details & record placed on the file and upon considering the recommendations of SEAC, the Authority observed the followings:

1. That Green area details provided by the Project Proponent are not at harmony as the Project Proponent has mentioned in the plan that Green Area is achieved @18.50% i.e. 60,764.45 sqmtrs, whereas in the application PP has proposed that Green area will be provided 58560.13 Sqmtr. This is quite contradictory / ambiguous and devoid of factual position. This needs clarity and clarification.
2. In view of the Govt. Notification No. 08/04/2021-ICI dated 01.06.2021 issued by Department of Urban Local Bodies, Haryana and subsequently Notification No. 391-ARIC-I-2021/6273 dated 25.11.2021 issued by Revenue & Disaster Management Department, Haryana; RoW is required to be obtained by the PP from the Competent Authority. Whereas, status of revenue rasta in the instant case requires clarity. Permission of RoW from Competent Authority is required.
3. Having seen the Plan and location of the Project site, Land parcel of other entity appearing in the middle of the Project, needs clarity.
4. Status of Sewerage Permission is not clarified.

After due deliberations, the Authority decided to constitute a Sub-committee consisting of Shri V.K. Gupta, Chairman, SEIAA, Shri Prabhaker Kumar Verma, Member SEAC and concerned Regional Officer, HSPCB (to assist the Sub-committee) to carryout site inspection and to submit its report before the Appraisal Committee under intimation to SEIAA.

Accordingly, the case is referred back to SEAC with the directions to re-look into all the aspects including aforesaid observations raised by SEIAA at Sr. No. 1 to 4.

The case was taken up in 256th meeting held on 30.11.2022. PP submitted the reply of observations raised by SEIAA vide letter dated 22.11.2022. However, the reply submitted by the PP was not proper, therefore directed to submit revised reply to the observations raised by SEIAA. Further, the sub-committee constituted in this case, has not submitted its report. The sub-committee

is advised to submit site visit report as soon as possible. The case is deferred and shall be taken up in the next meeting and shall be taken up as and when reply of observations as well as report of sub-committee is received.

The case was taken up in 258th meeting held on 04.01.2023. The PP submitted the following revised reply dated 02.01.2023 of observations raised by SEIAA:

