PROCEEDINGS OF THE MEETING OF STATE LEVEL EXPERT APPRAISAL COMMITTEE, ODISHA HELD ON 09TH SEPTEMBER' 2025

The SEAC met on 09th September, 2025 at 03:30 PM in the Conference Hall of Odisha State Pollution Control Board, Bhubaneswar under the Chairmanship of Sri Sashi Paul. The following members were present in the meeting.

1.	Sri Sashi Paul	-	Chairman (through VC)
2.	Smt. Uma Nanduri	-	Member Secretary
3.	Dr. Rabi Narayan Patra	-	Member (through VC)
4.	Dr. Chittaranjan Panda	-	Member (through VC)
5.	Prof. (Dr.) H.B. Sahu	-	Member (through VC)
6.	Prof. (Dr.) Abanti Sahoo	-	Member (through VC)
7.	Er. Fakir Mohan Panigrahi	-	Member (through VC)
8.	Prof. (Dr.) B.K. Satpathy	-	Member (through VC)
9.	Shri Jayant Kumar Das	-	Member (through VC)
10.	Dr. Ashok Kumar Sahu	-	Member (through VC)
11.	Dr. K. C. S Panigrahi	-	Member (through VC)

Draft proceedings of the meeting was finalized by the members through e-mail and final proceedings of the meeting was confirmed by the members through e-mail. The agenda-wise proceedings and recommendations of the committee are detailed below.

ITEM NO. 01

PROPOSAL FOR ENVIRONMENTAL CLEARANCE OF M/S RNG INFRASTRUCTURE PVT. LTD FOR PROPOSED RESIDENTIAL BUILDING PROJECT OF 'B+S1+S2+18' STORIED OVER AN AREA 23472.00 SQMT AT MOUZA - SUNDARPUR, TAHASIL - BHUBANESWAR, DIST-KHORDHA OF SRI MANORANJAN BISWAL - EC

1. This proposal is for Environmental Clearance of M/s RNG Infrastructure Pvt. Ltd. for Proposed Residential Building Project of 'B+S1+S2+18' storied over an area 23472.00 Sqmt at Mouza-Sundarpur, Tahasil- Bhubaneswar, Dist- Khordha of Sri Manoranjan Biswal.
2. **Category**: The project falls under category "B" or activity 8 (a) - Building and construction projects, as per the EIA Notification 2006 and amendments thereafter.
3. **Location and Connectivity**: The proposed project is located at Plot no- 2387(P), 2388(P), 2432(P) (sub plot No-38), Khata No- 153,553 at Mouza- Sundarpur, Tahasil- Bhubaneswar, District Khordha. The Project Site is a part of the Survey of India Toposheet No. F45T15. The geo-coordinates of the project site is - Latitude: 20° 21' 06.99"N to 20° 21' 09.42" N, Longitude: 85° 46' 48.05" E to 85° 46' 51.10" E. The kissam of land is Gharabari. Nearest Habitation is Sundarpur at 1.5 km,N. Nearest Highway is NH-16 -.8.0 km, Khandagiri Chandaka Road is at a distance of 1.5 km. Nearest Railway Station is Bhubaneswar junction railway station at 11.5 km. Nearest Airport is Biju Patnaik International Airport at 11.7 km. Nearest water body is Jhumuka Nala is at 0.8 km,N.

4. The site is coming under Bhubaneswar Development Authority. The approval has been taken vide Letter No.- 13072/BDA, Bhubaneswar dated 25-04-2023.

5. Total plot area is 3836.20 sqm/ 0.948 Acres/0.383 Ha. with built-up area 23472.0 Sq.mt.

6. The building area details of the project is:

S.No	Particulars	Area in Sq.mts
i)	Total Plot Area	3836.20 sqm
ii)	Total Proposed FAR Area	16057.0 sqm
iii)	Total Proposed Non-FAR Area	7415
iv)	Total Built-up Area	23472.0 sqm
v)	Total Green Area Provided (24.41%)	1335.26
vi)	Parking Area Provided	5282.00
vii)	Height of the Building	60.98
viii)	No. of Blocks/ Floors	1/ B+S1+S2+18
ix)	No. of Dwelling Units	102
x)	Each Floor built-up Area: 1-17th floors	1003.80
xi)	18th Floor built-up Area	573.40

7. **Water Requirement**: Water during operation phase will be sourced from ground water. The fresh water requirement is 63.0 KLD. NOC from Central Ground Water Authority (CGWA) obtained vide NOC No. CGWA/NOC/INF/ORIG/2023/19438 Dt.17.10.2023. Domestic water requirement will be 105 KLD. In this, freshwater requirement and flushing water is 60 KLD and 31 KLD respectively. Wastewater generation will be 79 KLD. The STP, MBBR, capacity provided is 100 KLD. Discharge of treated wastewater quantity to nearest drain will be 29.0 KLD in Non-Rainy season and 31 KLD in Rainy Season.

S.NO	REQUIREMENT	QUANTITY (KLD)
i)	Domestic Water	63
ii)	Flushing Water	31
iii)	Gardening	3.0
iv)	Fire, Swimming Pool & Others	8.0
	Total	105

8. **Power requirement**: The total power requirement for the proposed residential building is 689.0 KW. The power will be sourced from State Electricity Board, Odisha. The premise is connected by 800 KVA 11/0.433 KV, Copper Wound, DY-11 ONAN Outdoor with Off load Tap Changer 1 no. of Transformer. In case of power cut, 100% power backup generators will be provided for common uses only. 180 KVA 2 DG Sets has been proposed for the residential project with stack height of 64 mts. to provide backup supply. Solar power generation is 34.5 kw with 23 PV cells. Consumption and its contribution are 5 % towards total power requirement in the project.

9. **Rainwater Harvesting**: - Total Runoff is 93.89 m^3 and 13 no. of pits is proposed for the project.

10. **Parking requirement**: - Total parking area required is 4817.10 Sq.mt (30% of 16057 sq.mt). The provided parking area is 5282 Sq.mt (32.90%) i.e. covered area - 4970.4 Sq.mt, ECS-155 @ 32m^2, Open Area -311.6 Sq.mt, ECS-13 @ 23 m^2. Total parking proposed in terms of ECS is 168. EV parking provided is 73 ECS.

11. **Firefighting installation**: - Fire NOC recommendations obtained vide No. RECOMM120413005202300159 3 Dt. 04.11.2023. The fire protection system for the building will be designed as per the provisions of National Building Code - 2016 and the directions of local fire service authority.

12. **Green Belt Development**: - Green area will be provided in 767.24 sq.mt. (20 % of net plot area). The no. of trees proposed in the project is 55 trees.

13. **Solid Waste Management**: - Total solid waste generation will be 356 Kg/Day. Garbage will be 356Kg/Day in which Biodegradable Waste 213.6Kg/Day @ 60% will be treated in In-house Organic Waste Convertor and Non-Biodegradable waste 142.4 Kg/Day @ 40% will be sent to Authorized Vendors as per SWM Rules 2016. Landscape waste will be 0.038 Kg/Day. STP Sludge generation will be 11.06 Kg/day.

14. **Traffic Study**: Traffic Composition after development of the project will be very good. Traffic study report was prepared by School of Civil Engineering, KIIT Deemed to be University, Bhubaneswar. LOS for the project is "A" with or without project.

15. **Project cost:** The estimated project cost is INR 47.42 Crores. Budget allocated for Environmental protection measures during construction phase - Rs.13 Lakhs as capital cost and Rs.7.5 Lakhs as recurring and during occupation phase - Rs.47 Lakhs as capital cost and Rs. 12 Lakhs as recurring cost.

S.No	Activity	Capacity /Area/Nos.	Capital Cost (Lakhs)	Recurring Cost (Lakhs)
i)	STP	100 KLD	30.0	6.0
ii)	Landscaping & Planting trees	55 nos	3.0	1.0
iii)	Solid waste Management	356 Kg/Day	4.0	2.0
iv)	RWH Pit Installation	13 nos	5.0	1.0
v)	Environmental Monitoring*	Air, Water, Soil & Noise	5.0	2.0
Total			47.0	12.0

16. **Environment Consultant**: The Environment consultant **M/s Rightsource Industrial Solutions Pvt. Ltd. Hyderabad** along with the proponent made a presentation on the proposal before the Committee on 17.12.2023 and the SEAC recommended the following:

    A. **The proponent may be asked to submit the following for further processing of EC application:**

    i. Supporting documents i.e. Land documents or agreement papers with private owners with PP indicating the ownership of the Project Proponent for the land use for connecting drain from project site to nearest municipal drain.

    ii. Revisit the Rainwater harvesting pits by considering the highest rainfall of that region.

iii. Detailed calculation of Solar generation through PV Cell.

iv. Structural Stability Certificate certified by authorized structural Engineer.

v. Permission copy from Chief Engineer, Drainage Department for discharge of treated water and storm water to the nearest municipal drain.

vi. Layout of proposed internal drainage connecting to main municipal drain to be submitted.

vii. Analysis report of wastewater including total coliform.

viii. The PP shall build the structural protection for the drain and submit the layout of the same.

ix. Layout of proposed internal drainage connecting to main municipal drain to be submitted along with necessary approval of the competent authority.

x. Source of water and its quantity during construction / project execution phase to be provided.

B. **The proposed site shall be visited by Sub-Committee of SEAC to verify the followings**

i. Environmental settings of the project site.

ii. Verify if the site is a flood prone area.

iii. Construction activity if any started at the site and extent of construction activity.

iv. Road connectivity to the project site.

v. Drainage network at the site.

vi. Discharge point for discharge of treated water and distance of the discharge point from the project site.

vii. Any other issues including local issues.

17. The SEAC in its meeting held on dated **27.12.2023** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
i)	Supporting documents i.e. Land documents or agreement papers with private owners with PP indicating the ownership of the Project Proponent for the land use for connecting drain from project site to nearest municipal drain.	The land documents are in the name of company & Director Mr. Manoranjan Biswal. The copy of RoR has been attached for your reference as **Annexure-I**.	There is land dispute as per site visit report
ii)	Revisit the Rainwater harvesting pits by considering the highest rainfall of that region.	The Rainwater harvesting pit requirements have been revised considering the highest recorded rainfall in the region. Total 14.0 number of RWH pits will be	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		developed for the proposed project. The updated details have been attached as **Annexure-II**.	
iii)	Detailed calculation of Solar generation through PV Cell.	Detailed solar generation through PV cell has been attached as **Annexure – III.**	Complied
iv)	Structural Stability Certificate certified by authorized structural Engineer.	Structural Stability certificate is vetted by IIT, Bhubaneswar has been attached for your reference as **Annexure-IV**.	Complied
v)	Permission copy from Chief Engineer, Drainage Department for discharge of treated water and storm water to the nearest municipal drain.	Permission letter for discharge of treated water to the nearest municipal drain from the Competent Authority vide letter No.-105/EM dtd.-29.01.2022 has been attached for your reference as **Annexure-V**.	The Engineering Member, BDA in his letter dtd. 29.01.2022 mentioned that The PP shall obtain necessary NOC from concerned Department to discharge excess treated STP water and storm water to nearest natural nallah. Also, the PP shall construct external drain along the village road and the drain is connecting to a natural nallah near culvert. The unit has not submitted any document for discharge to said nallah.
vi)	Layout of proposed internal drainage connecting to main municipal drain to be submitted.	Layout drain of internal drainage has been attached for your reference as **Annexure-VI**.	Complied
vii)	Analysis report of wastewater including total coliform.	Waste water analysis report of NABL Laboratory including total coliform has been attached for your reference	----

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		as **Annexure- VII**.	
viii)	The PP shall build the structural protection for the drain and submit the layout of the same.	Sir we are agreed for construct the drain with as per your recommendation. Kindly allow us for submitting layout plan before start of construction.	Not complied. **Condition to be stipulated in EC**.
ix)	Layout of proposed internal drainage connecting to main municipal drain to be submitted along with necessary approval of the competent authority.	Layout of proposed internal drainage connecting to main municipal of plan for your reference has been attached as **Annexure-VIII**.	Complied
x)	Source of water and its quantity during construction / project execution phase to be provided.	The water will be sourced from the ground water source during project execution phase and during construction phase it will be sourced from the nearest village by tanker.	Source of water mentioned but not mentioned regarding quantity of water.

18. The proposed site was visited by the sub-committee of SEAC on 01.03.2024. Following are the observations of the sub-committee:

    a) There was initially a resistance by a group of people working inside the plot including the guard at gate not to allow. After our introduction, they allowed but explained that there is a legal issue in the land and area of construction for which the PP has applied needs to be settled; else they will not allow any construction. The PP was not there but his representative was there keeping silent.

    b) The land has inside roads, a part of land is having several duplexes constructed at different stages of completion, balance plot is empty. As there are certain issues with regard to Land ownership or POA, the PP needs to comply and submit the following;

        i) Land ownership document with ROR mentioning the area and layout (revenue and BDA approved both) with certification of govt. authority.

        ii) Copy of BDA approved plan and layout on above part of land where the proposed building to be constructed.

        iii) Layout showing duplex already done, proposed building, internal roads, drains and the outlet of drain falling in existing Nala.

        iv) There is a Nala at a distance of few feet of the land, thus PP needs to provide document in respect of passing of drain over the land (Public or Private) with ownership (in case of private land) of land and permission of authority to discharge excess treated water.

        v) Layout showing green belt minimum 20%, parking for visitors, recharge pits, etc. of the project.

        vi) Width of road connecting the land.

vii) **Also 'no dispute agreement "with existing contractor and people who were objecting is also necessary in addition to above documents.**

viii) All other points asked during presentation to be complied.

19. The SEAC observed the following from site visit report of the Sub-Committee of SEAC:

a) There was initially a resistance by a group of people working inside the plot including the guard at gate not to allow. After our introduction, they allowed but explained that there is a legal issue in the land and area of construction for which the PP has applied needs to be settled; else they will not allow any construction. The PP was not there but his representative was there keeping silent.

b) The land has inside roads, a part of land is having several duplexes constructed at different stages of completion, balance plot is empty. As there are certain issues with regard to Land ownership or POA, the PP needs to comply certain information / documents related to land, ownership as pointed out in the site visit report of the Sub-Committee of the SEAC.