S. No.	Query Raised By SEIAA	Reply	Observation of SEAC	Revised Reply
1	That Green area details provided by the Project Proponent are not at harmony as the Project Proponent has mentioned in the plan that Green Area is achieved @18.50% i.e. 60,764.45 Sqmtrs, whereas in the application PP has proposed that Green area will be provided 58560.13 Sqmtr. This is quite contradictory / ambiguous and devoid of factual position. This needs clarity and clarification.	Proposed Green area will be 58560.13 sqm (16910.13 as per previous EC and 41650 sqm proposed), the same has also mentioned in Form 1 and EIA report. Landscape plan is attached in this regard as Annexure 1 . The green area proposed for the project is 58560.13 sqm which is 17.82 % of total plot area if some where it is written as @18.50% i.e. 60,764.45 Sqmtrs, kindly ignore it, if it is there in any document then it is because of typographical error.	Reply of PP is not Satisfactory as they have not intimated the reason and simply to ignore the figure. It seems that they could not find the fault. On perusal of the documents submitted by PP it was found that landscape plan provided with the documents by PP is in different name and indicating area as @18.50% i.e. 60,764.45 Sqmtrs. PP is directed to submit correct landscape plan with correct figures	The green area proposed for the project is 58560.13 sqm which is 17.82 % of total plot area. The same figure is mentioned in Form1, Form 1A and EIA report. 18.5% of the plot area i.e. 60764.5 sqm was mentioned on the landscape plan was typographical error. However, we have revised the green area from 17.82 % of total plot area to 18.5 % of the plot area i.e. 60765.5 sqm. The Revised landscape plan having green area 60765.5 sqm is attached as Annexure 1.
2	In view of the Govt. Notification No. 08/04/2021-ICI dated 01.06.2021 issued by Department of Urban Local Bodies, Haryana and subsequently Notification No. 391-ARIC-I-2021/6273 dated 25.11.2021 issued by Revenue & Disaster Management Department, Haryana; RoW is required to be obtained by the PP from the Competent Authority. Whereas, status of revenue rasta in the instant case requires clarity. Permission of RoW from Competent Authority is required.	Mentioned notification are for purchase and exchange of defunct rasta in any project whereas in our project there is no defunct rasta and we will maintain the rasta as it by constructing boundary on both side of rasta. We will use rastas as access for us and in public use.	The reply submitted by PP is not satisfactory as the revenue rasta is shown in Zoning Plan submitted by PP and landscape plan shows that there is other land in between their project which indicates that revenue rasta. Permission of RoW from Competent Authority is required	Regarding permission of ROW from competent authority for revenue rasta, we want to submit that revenue rasta will not be used which is part of approved zoning plan by GMDA Gurugram, for laying any services like water supply, sewer, storm water drain & road. Further to this, we are planning two STPs to avoid crossing the services from revenue rasta with dual plumbing system to reuse the treated effluent. Affidavit in this regard is attached as Annexure 2 .
3	Having seen the Plan and location of the Project site, Land parcel of other entity appearing in the middle of the Project, needs clarity.	Land parcel showing other land belongs to different owner and have proper access is available to such lands.	PP shall submit the access to the other land as other land from all sides is surrounded by project of PP.	2 Karam revenue rasta is available for excess. The same is also shown in Zoning plan. Zoning Plan is attached as Annexure 3 .
4	Status of Sewerage Permission is not clarified.	There is no sewer line in the project vicinity. Our project is Zero liquid discharge (ZLD). There will be no discharge of excess treated water. We will install Multi effect evaporator (MEE) for	Affidavit for installation of Multi effect evaporator (MEE) for evaporation be submitted.	There is no sewer line in the project vicinity. Our project is Zero liquid discharge (ZLD). There will be no discharge of excess treated water. We will install Multi effect evaporator (MEE) for

		evaporation of excess treated water. Affidavit for the same has already been submitted at the time of appraisal.		evaporation of excess treated water. Affidavit for the same has already been submitted at the time of appraisal attached as Annexure 4. In rainy days and winter session excess treated effluent if any will be disposed through tanker into Sabi river, which is 12 Km from project site & outlet parameters of effluent will be maintained as approved by HSPCB/NGT, affidavit is attached as Annexure 5.
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The sub-committee also submitted the Site Inspection Report during the meeting. The committee discussed the report.

After detailed deliberation, the committee decided to recommend the case to SEIAA for granting EC as conveyed earlier vide Minutes of 251st Meeting of SEAC after incorporating the above mentioned points alongwith the Site Inspection Report.

258.16 EC under violation notification dated 14.03.2017 for Warehouse Project located at Village Binola, Gurgaon, Haryana by M/s India Land and Space Logistics Pvt. Ltd

Project Proponent : None.

Consultant : Alinka Solutions and Technologies Pvt. Ltd.

BACKGROUND

- This is a Category, 8(b) Township and area development project
- Type of project- EC under violation notification dated 14.03.2017 for Warehouse Project
- The re
- quisite fee is deposited vide DD No. 524780 dated 30.11.2021 Amount 2,00,000/-
- ToR granted under violation category on 07.08.2018
- PP applied EC under violation category and submitted EIA on 27.08.2020
- The case was taken up 206th and 212th meeting of SEAC and committee decided to defer this case
- The case was taken up 216th meeting of SEAC and recommend this case to SEIAA for granting of EC
- The case was taken up 129th meeting of SEIAA and decided to refer back this case to SEAC with the direction to look into the proof to credible action taken as per EPA, 1986 and whether the proponent applied during the window period as per violation Notification dated 14.03.2017 & 08.03.2018.
- The case was taken up 225th meeting of SEAC and again recommend the case to SEIAA
- The case was taken up 131st meeting of SEIAA and decided to Defer this case till the legal opinion from LR Haryana.
- The case was taken up 137th meeting of SEIAA held on 24.03.2022 and decided to refer back this case to SEAC with an advice to relook into this aspect and recalculate amount strictly with reference to guidelines provided in SOP vide F. No.22-21/2020-IA.III dated 07.07.2021 issued by MoEF&CC , GoI being case of violation.