After detailed discussion, the SEAC decided to take decision on the proposal after receipt of the following from the proponent:

i) Land ownership document with ROR mentioning the area and layout (revenue and BDA approved both) with certification of govt. authority.

ii) Copy of BDA approved plan and layout on above part of land where the proposed building to be constructed.

iii) Layout showing duplex already done, proposed building, internal roads, drains and the outlet of drain falling in existing Nala.

iv) There is a Nala at a distance of few feet of the land, thus PP needs to provide document in respect of passing of drain over the land (Public or Private) with ownership (in case of private land) of land and permission of authority to discharge excess treated water.

v) Layout showing green belt minimum 20%, parking for visitors, recharge pits, etc. of the project.

vi) Width of road connecting the land.

vii) **Also 'no dispute agreement "with existing contractor and people who were objecting is also necessary in addition to above documents.**

viii) The Engineering Member, BDA in his letter dtd. 29.01.2022 mentioned that the Project Proponent shall obtain necessary NOC from concerned Department to discharge excess treated STP water and storm water to nearest natural nallah. Also, the PP shall construct external drain along the village road and the drain is connecting to a natural nallah near culvert. The unit has to submit such permission document for discharge to said nallah.

20. The SEAC in its meeting held on dated **28.05.2025** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
i)	Land ownership document with ROR mentioning the area and layout (revenue and BDA approved both) with certification of govt. authority.	ROR of ownership documents mentioning the area and approved layout has been attached as **Annexure- I**.	Complied
ii)	Copy of BDA approved plan and layout on above part of land where the proposed building to be constructed.	Copy of BDA approved plan and Layout of the proposed building has been submitted for your reference as **Annexure- II**.	Complied
iii)	Layout showing duplex already done, proposed building, internal roads, drains and the outlet of drain falling in existing Nala.	The Layout of Duplex area mentioning internal roads, drains and the outlet drains has been submitted for your reference as **Annexure- III**.	**The layout map of duplex area is not legible.**
iv)	There is a Nala at a distance of few feet of the land, thus PP needs to provide document in respect of passing of drain over the land (Public or Private) with ownership (in case of private land) of land and permission of authority to discharge excess treated water.	The Nala which is passing over the land is adjacent to the existing project of the project proponent is on Govt. Land and Tahasildar, Bhubaneswar has submitted an inquiry report to the planning member and accordingly BDA has approved our EIDP plan for discharge of excess treated water which copy has been submitted for your reference as **Annexure- IV**.	Complied
v)	Layout showing green belt minimum 20%, parking for visitors, recharge pits, etc. of the project.	Layout showing green belt minimum 20%, parking for visitors, recharge pits, etc. has been provided in the proposed project which copy has been submitted for your reference as **Annexure- V.**	Complied
vi)	Width of road connecting the land.	The width of the external road connecting the land to the main road is about 18.28 mtr. Which has been mentioned in BDA Approved EIDP letter and the copy has been submitted for your reference as **Annexure- IV**.	Complied
vii)	**Also 'no dispute agreement "with existing contractor and people who were objecting is also necessary in addition to above**	No dispute agreement with the existing contractor has been submitted for your reference as **Annexure- VI**.	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
	documents.		
viii)	The Engineering Member, BDA in his letter dtd. 29.01.2022 mentioned that the Project Proponent shall obtain necessary NOC from concerned Department to discharge excess treated STP water and storm water to nearest natural nallah. Also, the PP shall construct external drain along the village road and the drain is connecting to a natural nallah near culvert. The unit has to submit such permission document for discharge to said nallah.		**The applicant shall submit NOC from Concerned authority for construction of drain along the road up to the discharge point.**
ix)	All other points asked during presentation to be complied.	The clarification raised during presentation has been submitted earlier which copy has been submitted again for your reference as **Annexure- VII**.	Complied

After detailed discussion the SEAC decided to take decision on the proposal after receipt of following clarification/information from the project proponent.

i) Layout map showing duplex already done, proposed building, internal roads, drains and the outlet of drain falling in existing Nala, as the submitted layout map is not legible.
ii) Permission copy for construction drains along the existing village road connected to natural nallah near culvert.
iii) The submitted Analysis report of waste water sample at outlet of STP is not correct

ITEM NO. 02

PROPOSAL FOR ENVIRONMENTAL CLEARANCE OF M/S ADISH MINERALS PRIVATE LIMITED FOR EXPANSION OF CHROME ORE BENEFICIATION PLANT FROM CAPACITY 0.12 MTPA (THROUGHPUT) TO 0.48 MTPA (THROUGHPUT) AT MOUZA- BAUNSAMULI, THANA - BADACHANA, DIST. - JAJPUR OF SRI NRUSINGHA CHARAN PARIDA - EC

1. This proposal is for Environmental Clearance of M/s Adish Minerals Private Limited for Expansion of Chrome Ore Beneficiation plant from capacity 0.12 MTPA (throughput) to 0.48 MTPA (throughput) at Mouza- Baunsamuli, Thana - Badachana, Dist. -Jajpur of Sri Nrusingha Charan Parida.

2. **Category:** As per EIA Notification, 14th September 2006 followed by subsequent amendments, the proposed project falls under Category B1 – schedule 2(b) – Mineral beneficiation.

3. **Details of TOR:** Terms of Reference (TOR) for the proposed project was granted by State Environment Impact Assessment Authority (SEIAA), Odisha vide letter no. 452548/08-IND1/12-2023, dt: 05.02.2024.

4. **Public hearing details:** The Public Hearing was conducted on 27.11.2024 in Baunsamuli, Jajpur, Odisha. Major issues raised during public hearing were of drinking water facility, installation of dry fog units and sprinklers, employment for locals, Health camps and Pollution control measures to be implemented.

5. **Statutory Clearances obtained:**

   - Consent to Establish vide letter no. 2740/KNG/IND-249, dated 03.12.2021 for 1,20,000 TPA Chrome Concentrate.
   - Consent to Operate vide letter no. 1166/KNG/IND/249 on dated 29.03.2025 which is valid for the period up to 31.03.2026 for Chrome Ore Beneficiation of 1,20,000 TPA (Throughput) capacity.
   - CGWA NOC has been obtained vide NOC No. NOC/IND/OD/1143/R-1/1 dated 04.03.2025 for existing project.

6. **Location and connectivity**: The project is well connected with rail and road networks. NH 16 is about 11.09 km in E direction from the Project site. Barithengarh Railway Station is the nearest railway station located at 7.28 km away in SE direction from the project site. Biju Pattnaik International Airport, Bhubaneswar is the nearest airport 53 km South. The Boundary Geo Coordinates of the Proposed Plant as follows:

Pillar No.	Latitude	Longitude
A	20°41'47.67"N	85°59'59.55"E
B	20°41'46.60"N	86° 0'1.42"E
C	20°41'45.25"N	86° 0'5.63"E
D	20°41'47.45"N	86° 0'8.31"E
E	20°41'54.09"N	86° 0'10.11"E
F	20°41'54.96"N	86° 0'5.00"E
G	20°41'57.07"N	86° 0'4.49"E
H	20°41'50.93"N	86° 0'2.03"E

7. **Summary of the products generated by the project:**

Product	Existing	Proposed	After Expansion
Chrome Ore Beneficiation	1,20,000 TPA (Throughput)	3,60,000 TPA (Throughput)	4,80,000 TPA (Throughput)

8. **Land use Details**:

Sl. No.	Description	Area in Ac.
i)	Office & Staff Rest Room	0.134
ii)	Testing Lab & Store	0.121
iii)	Truck Parking	0.529
iv)	STP	0.006
v)	Transformer With Meter Room	0.006
vi)	Road	1.803
vii)	Labour Rest Cum Lunch Room	0.023
viii)	Toilet	0.008
ix)	Ground Water Recharge Pond	0.002
x)	Labour Rest Room	0.013
xi)	Water Reservoir	0.568
xii)	Raw Material Storage Yard	1.000
xiii)	Store	0.007
xiv)	Catch Pit	0.025
xv)	Surface Run off Treatment Pond	0.05
xvi)	ETP	0.076
xvii)	Used & Fresh Water Storage Tank	0.028
xviii)	MCC Room	0.008
xix)	Process Plant	0.06
xx)	Crushing, Screening Line & Rod Mill	0.181
xxi)	Finished Product Shed with PCC Room	0.247
xxii)	Open Platform for Mat Sundry & Hydro Cyclone	0.373
xxiii)	Security Room	0.006
xxiv)	Weigh Bridge & Scale Room	0.011
xxv)	Time Office	0.003
xxvi)	Fire Hydrant Pump House	0.003
xxvii)	Green Belt	3.852
xxviii)	Existing Vegetation Area	1.636
xxix)	Vacant Area	2.651
	Total Area	**13.43**

1. **Details of waste generated & management:**

- There will be generation of Tailings about 2,04,000 TPA from the process area. Which will be disposed off to authorized vendor. There will be regular disposal of tailings generated from the project site. In case of emergency & monsoon season tailings will be stored in the Tailings storage yard.
- Construction wastes will be segregated into recyclable and non-recyclable wastes. All saleable items such as metal scrap will be kept separately and cleared off as soon as

possible.

- Top soil excavated form two new pockets of land will be collected and stored and reused for landscaping and plantation
- Waste from Labour Colonies and Biomass - Waste generated from any labour camps on site will mainly comprise of household domestic waste, which shall be collected separately (wet and dry waste) by the Municipal Corporation.
- Used oil will be disposed to authorized reprocessing units having valid authorization from Odisha State Pollution Control Board

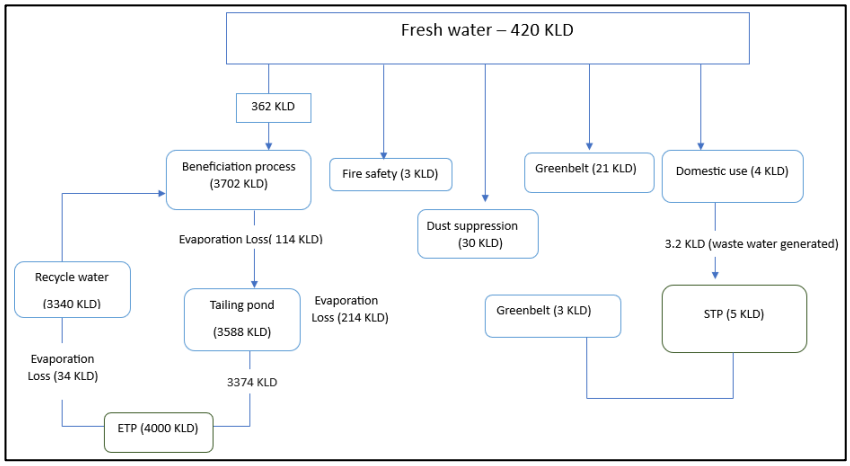
2. **Baseline study data –**

- **Time period-** The baseline data were collected in during March to May 2023.

Air Environment at 9 Location	PM_{10} – 60.1 to 90.6 µg/m^3 $PM_{2.5}$ – 30.6 to 49.6 µg/m^3 SO_2 – 6.9 to 15.1 µg/m^3 NO_x – 10.5 to 25.7 µg/m^3 CO – 0.18 to 0.54 mg/m^3
Surface water Quality at 6 Location	Color – 10 to 25 Hazen pH – 6.5 to 7.67 Turbidity – 9.4 to 18.6 NTU BOD – 0.6 to 1.8 mg/l COD – 2.6 to 6.0 mg/l Conductivity -260.1 to 383.9 µS/cm
Groundwater Quality at 6 Location	pH – 7.18 to 7.6 Turbidity – 1.3 to 2.4 NTU TDS – 182 to 274 mg/l Conductivity – 304 to 458 µS/cm Alkalinity – 55 to 120 mg/l Total hardness – 102 to 158 mg/l
Noise Environment at 9 Location 8	**Daytime-** 42.7 to 66.6 dB(A **Night time**- 29.5 to 57.6 dB(A)
Soil Environment at 5 Location	pH –5.76 to 7.4 porosity – 44.53% to 52.45% Phosphorus – 75.6 to 130.4 mg/kg Potassium – 545 to 988 mg/kg Nitrogen – 25.8 to 48.8 mg/kg
Ecology & Biodiversity	Flora includes native species like Neem, Peepal, and Mango; fauna comprises common birds, reptiles, and mammals. Aquatic ecosystems in nearby rivers support moderate biodiversity. Shannon-Weiner Index indicates stable biodiversity. 20th December 2022, 06 nos. Schedule I species were identified/reported in the study area such as Indian

	Chameleon, Indian Star Tortoise, Shikra, Indian Rat Snake, Black Eagle and Bengal Monitor.
Socio Economic Environment	The socio -economic study of surveyed villages gives a clear picture of its population, average household size, literacy rate and sex ratio etc. It was also found that a part of population was suffering from lack of permanent job to run their day-to-day life. Their expectation is to earn some income for their sustainability on a long-term basis.

3. **Water requirement:** Existing makeup water requirement is 32 KLD. The total fresh water requirement will be 420 KLD after expansion. Out of which 362 KLD water will be used in beneficiation process & 21 KLD water will be used in greenbelt, 4 KLD water will be used for domestic & drinking purpose. For Dust suppression 30 KLD water will be in use. 1 no. of bore-well already exists in the Plant site which is used for water drawl at present. After expansion, total water requirement of plant will be sourced from ground water. NOC from CGWA will be obtained to withdraw ground water.



4. **Power requirement**: There is existing 315 KVA connected load & for expansion there will be connection of 400 KVA. A transformer of 1000 KVA will be installed. The Power connection will be from existing grid (Annexure 2.4). In case of Power Failure situation, it is envisaged that D.G Set of 1000 KVA, (make as per CPCB guidelines) will be installed which will operate the plant at full load even when there is a power cut.