- The case was taken up 241st meeting of SEAC and committee asked to PP to submit the self contained note along with penalty to be deposited as per SOP 07.07.2021. Thereafter, PP submitted self contained note and recommend the case to SEIAA.
- The case was taken up 141st meeting of SEIAA held on 26.05.2022 and authority decided to call a report from concerned RO, HSPCB to verify the latest construction status and the case was deferred.
- The case was taken up 143rd meeting of SEIAA held on 14.07.2022 and authority decided to refer the case to LR Haryana for seeking legal opinion and guidance as to whether the SOP guidelines dated 07.07.2021, issued by the MoEF & CC, Government of India, shall apply on the proposals, applied for grant of EC under the violation window, prior to the issue of the said SOPs". (Meaning thereby, whether violation cases, pending prior to 07.07.2021 will attract SOPs dated 07.07.2021 or not).

This was being initiated to obtain more clarity and to further ensure compliance of certain observations made by Hon'ble Supreme Court (Civil Appeal Nos. 7576, 7577 of 2021) vide Order dated 09.12.2021, in the Case of Electro Steels Limited versus Union of India and others.

The matter was again taken up in 147th Meeting of SEIAA, Haryana held on 10.10.2022 and the Authority held detailed discussions/deliberations on the legal opinion dated 04.10.2022 received from Learned Legal Remembrancer, Haryana through AD, (Environment & Climate Change Department, Haryana).

Accordingly, The Authority referred back this case to SEAC with the directions that the Members of Appraisal Committee will follow the methodology and uniformity adopted in the matter of M/s G.P. Realtors Pvt. Ltd. (in the matter of O.A. No. 976 of 2019 titled as Gurinder Singh & Ors V/s Union of India & Ors.); while examining/appraising the violation cases within the purview and scope of Standard Operating Procedures (SOPs) dated 07.07.2021 issued by MOEF & CC, GOI.

The case was taken up in 254th meeting held on 31.10.2022 however PP requested vide letter dated 29.10.2022 to defer the case. The committee acceded with the request of PP and deferred the case.

The case was taken up in 258th meeting held on 04.01.2023. However, PP requested vide letter dated 03.01.2023 to defer the case as they could not attend the presentation due to some unavoidable circumstances. The committee acceded with the request of PP and deferred the case.

Approval of District Survey Report (Musnota Mines) for EC of Proposed Mine ML Area 79.32 ha at Satish Kumar Garg and company Village Musnota.

Project Proponent : Not present
Consultant : Not present

The file was received offline from SEIAA for approval of District Survey Report and was taken up in 256th meeting held on 01.12.2022 and discussed. The file was sent separately to SEIAA with comments of the Committee.

Thereafter, again this file was received offline from SEIAA alongwith representation of PP and taken up in 258th meeting held on 04.01.2023.

On special request Shri B. S. Yadav, Senior Geologist and Shri Deepak Hooda, State Geologist (Both from Mines & Geology Department, Haryana) have joined the meeting on 04.01.2023. The **District Survey Report (Musnota Mines) for EC of Proposed Mine ML Area 79.32 ha at Satish Kumar Garg and Company, Village Musnota** deliberated, discussed and decided unanimously that there are deficiencies in the preparation and approval of DSR corresponded to notification of MoEF&CC, GoI on the subject matter.

Keeping in view the above discussion, Member Secretary, SEAC shall convey the decision of Committee on the off line file received from SEIAA alongwith previous observations of SEAC which were also not attended so far.