5. **Greenbelt**: Total 5074 saplings will be planted over an area of 1.793ha.

Year	Area (ha)	Saplings Planted	Survival Rate	Saplings Survived	Budget (Rs.)	Species
i)	0.597	1756	85%	1493	4,39,000	Neem, Arjun, Karanj, Kadamba, Chakunda, Sirish
ii)	0.597	1659	90%	1493	4,14,750	
iii)	0.597	1659	90%	1493	4,14,750	
Total	**1.793**	**5074**	**-**	**4479**	**12,68,500**	

6. **Total employment:** The project is generating 90 nos. of manpower, out of which 25 nos. skilled & 45 nos. unskilled employees and the rest 20 nos. will be recruited as Administrative & operating facilities. For expansion, new manpower will not be required.

7. **Project cost**: The total cost of the project is approximately Rs 1331.81 Lakhs.

Sr. No	Item	Existing	Proposed	Total
i)	Land & land Development Cost	34.64	2.5	37.14
ii)	Civil Construction	432.7	50	482.7
iii)	Machineries & Equipment	311.05	102	413.05
iv)	Electrical Equipment	61.01	80	141.01
v)	Electrical Deposits	0	50	50
vi)	Furniture, Fixtures & Others	4.59	12.5	17.09
vii)	Transport Vehicles	54.49	0	54.49
viii)	Preliminary & Pre-Operative Expenses	86.33	50	136.33
	Total	**984.81**	**347**	**1331.81**

S. No	Unit	Capital Cost		Recurring Cost	
		Existing	Proposed	Existing	Proposed
i)	Air Management	0.3	0.19	0.05	0.11
ii)	Water Management	0.4	0.7	0.25	0.21
iii)	Noise Management	0.3	0.26	0.15	0.2
iv)	Waste Management	0.6	0.2	0.35	0.25
v)	Fire & Safety	0.19	0.23	0.06	0.08
vi)	Environment Monitoring	0.2	-	-	0.29
vii)	Green Belt Development	0.1	0.12	0.05	0.03
viii)	Occupational Health	0.1	0.05	0.02	0.01
ix)	Public Hearing Compliance	0.27		-	
Sub-Total		**2.46**	**1.75**	**0.93**	**1.18**
Grand Total		**4.21**		**2.11**	

8. **Environment Consultant**: The Environment consultant **M/s Visiontek Consultancy Services Pvt. Ltd. Bhubaneswar,** along with the proponent made a presentation on the proposal before the Committee.

Considering the information / documents furnished by the proponent and presentation made by the consultant **M/s Visiontek Consultancy Services Pvt. Ltd. Bhubaneswar,** the SEAC recommended the following:

A. The proponent may be asked to submit the following for further processing of EC application:

i) Certified compliance reports w.r.t. the conditions laid in Previous EC, CTE & CTO.

ii) Undertaking by PP that trees present in project site shall not be cut and rather be transplanted in the greenbelt area if required.

iii) Revised water balance.

iv) Comparison of the existing and proposed water balance in tabular form.

v) Details of storage facility for the tailings and also there should be provision for covered shed in tailing storage area.

vi) Revised EMP budget differentiating the budget for annual and recurring activities.

vii) Provision for supply of drinking water through tankers in nearby villages.

viii) Monitoring of chromium content on the daily basis.

ix) Explore the possibility to use of nano-technology or bio-remediaton technique for hexavalent chromium remediation.

B. The proposed site shall be visited by Sub-Committee of SEAC to verify the followings

i) Environmental settings of the project site.

ii) Present operational activities of the existing project and pollution control measures adopted including disposal of tailings.

iii) Road connectivity to the project site.

iv) Drainage network at the site.

v) Discharge point for discharge of treated water and distance of the discharge point from the project site.

vi) Greenbelt development at the project site.

vii) Waste water treatment facility for existing unit and its adequacy.

viii) Verify seepage if any.

9. The SEAC in its meeting held on dated **08.08.2025** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
i)	Certified compliance reports w.r.t. the conditions laid in Previous EC, CTE & CTO.	Compliance report has been submibed to MoEF&CC IRO for CCR. (**Annexure 1**)	Not submitted
ii)	Undertaking by PP that trees	No tree shall be cut and only	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
	present in project site shall not be cut and rather be transplanted in the greenbelt area if required.	transplanted wherever required. (**Annexure 2**)	
iii)	Revised water balance.	Revised water balance is prepared and abached. (**Annexure 3**)	The submitted water balance is not found correct and it is mentioned iron ore beneficiation in place chrome ore beneficiation and unit of water consumption & waste water generation is not mentioned
iv)	Comparison of the existing and proposed water balance in tabular form.	Existing and proposed water balance has been compared in tabular form.(**Annexure 3**)	The submitted water balance is not found correct and it is mentioned iron ore beneficiation in place chrome ore beneficiation and unit of water consumption & waste water generation is not mentioned
v)	Details of storage facility for the tailings and also there should be provision for covered shed in tailing storage area.	Tailings shall be stored in covered sheds. (**Annexure 2**)	Complied
vi)	Revised EMP budget differentiating the budget for annual and recurring activities.	EMP budget has been revised with differenDated annual and recurring activities. (**Annexure 4**)	Complied
vii)	Provision for supply of drinking water through tankers in nearby villages.	Water shall be supplied to local villages through tankers. (**Annexure 2**)	Complied
viii)	Monitoring of chromium content on the daily basis.	Cr+6 monitoring will be undertaken on daily basis. (**Annexure 2**)	complied
ix)	Explore the possibility to use of nano-technology or bioremediation technique for hexavalent chromium remediation.	Nano-technology or bioremediaDon technique for hexavalent chromium remediaDon shall be explore as per circumstances.	Complied

10. The proposed site was visited by the sub-committee of SEAC on 08.09.2025. Following are the observations of the sub-committee:

1. The plant is an operating plant applied for expansion of capacity.
2. The plant has enough area to accommodate the expansion.
3. It is operated using conventional process of beneficiation and tailing generated are dumped at designated places where the liquid gets leached out and channelised to a covered rectangular concrete storage or tailing pond for treatment of leachate.
4. After conventional treatments the liquor is reused.
5. Green belt, tailing pond, treatment facility of tailing leached liquor for hexavalent Cr are there.

After details discussion and visit, it is proposed to add the following conditions to the EC:

a) Tailings to be dumped in designated area with elevated bund from all sides, excepting the channel.
b) All channels in the plant to be combined and the leach liquor slurry to be collected in-tailing pond for treatment to counter hexavalent Cr etc. The treated water to be reused.
c) The tailing pond capacity to be expanded to cater the expansion and bund height to be increased if required.
d) Passage to be developed to all operations areas
e) ZLD to be maintained.
f) Explore use of filtration process for tailing slurry and also nano technology for treatment of Cr+6.
g) PP to take all required statutory conditions before implementation.
h) Storm water in plant area to be channelised to tailing pond for treatment and use.
i) Laboratory monitoring analysis of required parameters to be carried out and recorded as per schedule.

After detailed discussion the SEAC decided to take decision on the proposal after receipt of following clarification/information from the project proponent.

1) Certified compliance reports w.r.t. the conditions laid in Previous EC, CTE & CTO.
2) The project proponent shall submit correct water balance report mentioning the unit of water consumption & wastewater generation. Also, submit comparison of the existing and proposed water balance in tabular form rectifying the lapses in the reply.

ITEM NO. 03

PROPOSAL FOR ENVIRONMENTAL CLEARANCE OF BALANDA STONE QUARRIES CLUSTER (7,9,14,15,16) OVER AN AREA OF 44.05 ACRES OR 17.823 HECTARES BEARING KHATA NO. 504, 506 AND PLOT NO. 2473/P, 1899/P, 2008/P & 2009/P, 2473/P, 2473/P & 2010/P AND 1893/P & 2010/P IN VILLAGE BALANDA, TAHASIL-LATHIKATA, DISTRICT- SUNDARGARH OF SRI BIJAY AGARWAL - EC (SUBMITTED UNDER CLUSTER APPROACH WITH CONSISTING OF 5 STONE QUARRIES) - EC

1. This proposal is for obtaining Environmental Clearance of Balanda Stone Quarries Cluster (7,9,14,15,16) over an area of 44.05 acres or 17.823 hectares bearing Khata no. 504, 506 and Plot no. 2473/P, 1899/P, 2008/P & 2009/P, 2473/P, 2473/P & 2010/P and 1893/P & 2010/P in village Balanda, Tahasil-Lathikata, District- Sundargarh of Sri Bijay Agarwal - **EC** (**submitted under cluster approach with consisting of 5 stone quarries**).

2. **Category**: As per the EIA Notification dated 14th September 2006 and its subsequent amendments the proposed project falls under category B2 (<5ha) of Schedule in item 1 (a) – Mining of minerals.

3. There are 14 projects in total which lie within 500m radius of each other. Of which, 05 projects are currently proposed, 03 project are operating mines, 02 projects are non- operating mines and 04 projects are Extinct. The 05 Projects that are Proposed in cluster Balanda Stone Quarry Cluster - 7, 9, 14, 15 & 16.03 Projects are Operating Mines i.e. Balanda Stone Quarry Cluster - 2, 3, 10. 02 Projects are Non-Operating Mines i.e. Balanda Stone Quarry Cluster – 1, 8. 04 Projects are Extinct Mines i.e. Balanda Stone Quarry Cluster – 4, 5, 6, 11. The proposed project lies near village Balanda, Tehsil- Lathikata, District – Sundargarh of Odisha over an area of 17.823 Ha or 44.05 Acres. The area of all the 14 quarries in the Cluster is 38.68 Ha or 95.6Acres.

Details of Stone Quarry Applied for Environmental Clearance (For Proposed Lease)

Mine	Dates of Form F	Mining Plan Approval Date
Balanda StoneQuarry-7	26.11.2021	27.10.2021
Balanda StoneQuarry-9	Bidding is to be done	16.04.2022
Balanda StoneQuarry-14	29.11.2021	27.10.2021
Balanda StoneQuarry-15	04.02.2021	27.10.2021
Balanda StoneQuarry-16	14.12.2021	23.11.2021

Details of Stone Quarry in cluster

S. No	Mine	Proponent	Land Schedule	Area (Ha/ (Acres)	Production (cum/year)	Status of the Mine	Present Status
1	Balanda Stone Quarry-1	Natwarlal Bansal	Khata No- 504 Plot No –1897/P	4.249 Ha 10.50 Acres	38054	It is a Running source and Lease will expire on Dt. 19.12.2023	Since the lease has expired; the mine is closed now.
2	Balanda Stone Quarry- 2	Kameswar Tiwari	Khata No- 504	4.876 Ha	100019.6	Operating Mine	Operating Mine

			Plot No – 1897/P	12.05 Acres			
3	Balanda Stone Quarry- 3	Shankarlal Agarwal	Khata No- 504 Plot No –1893/P	4.046 Ha 10.00 Acres	97097.0	Operating Mine	Operating Mine
4	Balanda Stone Quarry-4	NA	NA	NA	NA	Extinct Mine	Extinct Mine
5	Balanda Stone Quarry-5	NA	NA	NA	NA	Extinct Mine	Extinct Mine
6	Balanda Stone Quarry-6	NA	NA	NA	NA	Extinct Mine	Extinct Mine
7	**Balanda Stone Quarry-7**	**Essen Construction**	**Khata No-506 Plot No–2473/P**	**4.046 Ha 10.00 Acres**	**50049**	**TOR Granted on 08-02-2024 (Proposed Quarry)**	**TOR Granted on 08-02-2024 (Proposed Quarry**
8	Balanda Stone Quarry-8	Punam D Sahu	Khata No- 238 (Sabik) Plot No–2292/P	2.832 Ha 7.00 Acres	60004	It is a Running source and Lease will expire on Dt. 19.12.2023	Since the lease has expired; the mine is closed now.
9	**Balanda Stone Quarry-9**	**No Successful bidder finalized**	**Khata No-504 Plot No–2008/P, 1899/P, 2009/P**	**4.876 Ha 12.05 Acres**	**50057.8**	**TOR Granted on 08-02-2024 (Proposed Quarry)**	**TOR Granted on 08-02-2024 (Proposed Quarry)**
10	Balanda Stone Quarry-10	Prem Kumar Sahu	Khata No- 504 Plot No - 1899/P	4.856 Ha 12.00 Acres	12086.2	Operating Mine	Operating Mine
11	Balanda Stone Quarry-11	NA	NA	NA	NA	Extinct Mine	Extinct Mine
12	**Balanda Stone Quarry-14**	**Bijay Kumar Agarwal**	**Khata No-506 Plot No–2743/P**	**2.832 Ha 7.00 Acres**	**15016**	**TOR Granted on 08-02-2024 (Proposed Quarry)**	**TOR Granted on 08-02-2024 (Proposed Quarry)**
13	**Balanda Stone Quarry-15**	**Katakata Jagnyanarayan Prusty**	**Khata No-506, 504 Plot No–2473/P & 2010/P**	**2.023 Ha 5.00 Acres**	**15015**	**TOR Granted on 08-02-2024 (Proposed Quarry)**	**TOR Granted on 08-02-2024 (Proposed Quarry)**
14	**Balanda Stone Quarry-16**	**Katakata Jagnyanarayan Prusty**	**Khata No-504 Plot No – 1893/P 2010/P**	**4.046 Ha 10.00 Acres**	**80070.6**	**TOR Granted on 08-02-2024 (Proposed Quarry)**	**TOR Granted on 08-02-2024 (Proposed Quarry)**
	Total			**38.68 Ha 95.6 Acres.**	**Cluster Production is 5,17,469.2 cum/year**		

4. **Terms of Reference (TOR) Details** – Terms of Reference (TOR), was issued by SEIAA, Odisha, on dated 08.02.2024 vide File No. 418212/821-MINB1/06-2023.

5. **Public Hearing Details** - Public hearing was successfully executed on date 20th August, 2024 at 10.00am in Gutidarah Football Ground in the village Gutidarah, P.S Brahmanitarang near Pathak Crusher under Lathikata Tahasil of Sundargarh district.

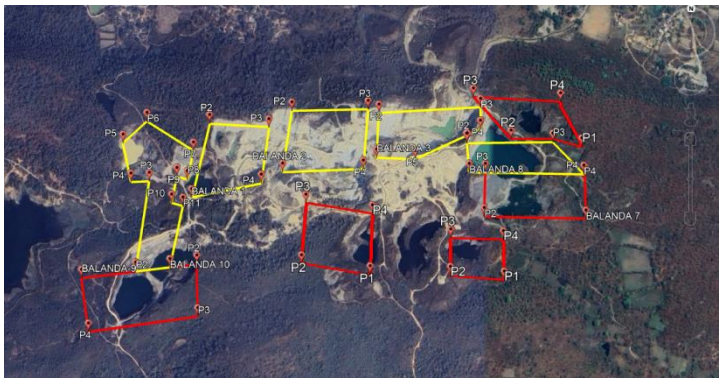
   Issues raised in public hearing are: Local people are facing difficulties like air pollution on the village road, cracks of their houses during blasting, local employment, repair and maintenance of village road, fitness of transporting vehicles to be maintained, plantation near the quarry, to conduct blasting in day time and give information about the details of blasting on the display board, develop football playground, development in education and health care, provision on

ambulance, to create a development fund for treating various occupational diseases suffered by the nearby villagers, install street lights at chowk areas and village roads.

Budget allocated - The fund of Rs 3, 12, 00,000 as CER Activities have been proposed for entire cluster. Budget For Environmental Protection Of (Proposed Cluster)

6. **Location and connectivity**: The total mine lease area 44.05 Acres or 17.823 Hectares (Proposed Area) 95.6 Acres or 38.68 Hectares (Cluster Area). The project is located at plot no.- Balanda SQ- 7: 2473/P, Balanda SQ- 9: 1899/P, 2008/P, 2009/P, Balanda SQ- 14: 2473/P, Balanda SQ- 15: 2473/P, 2010/P and Balanda SQ- 16: 1893/P, 2010/P of Village- Balanda, Tehsil- Lathikata, Dist- Sundargarh, State- Odisha. The ML area is located in Topo sheet no. F45G16, F45G12. The kissam of the land is as follows: Balanda SQ- 7: Patita, Balanda SQ-9: Parbat, Balanda SQ-14: Pahad, Balanda SQ- 15: Pahad, Balanda SQ- 16: Parbat. The nearest National Highway is NH- 143 at a distance of 4.82 km and State Highway is SH- 10 at a distance of 5.07 km, nearest Airport- Rourkela- 15Km. Nearest Town - Kansbahal Town, Nearest Railway Station - Kansbahal Railway station, approx. 8.45 km. Nearest reserve forest - Butukupiri RF approx 1.60 Km from the Mining lease, Sagjor RF approx 1.69 Km from the Mining lease, Rutukupiri RF approx 7.10 Km from the Mining lease, Kumaria RF approx 5.91 Km from the Mining lease, Jogisar RF approx 8.71 Km from the Mining lease. Nearest water body - Pitamahal Dam, approx. 0.14 km from the Mining lease and Brahmani River, approx. 5.11 km from the Mining Lease. Nearest Road Bridge- 6.2Km, Rail Bridge- 5.8Km, river embankment-6.2 Km, electric transmission pole- 550m, village road- 300m. Nearest Habitation- 500m. the nearest sanctuary is Palkot Wild Life Sanctuary- 63Km.

7. **Location Map of cluster** – Red boundaries – proposed quarries, Yellow boundaries – Existing quarries.



8. **Total Reserves Production:**

Geological & Mineable Reserves (For Proposed Quarries)

S No.	Name of the Quarry	Geological Reserve (Cum)	Mineable Reserves (Cum)
1	Balanda Stone Quarry- 7	1265556.1	455197.7
2	Balanda Stone Quarry- 9	1374642.3	570660.7
3	Balanda Stone Quarry- 14	1102430.2	295371.8
4	Balanda Stone Quarry- 15	4777629.0	176404.2

4	Balanda Stone Quarry-16	1545498.1	902974.9
Total		**100,65,755.7**	**24,00,609.3**

Geological & Mineable Reserves (For Existing Quarries)

S No.	Name of the Quarry	Geological Reserves (Cum)	Mineable Reserves (Cum)
		Operational Mines	
1	Balanda Stone Quarry- 2	1624931.4	878724.9
2	Balanda Stone Quarry- 3	1196087.6	484231.8
3	Balanda Stone Quarry- 10	1028786.9	519409.8
Total		38,49,805.9	18,82,366.5

S No.	Name of the Quarry	Geological Reserves (Cum)	Mineable Reserves (Cum)
		Non-Operational Mines	
1	Balanda Stone Quarry- 1	693982	361417
2	Balanda Stone Quarry- 8	622233	302302
Total		13,16,215	6,63,719

9. **PROPOSED METHOD OF MINING -** Semi Mechanized Open cast Method of Mining. In the applied ease area mining of rock mass will be worked out opencast method of mining. Handling of rock mass will be done both manually and by excavators, Handpicks, jack hammer, drill compressor, rock breaker, spade, chisel, hammer will be used by manual labors for sorting and sizing. Loosening of rock mass will be done by drilling and blasting.

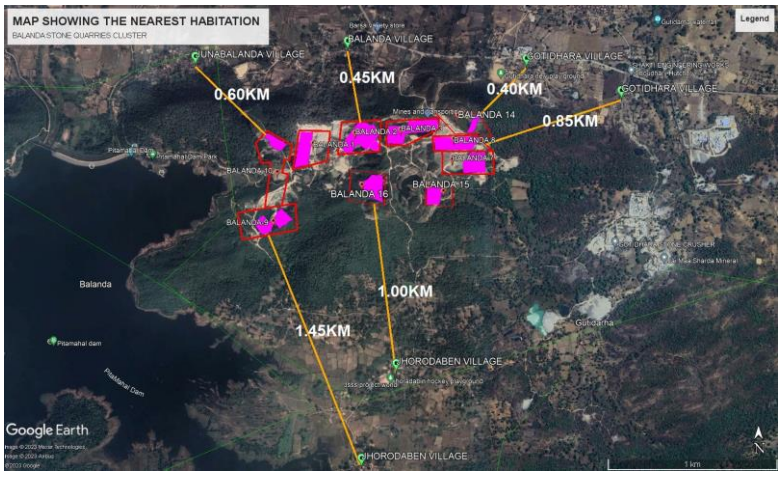
10. **Equipments used and list of machinery:**

Name	Capacity	Quantity
Driller	4” diameter	9
Compressor	450cfm	5
Rock Breaker	220T	5
Excavator	210T	10
Tipper	10MT	15
Water carrier	1000 liters	15
Safety equipments such as Helmets, safety shoes, Goggles,& Hand gloves	---	As required (according to DGMS Guidelines)

Proposed mining depth as per approved mining plan:

Sl no.	Quarry name	Proposed Mining Depth from Quarry Floor Level
01	Balanda Stone Quarry - 7	10m
02	Balanda Stone Quarry - 9	07m
03	Balanda Stone Quarry - 14	04m
04	Balanda Stone Quarry - 15	10m
05	Balanda Stone Quarry - 16	10m

11. **Excavation & Loading**: The excavated rock mass will be loaded in Tractors/Tippers by excavators or loaders. The excavated mineral will be transported through tippers or Hyva from the quarry. The maximum production of construction stone from the quarries is shown below, which is excluding volume of waste.
12. **Drilling & blasting**: Loosening of rock mass will be done by drilling and blasting. Hard rock mass will be drilled by wagon drill/DTH and jack hammer. Blasting shall be done by the hired licensed agency on contractual basis having the necessary user license from the concerned authority.
13. **Precaution to be observed during drilling & blasting:-**Before a shot is charged, stemmed or fired, sufficient warnings by signal is given over the entire area falling within the danger zone and ensure that all persons within such area have taken proper shelter. During blasting, controlled blasting will be done to prevent flying fragments which may cause injury to local inhabitants within danger zone. Proper inspection after shot firing will be done by the blaster. The number of shots which exploded shall be counted by the blaster to assess misfire. All necessary precautions as enumerated under 106 (2) (b) of MMR1961 will be followed.



14. **Safety Measures to control ground vibrations:**

The following precautions are being taken to minimize ground vibration and fly rocks which may be damaged due to vibrations.

- Blasting will be done by competent persons in the supervision of Mine's Manager.
- Minimum holes will be blasted at a time.
- Stemming length will be kept more than one third of the hole, it helps in reduction of ground vibrations.
- Before drilling and blasting, the face is cleared with rock which may be source of fly rock.
- The blast holes will be drilled slightly inclined towards the free face, this reduces noise, vibration and fly rocks.

Noise & Vibrations are generated due to blasting but they are momentary for one or two seconds only. The intensity depends on amount of explosive, charge in the holes, type of explosives, generally ammonium nitrate fuel oil mixture (ANFO), which is of low strength, will be used.

Production Details: - (Proposed 5 Quarries)

S No.	Name of the Quarry	Production(cum/year)
1	Balanda Stone Quarry - 7	50049
2	Balanda Stone Quarry - 9	50057.8
3	Balanda Stone Quarry - 14	15016
4	Balanda Stone Quarry - 15	15015
5	Balanda Stone Quarry - 16	80070.6
Total		**210208.4**

Production Details: - (Existing 5 Quarries)

S No.	Name of the Quarry	Production(cum/year)
Operational Mines		
1	Balanda Stone Quarry - 2	100019.6
2	Balanda Stone Quarry- 3	97097.0
3	Balanda Stone Quarry - 10	12086.2
Total		2,09,202.8

S No.	Name of the Quarry	Production(cum/year)
Non Operational Mines		
1	Balanda Stone Quarry - 1	38054
2	Balanda Stone Quarry- 8	60004
Total		98,058

Life of Mine

Mine	Life of mine (year)
Balanda Stone Quarry- 7	9.09
Balanda Stone Quarry- 9	11.40
Balanda Stone Quarry- 14	19.67
Balanda Stone Quarry- 15	11.74
Balanda Stone Quarry- 16	11.27

Total production in 5 years:

Sl no.	Quarry name	Total Production in 5 Years
01	Balanda Stone Quarry - 7	250140

02	Balanda Stone Quarry - 9	250271.6
03	Balanda Stone Quarry - 14	75080
04	Balanda Stone Quarry - 15	75075
05	Balanda Stone Quarry - 16	400176.4
Total		**1050743**

15. **Solid waste generation & mitigation:** As the granite rock (road metal) body is mostly exposed and about 3% of rock has been considered as weathered/overburden/unusable shall be generated during the plan period. These materials will be dumped temporarily and shall be utilized for approach road development & maintenance purposes during the plan period.

Mine	Waste (cu.m)
Balanda Stone Quarry-7	28306
Balanda Stone Quarry- 9	19566.4
Balanda Stone Quarry- 14	9190
Balanda Stone Quarry- 15	12994
Balanda Stone Quarry- 16	33681.6
Total	**1,03,739.0**

16. **Garland Drain & Settling Tank -** Source of water flow in the lease area is rain water. Garland drain along with settling tank will be maintained in the boundary side to prevent siltation of low lying areas and in rush of water into the mine. Capacity of the drain, settling tank is much more than the capacity of total surface runoff in rainy season. In this condition, zero discharge will be maintained. Hence, there will be no damages caused due to mining in the catchment area of the river/nalla falling in study area as the ground water recharge rate is higher than the extraction rate of mining region. Water accumulated in the mine pit will be used for dust suppression. This water will also be made available to villagers on demand for irrigation purpose after testing. No discharge of water will be made to any surface water course.

17. **Land Use Of Mine Lease Area –**

Land Use (During Plan Period) (Ha)						
Sl. No.	**Type of land use**	**Balanda Stone Quarry - 7**	**Balanda Stone Quarry - 9**	**Balanda Stone Quarry - 14**	**Balanda Stone Quarry - 15**	**Balanda Stone Quarry - 16**
1	Area of excavation	1.569	1.677	0.349	0.955	1.999
2	Temporary OB dump	0.007	0.007	0.007	0.007	0.007
3	Infrastructure	0.003	0.003	0.003	0.003	0.003
4	Roads	0.000	0.000	0.000	0.000	0.000
5	Plantation/ Safety Zone	0.637	0.710	0.573	0.412	0.582
6	Miscellaneous	1.830	2.479	1.900	0.646	1.455
	Total	**4.046**	**4.876**	**2.832**	**2.023**	**4.046**

At the end of life of mine, reservoir shall be developed and rainwater shall be harvested.

18. **Water requirement**: 27.67~ 28.00 KLD for Proposed Quarries

Activity	Calculation	Round off Figure in KLD
Drinking	@ 10 lpcd per labor 10*268/1000= 2.68KLD	2.68
Dust Suppression	--	18.00
Plantation	3495 plants (in financial year) @ 2 L/per plant= 3495*2lts= 6990/1000= 6.99 KLD	6.99
Total		**27.67or 28.00 KLD**

and 54.78 ~ 55.0 KLD for Entire Cluster

Activity	Calculation	Round off Figure in KLD
Drinking	@ 10lpcd per labor (10*448/1000)= 4.48 KLD	4.48
Dust suppression	Total haulage road to be water sprinkled = 6000 m*6 m*0.5 lt/sqm*2times/1000 = 36 KLD	36
Plantation	7154 plants in financial year@ 2 L/per plant= 7154*2 lt= 14308/1000= 14.308KLD	14.308
	Total	**54.788 ~ 55 KLD**

19. **Power Requirement -** No electricity required at quarry site. Only diesel is used for operating mining equipment only. For which 4 KL of HSD will be used and sourced from local market.

20. **Greenbelt Development: Proposed Plantation Program (For Proposed Cluster)**

Year	Total Plantation	Green belt Nos.				
		Quarry 7	**Quarry 9**	**Quarry 14**	**Quarry15**	**Quarry16**
1st year	**3495**	764	852	687	494	698
2nd year	Progressive Afforestation Schedule (for Cluster) Care / protection of plants					
3rd year						
4th year						
5th year						
Total	**3495**	764	852	687	494	698

Details of no.of saplings to be planted during the plan period.

S. No.	Stone Quarry	No. of Plants
1	Balanda Stone Quarry - 1	250
2	Balanda Stone Quarry - 2	775
3	Balanda Stone Quarry - 3	760
4	Balanda Stone Quarry - 7	764
5	Balanda Stone Quarry - 8	500
6	Balanda Stone Quarry – 9	852

7	Balanda Stone Quarry -10	1374
8	Balanda Stone Quarry - 14	687
9	Balanda Stone Quarry - 15	494
10	Balanda Stone Quarry - 16	698
Total		**7154**

21. **Baseline Study conducted (time period, results of Air, water, soil analysis-** The Baseline Study has been conducted during Oct, 2023 to Dec, 2023.

Baseline Summary

Ambient Air Quality

The baseline noise levels have been monitored at 08 locations within the study zone. **The results of the same are as follows:**

PM2.5- The minimum and maximum level of PM2.5 recorded within the study area was in the range of 25.04µg/m^3 to 46.82µg/m^3 with the 98thpercentile ranging between 30.46µg/m^3 to 46.68µg/m^3.

PM_{10}-The minimum and maximum level of PM_{10} recorded within the study area was in the range of 64.49 to 88.03µg/$m^3$with the 98thpercentile ranging between 72.93µg/m^3 to 87.40µg/m^3.

SO2-The minimum and maximum concentration of SO_2 recorded within the study area was 6.00 to 16.84µg/m^3 with the 98th percentile ranging between 7.12µg/m^3 to 16.72µg/m^3.

NO2- The minimum and maximum level of NO2 recorded within the study area was in the range of was 5.79µg/m3 to 19.33µg/m3 with the 98th percentile ranging between 7.59µg/m3 to 19.30µg/m3.

Noise Quality

The baseline noise levels have been monitored at 08 locations within the study zone. The values of noise observed in some of the areas are primarily owing to vehicular traffic. Assessment of hourly night time Leq (Ln) varies from 39.2 to 45.8dB (A) and the hourly daytime Leq (Ld) varies from 51.5 to 58.2 dB (A) within the study area.

Soil Quality

In the study area, variations in the pH of the soil were found to be slightly alkaline (7.54 to 8.23). Electrical conductivity (EC) is a measure of the soluble salts and ionic activity in the soil. In the collected soil samples the conductivity ranged from 440.0-521.0 µmhos/cm.

Ground Water Sampling

- The pH limit fixed for drinking water samples as per IS-10500 Standards is 6.5 to 8.5 beyond this range the water will affect the mucus membrane or water supply system. During the study period, the pH was varying for ground waters from 7.21 to 7.88. The pH values for all the samples collected in the study area during study period were found to be within the limits.
- The desirable limit for total dissolved solids as per IS-10500 Standards is 500 mg/l whereas the permissible limit in absence of alternate source is 2000mg/l. In ground water samples collected

from the study area, the total dissolved solids are varying from 410 mg/l to 678 mg/l.

- Hardness of ground water varies from 175.4 mg/l to 226 mg/l. The desirable limit for Hardness is 200 mg/l whereas the permissible limit is 600mg/l.
- Concentration of Fluorides varied from 0.42 mg/l to 0.86 mg/l.

Surface Water Sampling

- During the study period, the pH was varying for Surface water from 7.40 to 7.55. The pH values for all the samples collected in the study area during study period were found to be within the limits.
- . In surface water samples collected from the study area, the total dissolved solids are varying from 250 mg/l to 270 mg/l.
- Hardness of ground water varies from 146.0 mg/l to 158.0 mg/l. The desirable limit for Hardness is 200 mg/l whereas the permissible limit is 600mg/l.
- Concentration of Fluorides varied from 0.23 mg/l to 0.36 mg/l.

22. **Total Employment**: Total 268 personnels will be engaged for 220days/Year.(Balanda Stone Quarry- 7= 63 nos +Balanda Stone Quarry- 9 = 76 nos + Balanda Stone Quarry- 14= 34nos+ Balanda Stone Quarry- 15= 26 nos & Balanda Stone Quarry- 16= 69 nos).

23. **Project Cost**: The Total Project Cost for the Proposed Quarries is Rs 63, 06, 25,200/-and for the Entire Cluster is Rs 155,24,07,600/-.

    The EMP Cost for (Cluster Proposed Quarries) - The total Capital Cost of EMP will be Rs 26,00,000 + Rs 44,00,000=Rs 70,00,000 & the total Recurring Cost of EMP will be Rs 11,10,000 +Rs 44,00,000=Rs 55,10,000.

    The EMP Cost for (Entire Cluster) - Capital Cost- Rs 70,00,000 + Rs 42,00,000=Rs 1,12,00,000

    Recurring Cost- Rs 55,10,000 + Rs 34,50,000=Rs 89,60,000.

BUDGET FOR ENVIRONMENTAL PROTECTION OF (Proposed Cluster)

S. No.	Measures	Capital Cost (In Rs.)	Recurring Cost (In Rs.)
1.	Pollution Control & Dust Suppression	--	5,00,000
2.	Baseline Monitoring i) Air ii) Water iii) Soil iv) Noise	--	50,000 40,000 10,000 10,000
3.	Plantation	18,00,000	2,50,000
4.	Construction and maintenance of haul road	8,00,000	2,50,000
Total		**26,00,000**	**11,10,000**

Note: For plantation the cost is coming out as Rs 17,48,500 hence the total cost is taken by rounding off i.e 18,00,000/-.

Note: For Construction and maintenance of haul road the cost is coming out as Rs 7,50,000 hence the total cost is taken by rounding off i.e 8,00,000/-.

Budget allotted for the Environmental Management Plan (Incorporating Public Hearing Issues) for Cluster for Proposed Quarries-7, 9, 14, 15, 16

S. No.	Measures	Capital Cost (In Rs.)	Recurring Cost (In Rs.)
1.	To Update the fitness & insurance certificate of transporting vehicles.	--	12,50,000
2.	To provide the details of blasting on display board.	2,50,000	--
3.	TB Patients Monthly	--	2,50,000
4.	To develop football playground	5,00,000	1,25,000
5.	To clear the dust deposited on the cultivated land	2,50,000	1,25,000
6.	Development on education & health sector	7,50,000	2,50,000
7.	Solid waste should be disposed off properly	--	1,50,000
8.	Compensation of cracking of house.	7,50,000	--
9.	Demand to operate ambulance in village	--	5,00,000
10.	The employee engaged should get benefit of E.S.I & E.P.F	--	12,50,000
11.	To create a developmental fund for treating various occupational diseases suffered by villagers.	10,00,000	2,50,000
12.	To install street lights at Chowk areas & village roads.	10,00,000	2,50,000
	TOTAL	**44,00,000**	**44,00,000**

The total Capital Cost of EMP will be Rs 26,00,000 + Rs 44,00,000=Rs 70,00,000 & the total Recurring Cost of EMP will be Rs 11,10,000 +Rs 44,00,000=Rs 55,10,000.

Budget for Environmental Protection of (Existing Cluster) -

S. No.	Measures	Capital Cost (In Rs.)	Recurring Cost (In Rs.)
1.	Pollution Control & Dust Suppression	--	3,00,000
2.	Baseline Monitoring i) Air ii) Water iii) Soil iv) Noise	--	50,000 40,000 10,000 10,000
3.	Plantation	10,00,000	2,00,000

4.	Construction and maintenance of haul road	5,00,000	2,00,000
Total		**15,00,000**	**8,10,000**

Budget allotted for the Environmental Management Plan (Incorporating Public Hearing Issues) For (Existing Cluster)

S. No.	Measures	Capital Cost (In Rs.)	Recurring Cost (In Rs.)
1.	To Update the fitness & insurance certificate of transporting vehicles.	--	7,50,000
2.	To provide the details of blasting on display board.	1,50,000	--
3.	TB Patients Monthly	--	1,50,000
4.	To develop football playground	3,00,000	75,000
5.	To clear the dust deposited on the cultivated land	1,50,000	75,000
6.	Development on education & health sector	4,50,000	1,50,000
7.	Solid waste should be disposed off properly	--	90,000
8.	Compensation of cracking of house.	4,50,000	--
9.	Demand to operate ambulance in village	--	3,00,000
10.	The employee engaged should get benefit of E.S.I & E.P.F	--	7,50,000
11.	To create a developmental fund for treating various occupational diseases suffered by villagers.	6,00,000	1,50,000
12.	To install street lights at Chowk areas & village roads.	6,00,000	1,50,000
	TOTAL	**27,00,000**	**26,40,000**

The total Capital Cost of EMP will be Rs 15,00,000 + Rs 27,00,000=Rs 42,00,000 & the total Recurring Cost of EMP will be Rs 8,10,000 +Rs 26,40,000=Rs 34,50,000.

For Entire Cluster
Capital Cost- Rs 70,00,000 + Rs 42,00,000=Rs 1,12,00,000
Recurring Cost- Rs 55,10,000 + Rs 34,50,000=Rs 89,60,000

Total Project Cost & CER Cost (Entire Cluster)

S. No	Mine	Proponent	Area (Ha/ (Acres)	Production (cum/year)	Total Project Cost (Rs)	CER Cost (Rs) (2% of the Project Cost)
1	Balanda Stone Quarry-1	Natwarlal Bansal	4.249 Ha 10.50 Acres	38054	11,41,62,000	22,83,240
2	Balanda Stone Quarry-2	Kameswar Tiwari	4.876 Ha 12.05 Acres	100019.6	30,00,58,800	60,01,176
3	Balanda Stone Quarry-3	Shankarlal Agarwal	4.046 Ha 10.00 Acres	97097.0	29,12,91,000	58,25,820

4	Balanda Stone Quarry-4	NA	NA	NA	NA	NA
5	Balanda Stone Quarry-5	NA	NA	NA	NA	NA
6	Balanda Stone Quarry-6	NA	NA	NA	NA	NA
7	Balanda Stone Quarry-7	Essen Construction	4.046 Ha 10.00 Acres	50049	15,01,47,000	30,02,940
8	Balanda Stone Quarry-8	Punam D Sahu	2.832 Ha 7.00 Acres	60004	18,00,12,000	36,00,240
9	Balanda Stone Quarry-9	No Successful bidder finalized	4.876 Ha 12.05 Acres	50057.8	15,01,73,400	30,03,468
10	Balanda Stone Quarry-10	Prem Kumar Sahu	4.856 Ha 12.00 Acres	12086.2	3,62,58,600	7,25,172
11	Balanda Stone Quarry-11	NA	NA	NA	NA	NA
12	Balanda Stone Quarry-14	Bijay Kumar Agarwal	2.832 Ha 7.00 Acres	15016	4,50,48,000	9,00,960
13	Balanda Stone Quarry-15	Katakata Jagnyanarayan Prusty	2.023 Ha 5.00 Acres	15015	4,50,45,000	9,00,900
14	Balanda Stone Quarry-16	Katakata Jagnyanarayan Prusty	4.046 Ha 10.00 Acres	80070.6	24,02,11,800	48,04,236
TOTAL			**38.68 Ha 95.6 Acres**	**5,17,469.2**	**155,24,07,600**	**3,10,48,152**

Total Project Cost & CER Cost (Proposed Cluster)

S. No	Mine	Proponent	Area (Ha/ (Acres)	Production (cum/year)	Total Project Cost (Rs)	CER Cost (Rs) (2% of the Project Cost)
1	Balanda Stone Quarry-7	Essen Construction	4.046 Ha 10.00 Acres	50049	15,01,47,000	30,02,940
2	Balanda Stone Quarry-9	No Successful bidder finalized	4.876 Ha 12.05 Acres	50057.8	15,01,73,400	30,03,468
3	Balanda Stone Quarry-14	Bijay Kumar Agarwal	2.832 Ha 7.00 Acres	15016	4,50,48,000	9,00,960
4	Balanda Stone Quarry-15	Katakata Jagnyanarayan Prusty	2.023 Ha 5.00 Acres	15015	4,50,45,000	9,00,900
5	Balanda Stone	Katakata Jagnyanarayan	4.046 Ha	80070.6	24,02,11,800	48,04,236

	Quarry-16	Prusty	10.00 Acres			
TOTAL			**17.823 Ha 44.05 Acres**	**2,10,208.4**	**63,06,25,200**	**1,26,12,504**

24. **Environment Consultant**: The Environment consultant **M/s P&M Solution, Noida** along with the proponent made a presentation on the proposal before the Committee.

25. The Committee observed that the Pitamahal dam is within 200 meters away from the Quarry No. 9

Considering the information / documents furnished by the proponent and presentation made by the consultant **M/s P&M Solution, Noida**, the SEAC decided to take decision on the proposal after receipt of the following from the proponent:

i) NOC/Permission copy from Water Resource Department for mining activity as Pitamahal dam is closed to quarry no. 9 of cluster approach.

ii) Safety measures to be taken to protect Pitamahal Dam during mining activity.

iii) Plan for flying rock management.

iv) SOP for blasting to be conducted at the cluster ML area.

v) Layout showing the garland drains for entire cluster.

vi) Slope study report.

vii) Traffic study report to be vetted from institute of repute.

viii) EMP Budget for quarry 01 and 08 to be included.

26. The SEAC in its meeting held on dated **01.07.2024** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
1.	NOC/Permission copy from Water Resource Department for mining activity as Pitamahal dam is closed to quarry no. 9 of cluster approach.	It is clarified that only Stone Quarry-9 (SQ-9) falls within 200 meters from the catchment area of Pitamahal Dam. Presently, SQ-9 has no lessee and is not in operation. In case a bidder is finalized in the future for SQ-9, it will be mandatory for the successful bidder to obtain the No Objection Certificate (NOC)/Permission from the Water Resource Department prior to commencement of mining operations.	The unit has submitted the copy of letter of Mining Officer vide dtd. 05.08.2025 mentioning the SQ-9 of Balanda is a non-operational source, which is closed to Pitmahal Dam, so NOC is not required from

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		A letter from the Mining Officer confirming the above is enclosed as **Annexure-I**.	WR Dept.
2.	Safety measures to be taken to protect Pitamahal Dam during mining activity.	All necessary safety measures, as per the applicable guidelines and regulations, will be strictly implemented to ensure the protection of Pitamahal Dam during mining activities. This includes maintaining a safe distance from the dam, controlled blasting, regular monitoring, and adherence to any additional directives issued by the concerned authorities.	Complied
3.	Plan for flying rock management.	The Flying Rock Management Study is being done by NIT, Rourkela along with Stope Study. A note explaining the details along with work order, proposal letter is enclosed herewith as **Annexure-2** for your reference.	The unit has given work order to NIT, Rourkela for study for flying rock management with slope study.
4.	SOP for blasting to be conducted at the cluster ML area.	The Standard Operating Procedure (SOP) for blasting operations to be conducted within the cluster Mining Lease (ML) area is attached herewith as **Annexure-3**.	Complied
5.	Layout showing the garland drains for entire cluster.	A detailed layout plan showing the garland drains for the entire cluster is attached herewith for your reference. **Annexure-4.**	Complied
6.	Slope study report.	The Slope Study is being done by NIT, Rourkela along with Flying Rock Study. A note explaining the details along with work order, proposal letter is enclosed herewith as **Annexure-2** for your reference.	The unit has given work order to NIT, Rourkela for study for flying rock management with slope study.
7.	Traffic study report to be vetted from institute of repute.	The Traffic Study Report has been duly vetted by NIT Rourkela enclosed. **Annexure-5.**	Complied
8.	EMP Budget for quarry 01 and 08 to be included.	**Stone Quarry No. 1** Budget for Environmental Protection: 5.7 Lakh per annum Budget for EMP Implementation: ₹ 5.55 Lakh per annum	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		Stone Quarry No. 8 Budget for Environmental Protection: 5.8 Lakh per annum Budget for EMP Implementation: ₹ 5.8 Lakh per annum The above-mentioned allocations have been integrated into the overall cluster budget for environmental management of the Balanda stone quarries.	

Considering the information / documents furnished by the proponent and presentation made by the consultant **M/s P&M Solution, Noida on behalf of the proponent, the SEAC approved the EIA/EMP report in cluster approach and recommended the following:**

a) The SEIAA, Odisha may consider to grant Environmental Clearance to individual lease of Balanda Stone Quarries Cluster (7,14,15,16) (for 04 nos. quarry leases except Balanda Stone Quarry No. 9 as it is clarified in ADS that only Stone Quarry-9 (SQ-9) falls within 200 meters from the catchment area of Pitamahal Dam. Presently, SQ-9 has no lessee and is not in operation) in cluster with specific conditions as per **Annexure-A** after receipt of individual applications from the lessee in cluster along with following documents.

   i) Filled in form-I of individual lease

   ii) Prefeasibility report of individual lease

   iii) EMP of individual lease.

   iv) Approved Mining Plan of individual lease

   v) DLC status of the lease area from concerned DFO as certified by the concerned Tahasildar.

   vi) An Undertaking by the lessee not to use wagon drilling blasting to be submitted. Accordingly, specific condition to be stipulated in EC of individual lease.

   vii) No storage and usage of blasting materials/explosives inside the lease area without license/permission/authorization from competent Authority as per Indian Explosives Rules, 1983 shall be ensured by the lessee. An undertaking to this effect shall be submitted by the lessee. Accordingly, specific condition to be stipulated in EC of individual lease.

   viii) An undertaking to obtain NOC from CGWA and permission from WR department, Govt. Of Odisha for use of ground water. Accordingly, specific condition to be stipulated in EC of individual lease.

   ix) The unit shall conduct study on for fly rock management and slope stability study by NIT, Rourkela and implement the recommendation of the study report.

b) Following specific conditions shall be stipulated in Environmental Clearance for individual lease:

i) The lessee shall not carry out blasting using wagon drills to avoid generation of fly rocks, uncontrolled vibration and slope failure.

ii) The lessee may be permitted to carry out blasting using only small dia holes (32mm) up to a depth of 3m using jack hammers till the report from NIT Rourkela is obtained. Once the report from NIT Rourkela is received, the PP shall carry out blasting strictly as per the SOP suggested, and also implement the measures suggested for stability of slopes in the Slope stability report.

iii) No storage and usage of blasting materials/explosives inside the lease area shall be permitted.

iv) The proponent shall obtain NOC from CGWA and permission from WR Department, Govt. Of Odisha for use of ground water.

v) The project proponent shall maintain periodic health check-up records of their employees and ensure use of face mask by workers in crushing and handling sections of the stone quarry for ensuring that working personnel are not affected by silicosis.

vi) The project proponent shall undertake re-grassing of the area or any other area which may have been disturbed due to their mining activities and restore the land to a condition which is fit for fodder, flora, fauna etc. after ceasing mining operation that is at the time of mine closure.

vii) Haulage road shall be developed and maintained perennially and perpetually by the proponent in consultation with the concerned authority of the Govt.

viii) Detail risk and hazard management procedure as per the **Annexure – B** shall be followed by the lessee.

ITEM NO. 04

PROPOSAL FOR ENVIRONMENTAL CLEARANCE OF M/S SWOSTI PREMIUM LIMITED FOR PROPOSED B+G+9 STORIED "GOPALPUR PALM RESORT" (A UNIT OF SWOSTI PREMIUM LTD.) OVER PLOT NO.-182/552/617 & 184/618, KHATA NO.- 102 (AJA), MOUZA- UDAYAPUR, THANA- GOPALPUR NO. 122, TAHASIL- KONISI, DIST- GANJAM OF DR J K MOHANTY - EC.

1. This proposal is for Environmental Clearance of M/s Swosti Premium Limited for Proposed B+G+9 storied "Gopalpur Palm Resort" (a unit of Swosti Premium Ltd.) over plot No.- 182/552/617 & 184/618, Khata No.- 102 (AJA), Mouza- Udayapur, Thana- Gopalpur No. 122, Tahasil- Konisi, Dist- Ganjam of Dr J K Mohanty.
2. **Category**: This project falls under Category "B" or Schedule 8(a) "Building and Construction" as per EIA Notification dated 14th Sept, 2006 and its amendments.
3. **Location and connectivity:** The proposed site is coming under the Plot No. 182/552/617 & 184/618 in Mouza- Udayapur, Gopalpur, Dist- Ganjam, Odisha. The Geographical co-ordinate of the project site is: Latitude- 19°15'7.64"N & Longitude- 84°53'46.88"E. The project site is well

connected to the NH-516 through a connecting road at a distance of 0.9 Km in the North East direction. The nearest railway station is Jagannathpur Railway station at a distance of approx. 9.1 Km in North-North-West direction and Berhampur Railway station at a distance of approx. 11.43 Km in North-West direction. The nearest airport is Biju Patnaik Airport at a distance of approx. 147 Km in south-west direction from project site.

4. The project site is in CRZ II area.
5. The site is coming under Berhampur Development Authority (BEDA).
6. The total plot area is 12140.46 sqm/3.0 Ac./1.214 Ha. with total built-up area 22,230.05 sqm.
7. **The building area details of the project in tabulated form:**

Particular	Proposed
Proposed Project Name	Gopalpur Palm Resort
Plot Area	**Net Plot Area- 12140.46 sqm**
Ground Coverage	4,648.58 sqm (38.29%)
Open Area	947.45 sqm
Total Built up Area	**22,230.05 sqm**
Total FAR Area	16,512.87 sqm
FAR	1.36
Maximum Height	39.90 m
Road Area	1,821.07sqm
Basement Parking	3079.68 sqm
Open Parking	2173.86 sqm (17%)
Total Parking Area	**5,253.54 sqm**
Green Belt Area	2,549.5 sqm (21 %)
Maximum No. of Floor	B+G+9
Power/Electricity Requirement & Sources	1330 KVA Source: TPSODL
No. of DG sets	2x750 KVA
Solar Energy	43.5KW (5.4%)
Water requirement & Sources	87.0 KLD (Source: Ground Water)
Waste Water Generation	96.0 KLD
Sewage Treatment & Disposal	STP Capacity- 120 KLD
Total Rain Water Harvesting Pit	10 Nos.
Solid Waste Generation	287.0 kg/day
Estimated Population- Residential, Floating/visitors	Residential- 248 Nos. Floating- 250 Nos.
Project Cost	95 Crores

8. **Water requirement**: Fresh make up of 87.0 m3/day will be required for the project which will be sourced from Ground Water..

Water requirement operation phase

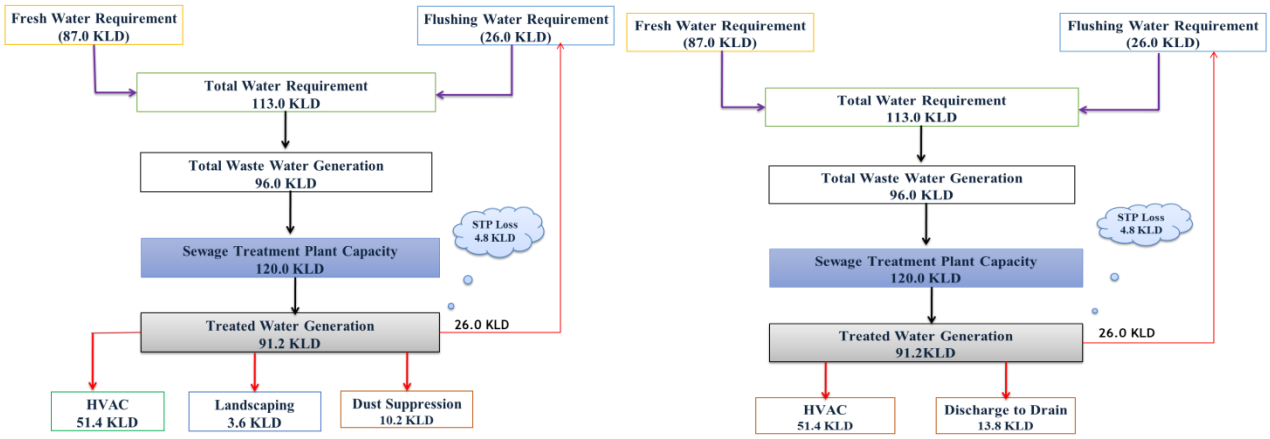
Sl. No.	Description	Total Population	Per Capita Consumption (ltr/day)		Water Requirement (KLD)		
					Domestic	Flushing	Total
1.	Guest Room	248 Nos.	Fresh (135)	Flushing (45)	33.5	11.2	44.7
2.	Staff	250 Nos.	Fresh (25)	Flushing (20)	6.3	5.0	11.3
3.	Visitors	100 Nos.	Fresh (5)	Flushing (10)	0.5	1.0	1.5
4.	Banquet	500 Nos.	Fresh (5)	Flushing (10)	2.5	5.0	7.5
5.	Kitchen	--	--	--	22.0	--	22.0
6.	Laundry	--	--	--	16.0	--	16.0
7.	Health Club and Spa	--	--	--	6.2	3.1	9.3
Total					**87.0**	**25.3≈26**	**112.3≈113**

9. **Waste Water Management:** Total waste water generated from the residential building is 96.0 KLD which will be treated in STP of Capacity 120.0 KLD. The treated effluent will be reused for flushing & horticulture. Surplus treated effluent from STP will be discharged to external sewer.

Waste Water Calculation

Details	Water (KLD)
Water requirement for domestic purpose	**87.0**
Wastewater generated from domestic use (@ 80% of domestic water requirement)	70.0
Water requirement for Flushing Purpose	26.0
Wastewater generated from Flushing (@ 100% of flushing requirement)	26.0
Total Wastewater generated	70.0+26.0 = 96.0 KLD
Sewage Treatment Plant Capacity	**120**
STP Loss (5% of wastewater generation)	4.8
Recycled water form STP	**91.2**
Flushing	26.0 KLD
Dust Suppression	10.2 KLD
Landscaping	3.6 KLD
HVAC (Cooling Tower)	**51.4 KLD**
Fresh Water requirement for HVAC	17.0 KLD
Treated Water requirement for HVAC	34.4 KLD

WATER BALANCE DURING NON-MONSOON PERIOD **WATER BALANCE DURING NON-MONSOON PERIOD**



10. **Rain Water Harvesting**: Total 254.28 cum Rain Water is harvested through 12 nos. of recharge pits.

11. **Power Requirement**: Total Power requirement of the proposed building is 1330.0 KVA, Source is TPSODL, 2 nos. of DG sets of total capacity of 1500 KVA (2x750 KVA) is provided & DG stack height calculated to 45.37m. Total 43.5 KW Solar Power Generation which is 5.4% of total power required in project (30nos. Solar Street lighting will contribute 2.1KW and 30nos. of PV panel for Solar lighting in common area will contribute 41.4KW).

12. **Parking Requirement:** Parking Area Required for Residential (25 % of FAR Area) - 4128.21 sqm. Parking Area Proposed – 5253.54sqm/197ECS (Basement Parking- 3079.68sqm/110ECS+ Open Parking- 2173.86sqm/87ECS).

13. **Fire Fighting Installation:** Fire Fighting will be provided as per NBC Norms.

14. **Solid Waste Management:** Solid waste generated and its management. Solid Waste generated from the residential Complex will be segregated at source. Organic waste converter is proposed for biowaste.5 R concept of waste management shall be explored.The provisions of Hazardous Waste management and Handling Rules 2016 & Solid Waste Management 2016 will be followed.

Solid waste Generation

S. No.	Category	Counts (heads)	Waste generated (kg/day)
1.	Residents	248 @ 0.45 kg/day	111.5
2.	Floating Population	250 @ 0.15 kg/day	37.5
3.	Visitors	100 @ 0.15 kg/day	15.0
4.	Banquet	500 @ 0.15 kg/day	75.0
5.	STP Sludge	--	48.0
Total Solid Waste Generated			**287.0 kg/day**

15. **Greenbelt**: Greenbelt is developed over an area of 2549.5 sqm which is 21% of the total plot area. Total 200 nos. of plants to be planted and 3 tier plantations.

16. **Project cost**: The estimated project cost is 95.0 Crores and cost for EMP is 95.0 Lakhs.

Estimated cost for Environmental Management

COMPONENT	CAPITAL COST (INR LAKH)	RECURRING COST (INR LAKH/YR)
Air Pollution Control	16	1.6
Waste Water Management	20	2
Water Treatment Plant	15	1.5
Solid Waste Management	14	1.4
Environmental Monitoring	14	1.4
Green Area/ Landscape Area Development	16	1.6
Total	**95**	**9.5**

17. **Environment Consultant**: The Environment consultant **M/s Centre for Envotech & Management Consultancy Pvt. Ltd. Bhubaneswar** along with the proponent made a presentation on the proposal before the Committee.

18. **The Committee observed the following:**

i) The location of the resort is coming within CRZ-II area.

ii) The proponent has not applied for CRZ Clearance.

iii) EC to be recommended after receiving recommendations of CRZ Authority.

Considering the information furnished and the presentation made by the consultant, **M s Centre for Envotech & Management Consultancy Pvt. Ltd. Bhubaneswar** along with the project proponent, the SEAC recommended the following:

A. The proponent may be asked to submit the following for further processing of EC application:

i) Copy of CRZ Application as same has not been applied yet.

ii) Copy of recommendations of CRZ Authority.

iii) Land documents along with Kisam of land converted to Gharabari.

iv) The values for greenbelt are submitted different in different documents. Submit the correct one.

v) Layout of drainage and its connectivity to public drain.

vi) In non-monsoon period zero liquid discharge is proposed. The PP shall explore the possibility to maintain ZLD in non-monsoon period by increasing greenbelt.

vii) Traffic study report vetted by institute of repute.

viii) Note on management of waste water from HVAC. Submit revised water balance.

ix) All statutory clearances obtained.

x) Copy of Form I and no violation/violation proforma as applicable.

xi) The PP shall provide sufficient parking area (for 4-wheeler and 2-wheeler) to the residents of hotel including staffs. Accordingly, revised parking layout to be submitted.

B. The proposed site shall be visited by Sub-Committee of SEAC to verify the followings

i) Environmental settings of the project site.

ii) Verify if the site is a flood prone area.

iii) Construction activity if any started at the site and extent of construction activity.

iv) Road connectivity to the project site.

v) The drainage network at the site along with plan to discharge excess sewage water and storm water to the nearest public drain.

vi) Discharge point for discharge of treated water and distance of the discharge point from the project site.

vii) Any other issues including local issues.

19. The SEAC in its meeting held on dated **03.07.2025** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
1.	Copy of CRZ Application as same has not been applied yet.	CRZ application has been submitted to Odisha Coastal Management Authority (OCZMA) vide Proposal No. IA/OR/CRZ/544321/2025, dated 23.07.2025.	Complied
2.	Copy of recommendations of CRZ Authority.	CRZ application has been submitted to Odisha Coastal Management Authority (OCZMA) vide Proposal No. IA/OR/CRZ/544321/2025, dated 23.07.2025. The CRZ proposal is under process. The acknowledgement copy of the same is attached as **Annexure-1**.	The PP has applied for CRZ, which is under process.
3.	Land documents along with Kisam of land converted to Gharabari.	Land conversion letter has been obtained from IDCO vide letter No. IDCO/LAE/8746/2023/21749, dated 23.07.2025. Land conversion letter is attached as **Annexure-2**.	In the letter of IDCO issued on dtd. 23.07.2025 that the proposed land is for development industrial, infrastructure and project development

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
			purpose and dose not required conversion of land into Gharabari (Residential use)
4.	The values for greenbelt are submitted different in different documents. Submit the correct one.	Total 2549.5 sqm area is earmarked for Greenbelt development which is 21% of total Plot area.	Complied
5.	Layout of drainage and its connectivity to public drain.	Drainage layout is attached as **Annexure-3**.	In the submitted layout map connectivity to public drain is not shown.
6.	In non-monsoon period zero liquid discharge is proposed. The PP shall explore the possibility to maintain ZLD in non-monsoon period by increasing greenbelt.	During non-monsoon period Zero Liquid Discharge (ZLD) will be followed. Total 92.1 KLD treated water will be recycled within the project for flushing (26.0 KLD), landscaping (3.6 KLD), dust suppression (10.2 KLD) and 51.4 KLD will be used in HVAC. Revised water balance is attached as **Annexure-4**.	Complied
7.	Traffic study report vetted by institute of repute.	Traffic Study Report has been vetted by Indian Institute of Technology (IIT) Bhubaneswar. Vetted Traffic report attached as **Annexure-5**.	Complied
8.	Note on management of waste water from HVAC. Submit revised water balance.	There is no treatment system considered as soft water shall be used in cooling towers and environment friendly CFC/HCFC free refrigerant shall be used in chillers. Revised water balance is already attached in **Annexure-4**.	Complied
9.	All statutory clearances obtained.	Fire Safety Recommendation has been obtained from Odisha Fire & Emergency Service vide Recommendation No. RECOMM1408260062025003166, dated 24.06.2025. Fire Recommendation letter is attached as **Annexure-6**.	Complied The unit has furnished fire safety recommendation and NOC from CGWA.

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		Ground Water Clearance has been obtained from Central Ground Water Authority (CGWA) vide NOC No. NOC/INF/OD/2025/10753/N, dated 22.08.2025. Ground Water NOC is attached as **Annexure-7**.	
10.	Copy of Form I and no violation/violation proforma as applicable.	Copy of Form-1 is attached as **Annexure-8**. No violation Proforma is attached as **Annexure-9**.	Complied
11.	The PP shall provide sufficient parking area (for 4-wheeler and 2-wheeler) to the residents of hotel including staffs. Accordingly, revised parking layout to be submitted.	Parking Layout attached as **Annexure-10**.	Complied

20. The proposed site was visited by the sub-committee of SEAC on 21.07.2025. Following are the observations of the sub-committee:

    a) There is no construction in site and road is available in 3 sides of the land.
    b) PP informed that the land is allotted by IDCO, and there will be ZLD from the project.
    c) PP was asked to submit the part of agreement where, facilities like- drain, electricity, water etc. are agreed by IDCO.
    d) As the drain available is at a distance and at different level, drain map till fall out with levels of starting and end point along with water level of plot may be provided by the PP.
    e) There are no trees available in middle of the land which needs to be cut.

After detailed discussion the SEAC decided to take decision on the proposal after receipt of following clarification/information from the project proponent.

i) As the drain available is at a distance and at different level, drain map till fall out with levels of starting and end point along with water level of plot may be provided by the PP. Layout map clearly showing the drainage and its connectivity to public drain.
ii) The part of agreement where facilities like drain, electricity, water are agreed by IDCO.
iii) The PP shall submit copy of recommendations of CRZ Authority.

ITEM NO. 05

PROPOSAL FOR ENVIRONMENTAL CLEARANCE OF M/S UTKAL SUBHALABHA LLP FOR PROPOSED MIXED USE PROJECT TOTAL SITE AREA IS 14,993.56 M2 (3.70 ACRE) AND PROPOSED BUILT-UP AREA IS 1,03,554.87 M2 AT MOUZA- RAGHUNATHPUR, P.S.- NANDANKANAN, TEHSIL- BHUBANESWAR, DISTRICT: KHURDA OF SRI SHARAD BAID- EC.

1. This proposal is for Environmental Clearance of M/s Utkal Subhalabha LLP for proposed Mixed use Project Total site area is 14,993.56m^2 (3.70 acre) and proposed built-up area is 1,03,554.87m^2 at Mouza- Raghunathpur, P.s.- Nandankanan, Tehsil- Bhubaneswar, District: Khurda of Sri Sharad Baid.

2. **Category**: This project falls under Category “B” or Schedule 8(a) “Building and Construction” as per EIA Notification dated 14th Sept, 2006 and its amendments.

3. **Location and connectivity:** The project site is located at Plot No.687/4246, 687/4292 & Others, Khata no- 729/4248, 729/4319 & Others of Mouza- Raghunathpur, P.S.- Nandankanan, Tehsil- Bhubaneswar, District- Khurda, Odisha. The Site is connected through Nandankanan Road. Nearest Highway is NH-16 which is 5.8 km in E direction, NH-55 is at approx. 11 km towards NE direction from the project site. The nearest Railway Station is Bhubaneswar New Junction is about 1.2 km (SE) away from the project site. Biju Patnaik International Airport is at 13.5 km (S) from project site.

4. The site is coming under Bhubaneswar Development Authority.

5. The plot area is 14,993.56 m^2 (3.70 Acre) with total built-up area 1,03,554.87 m^2.

6. **The building area details of the project in tabulated form:**

S. No.	Particulars	Total Area (m^2)
1.	Total Plot Area	14,993.56
2.	Future Road affected area	2,249.08
3.	Net plot area (1-2)	12,744.48
4.	Permissible Ground Coverage (@40% of net plot area)	5,097.792
5.	Proposed Ground Coverage (@33% of net plot area)	4,234.63
6.	Permissible F.A.R (@7 of net plot area)	89,211.36
7.	Total Proposed FAR area (@5.88 of net plot area)	74,974.43
8.	Non-FAR Area	28,580.44
9.	**Total Built Up Area (7 + 8)**	**1,03,554.87**
10.	Green Area (43.94% of net plot area)	5,600
11.	Maximum Height of the building (m)	146.75

7. **Water requirement**: During operation phase, the source of water will be ground water. The total water requirement for the project will be approx. 375 KLD out of which domestic water demand is 358 KLD. The freshwater requirement will be 233 KLD. It is expected that the project will generate approx. 311 KLD of wastewater. The wastewater will be treated in on-site STP of 350 KLD capacity. The treated effluent will be reused for flushing & horticulture. Surplus treated effluent from STP will be discharged to external sewer.

S. No.	Description	Occupancy	Rate of water demand (LPCD)		Total Water Requirement (KLD)		
A.	Domestic Water		Fresh	Flushing	Fresh	Flushing	Total
	Residents	2485	90	45	223.65	111.82	335.47
	Staff (total)	198	25	20	4.95	3.96	8.91
	Visitors (total)	916	5	10	4.58	9.16	13.74

	Total	3,599		233 KLD	125 KLD	358 KLD
Total Domestic Water = 358 KLD						
B.	Horticulture	5,600 m^2	3l/sqm	17 KLD		
Grand Total (A + B) = 375 KLD						

8. **Waste Water Management:** It is expected that the project will generate approx. 311 KLD of wastewater. The wastewater will be treated in on-site STP of 350 KLD capacity. The treated effluent will be reused for flushing & horticulture. Surplus treated effluent from STP will be discharged to external sewer.

Domestic Water Requirement	**358 KLD**
Fresh	233 KLD
Flushing	125 KLD
Wastewater [@80% fresh + 100% flushing]	186 + 125 = **311 KLD**
STP Capacity	**350 KLD**

9. **Rain Water Harvesting**: Rain water harvesting system will be designed as per CGWA guidelines. 12 Rain water pits will be provided considering peak hourly rainfall has been considered as 160 mm/hr. Capacity of RWH pits = 42.39 m^3.

10. **Power Requirement**: The power supply will be through TP Central Odisha Distribution Limited (TPCODL). The total maximum demand is estimated as 3600 KW. 10% i.e., 360 KW energy will be saving from total energy load (5% i.e., 180 KW through solar and 5% i.e., 180 KW through LED and other conservation measures). Solar energy will be utilized for street lighting, solar blinkers and signage to reduce electricity consumption. There is provision of total 2750 kVA capacity of DG sets of 5*500 kVA + 1*250 kVA each capacity for power back up. The DG set will be equipped with acoustic enclosure to minimize noise generation and adequate stack height for proper dispersion as per CPCB norms.

11. **Parking Requirement:**

Parking area required	**19,634.59 m^2**
Parking area proposed	**21,393.23 m^2**

12. **Fire Fighting Installation:** Firefighting measures will be adopted as per the guidelines of NBC. External yard hydrants shall be installed around all buildings in the complex in galvanized steel fire house cabinet (weather proof). All external yard hydrants shall be at one meter height from finished ground level as per NBC at a distance of 60 m along the road. External fire hydrants shall be located such that no portion of any building is more than 45 m from a hydrant and the external hydrants are not vulnerable to mechanical or vehicular damage.

13. **Solid Waste Management:** During the operation phase, approx. 1,472 kg per day (@ 0.5 kg per capita per day for residents, @ 0.15 kg per capita per day for the visitor, 0.25 kg per capita per day for the staff members and landscape waste @ 0. 2 kg/acre/day) of solid waste will be generated.

S. No.	**Description**	**Occupancy**	**Norms (kg/capita/day)**	**Waste Generated (kg/day)**

1.	**Domestic Solid Waste**			
	Residents	2485	0.5	1242.5
	Staff (total)	198	0.25	49.5
	Visitors (total)	916	0.15	137.4
2.	Horticultural Waste (1.38 acre)		@ 0.2 kg/acre/day	0.276
3.	STP Sludge		Waste water x 0 .35 x B.O.D difference/1000	42.45
Total Solid Waste = 1,472 kg/day				

14. **Greenbelt**: Green Belt will be developed over an area of 5,600m^2 i.e. 43.94% of the net plot area. Evergreen, deciduous, tall and ornamental trees have been proposed to be planted inside the premises.

15. **Project cost**: The estimated Project cost is 351 Crores (Land and Development Cost)

Capital environmental management plan budget

COMPONENT	CAPITAL COST (INR LAKH)	RECURRING COST (INR LAKH/YR)
Sewage Treatment Plant	60	15
Rain Water Harvesting System	35	8.75
Solid Waste Management	15	3.75
Environmental Monitoring	0	9
Green Area/ Landscape Area	10	2.5
Others (Energy saving devices, miscellaneous)	10	2.5
Total	**130**	**41.5**

16. **Environment Consultant**: The Environment consultant **M/s Grass Roots Research & Creation India (P) Ltd., Noida** along with the proponent made a presentation on the proposal before the Committee.

Considering the information / documents furnished by the proponent and presentation made by the consultant **M/s Grass Roots Research & Creation India (P) Ltd., Noida,** and the SEAC recommended the following:

A. The proponent may be asked to submit the following for further processing of EC application:

i) Conceptual plan of the commercial and residential area road connectivity and drainage.

ii) Existing structures to be demolished following due procedure. A detailed proposal to be submitted in this regard.

iii) Traffic study to be done w.r.t. the Nandankanan road running beside the proposed plot area.

iv) EMP budget to be revised and incorporated in the form.

v) Obtain ESZ certificate from DFO, Chandaka-Damapada & DFO, Nandankanan.

vi) Dust suppression measures to be carried out while excavation and transportation of soil.

vii) Fate of the excavated soils where to be used.

viii) Explore possibility of separate entry and exit for commercial and residential areas.

ix) Greenbelt 40% to be retained in future also even after expansion.

B. The proposed site shall be visited by Sub-Committee of SEAC to verify the followings

i) Environmental settings of the project site.

ii) Verify if the site is a flood prone area.

iii) Construction activity if any started at the site and extent of construction activity.

iv) Road connectivity to the project site.

v) The drainage network at the site along with plan to discharge excess sewage water and storm water to the nearest public drain.

vi) Discharge point for discharge of treated water and distance of the discharge point from the project site.

vii) Any other issues including local issues.

17. The SEAC in its meeting held on dated **03.07.2025** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
1.	Conceptual plan of the commercial and residential area road connectivity and drainage.	Conceptual plan of the commercial and residential area road connectivity and drainage is attached as **Annexure-I**.	Complied
2.	Existing structures to be demolished following due procedure. A detailed proposal to be submitted in this regard.	The site has an existing structure with BUA ~ 808 sqm which was in use for public functions. This structure will be temporarily used as Site office during Construction phase and later on demolished as per Construction and Demolition (C&D) Waste Rules, 2016. Demolition debris will be disposed through a local vendor as per norms.	It is evident that the PP has complied to demolish the temporary structure (used as site office) following standard procedure.
3.	Traffic study to be done w.r.t. the Nandankanan road running beside the proposed plot area.	Traffic study has been carried out for Nandankanan road. Copy of the report is attached as **Annexure-II.**	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
4.	EMP budget to be revised and incorporated in the form.	Revised EMP budget is attached as **Annexure-III.**	Complied
5.	Obtain ESZ certificate from DFO, Chandaka-Damapada & DFO, Nandankanan.	DFO NOC w.r.t. Nandankanan is attached as **Annexure-IV.** Undertaking w.r.t. Chandaka Dampara WLS is attached as **Annexure-V.**	Not complied The unit has not furnished NOC from DFO, Chandaka-Dampada and Nandankanan
6.	Dust suppression measures to be carried out while excavation and transportation of soil.	Mitigation measures for dust control during Construction phase: • Regular water sprinkling using tankers or sprinkler systems on excavation areas to prevent dust emissions. • Minimize open excavation areas by executing excavation work in phases. • All trucks transporting soil/debris will be covered with tarpaulin sheets to prevent spillage and dust release. • Wheel washing facility at site exits to remove soil from tyres before trucks exit the premises. • Soil to be stockpiled in designated, covered areas with enclosures and periodic sprinkling.	Complied
7.	Fate of the excavated soils where to be used.	The excavated soil from the current site will be reused in our other ongoing projects located at Pahal, Bhubaneswar. These sites are situated in low-lying areas that require 2 substantial filling to achieve the desired formation levels. Utilizing the excavated soil in these locations will not only address the filling requirements but also contribute to sustainable construction practices by minimizing the need for external	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		soil procurement and reducing overall project costs.	
8.	Explore possibility of separate entry and exit for commercial and residential areas.	Site plan showing separate entry & exit for commercial and residential area is attached as **Annexure-VI.**	Complied
9.	Greenbelt 40% to be retained in future also even after expansion.	We have proposed 43.94% of the net plot area i.e., 5,600 m^2	Complied

18. The proposed site was visited by the sub-committee of SEAC on 23.07.2025. Following are the observations of the sub-committee:

a) The site is connected to Nandan Kanan road having drain adjacent to the road.
b) There is no new construction, only there exists a small building near entry which the PP said to be used as site office and then demolished.
c) The layout was discussed about road connectivity, parking, entry and exit to both residential and commercial buildings, which was satisfactory.
d) There is enough green belt existing, which will be retained by the PP. There are few Palm trees inside the land, which the PP needs to transplant if required to move.
e) In view of above, PP needs to give an undertaking to demolish the existing site office before implementing project. PP to provide parking for both residential and commercial as per norm.
f) PP to get NOC/Permission from the authority for discharge of excess treated water and storm water.
g) All other points discussed during presentation to be complied.

Considering the information furnished and the presentation made by the consultant, **M/s Grass Roots Research & Creation India (P) Ltd., Noida** along with the project proponent, the SEAC recommended for grant of Environmental Clearance to the project valid for 10 years with stipulated conditions as per **Annexure –C** in addition to the following specific conditions**.**

i) There are few palm trees inside the land, the PP shall transplant these palm trees if required to move from that location.

ii) Temporary structure shall be demolished as per Construction and Demolition (C&D) Waste Rules, 2016.

iii) The proponent shall obtain Permission from the Chief Engineer, Drainage / Concerned appropriate Authority for discharge of excess treated sewage water along with storm water to the nearest nallah/public drain. Provision of necessary infrastructure for facilitating above-mentioned discharges shall be provided in own cost.

iv) The Proponent before implementation of the project shall convert the land to Gharabari and shall take the ownership of the land if not already taken.

v) Proper landscaping to be developed to prevent artificial flooding.

vi) Internal drainage plan with RWH/Re-charge Pits to be taken up based on requirement and with approval of the authority.

vii) The proponent shall use solar energy at least to the tune of 5% of total power requirement as proposed.

viii) The proponent shall obtain permission from concerned Fire Safety Authority.

ix) The proponent shall implement the Pollution Control Measures and safeguards as proposed in the Environment Management Plan (EMP) of project report.

x) The project proponent shall maximise utilisation of treated water in flushing, plantations and ground washings etc. as per need to reduce water discharge to drain. This shall be verified in future compliance report.

xi) The PP will not commence construction unless the drain layout is finalized and permission given for the same by the authority to discharge excess treated water & storm water.

xii) Before starting the construction project physical properties as well as engineering properties of the soil along with its bearing capacity should be undertaken and the report should be submitted.

xiii) All compliances submitted/ committed by PP(s) shall be strictly adhered to them in addition to all the conditions/ specific conditions of EC.

However, SEIAA may grant EC to the proposal after receipt of following document from the project proponent.

i) ESZ certificate from DFO, Chandaka-Damapada & DFO, Nandankanan.

ITEM NO. 06

PROPOSAL OF ENVIRONMENTAL CLEARANCE OF M/S DHIRAJ SKY ESTATE LLP FOR RESIDENTIAL PROJECT COMPRISING FIVE TOWERS (BASEMENT + STILT + 12 FLOORS) AND ONE G+3 STORIED SOCIETY HOUSE OVER PLOT NO. 564 & OTHERS, KHATA NO. 133/1138 & OTHERS, WITH A TOTAL PLOT AREA OF 14,941.48 SQM AND A BUILT-UP AREA OF 75,705.41 SQM AT MOUZA – UTTARESWAR, TEHSIL – BERHAMPUR, DISTRICT – GANJAM OF SRI DHIRAJ KUMAR CHOUDHURY - EC

1. This proposal is for obtaining Environmental Clearance of M/s Dhiraj Sky Estate LLP for Residential Project Comprising Five Towers (Basement + Stilt + 12 Floors) and One G+3 Storied Society House over Plot No. 564 & Others, Khata No. 133/1138 & Others, with a Total Plot Area of 14,941.48 Sqm and a Built-up Area of 75,705.41 Sqm at Mouza – Uttareswar, Tehsil – Berhampur, District – Ganjam of Sri Dhiraj Kumar Choudhury.
2. **Category**: This project falls under Category “B” or - 8(a): Building & Construction Projects as per EIA Notification dated 14th Sept, 2006 and its amendments.
3. **Location and Connectivity**: The proposed site is coming under the Plot no - 567/2479, 564, 582, 565, ,573, 577 ,570 ,546 ,578 ,547 ,579, 580, 566, 571, 583, 559/1962 (P), 563, 545, 562, 569, 575, 584 of khata no - 133/1138, 133/11, 133/21, 15, 133/22, 133/115, 133/116, 133/12, 133/20, 133/776, 133/1353, 133/52 at Mouza - Uttareswar, Tehsil- Berhampur, Dist. – Ganjam, Odisha

bearing Topo sheet No. E45A15 bounded by geo coordinates 19°17'18.76"N & 84°47'19.81"E to 19°17'25.30"N & 84°47'25.96"E . Project site lies in south side of the Berhampur city. The proposed land use is consistent with the surroundings.The nearest airport is Rangeilunda Airport, Berhampur – 9.1 km – E and Biju Pattanaik International Airport – 151 km towards NE direction. Jagannathpur Railway Station is 9.25 km away from the project site towards NE direction. Berhampur railway station is 0.9 km away from the project site towards NE direction. Golanthra railway station is 9.3 km away from the project site towards SW direction. The nearest village is Gosani Nuagam which is 0.5 km in the North direction. Other villages are Nilakanthanagar – 1 KM – N, Haladipada- 1.70 KM – SSW, Lanjipalli – 2 KM – NE and Kamapalli- 2.3 KM – NE from the project site. The nearby area is mostly vacant land and crop land and will be used for residential purposes. So, the existing land use pattern of the area will not significantly change due to the proposed construction project. The area is located in Survey of India Topo sheet No. E45A15. The project site is at a distance of 0.7 Km-S from AH-45 (NH-16A), 2.65 km- NE from NH – 59, 6.10 Km-NE from NH-516 and 2.80 km-NW from SH-22. The project site is well connected with highways, so there will be no problem for transportation to the project site.

4. The site is coming under Berhampur Municipal Corporation (BeMC)

5. **LULC OF PROJECT SITE**

LULC OF PROJECT SITE	AREA IN SQM	%
Ground Coverage	5335.66	35.90
Internal Road and Paved Area	4440.87	29.9
Greenbelt	3035.36	20.4
Open parking with Greenbelt	106.17	0.7
Electrical Substation Area	115.97	0.8
Other Open Area	1825.54	12.3
TOTAL	14859.57	100

6. The total plot area is 14,941.48 Sqm/ 3.693 Ac. /1.494 ha. (as per Document) and 14,859.57 Sqm / 3.672 Ac /1.48 Ha (as per Possession) with total built-up area 75,705.41 sqm.

7. **The Building Area Details of the Project in tabulated form**: Proposed Net Plot Area is 14,859.57 Sqm, Grand Total Built up area = 75705.41Sqm; Total F.A.R. built-up area is 53998.31 Sqm and F.A.R. is 3.63

Net Plot Area - 14859.57 Sqm.			
Floor	**Proposed Built-up Area**	**Less in FAR Area**	**FAR Built-up Area**
Basement Floor	11104.74	11104.74	-
Stilt Floor	4752.60	4752.60	-
1st Floor	4752.60	404.19	4348.41
2ndFloor	4752.60	404.19	4348.41
3rd Floor	4752.60	404.19	4348.41
4th Floor	4752.60	404.19	4348.41
5th Floor	4752.60	404.19	4348.41
6th Floor	4752.60	404.19	4348.41

7th Floor	4752.60	404.19	4348.41
8th Floor	4752.60	404.19	4348.41
9th Floor	4752.60	404.19	4348.41
10th Floor	4752.60	404.19	4348.41
11th Floor	4752.60	404.19	4348.41
12th Floor	4752.60	260.51	4492.09
Terrace	710.77	710.77	-
Total	**73599.31**	**21274.71**	**52324.6**
Total Units – 492			

8. **Water Requirement**: Total Fresh Water requirement is 261 m3/day. Total Flushing Water requirement is 136 m3/day. Total Water requirement is 397 m3/day (fresh water + flushing water). Wastewater generate is 357 m3/day. Treated water recovered is 285 m3/day. Reuses of treated water 175 m3/day in dry seasons. And rest 110 KLD will be discharged to nearest drain. During monsoon season 130 KLD water discharge required in nearest drain. The daily freshwater requirement will be approximately 261 KLD which will be met through Municipality Supply/ CGWA. 380 KLD of STP is proposed for the project

Table : Water requirement

S.No.	Particular	Quantity (KLD)
i)	Total Water Requirement	397 KLD
ii)	Fresh Water Requirement	261 KLD
iii)	Waste Water Generation	357 KLD
iv)	Treated Water recovered	285 KLD
	Utilization of STP Treated waste water	
v)	Flushing Water Requirement	136 KLD
vi)	Gardening	28 KLD
vii)	General Wash	11 KLD

9. **Power Requirement**: The electricity requirement for the proposed project is 1500 KVA. Source of Power is TPSODL. Power backup of 5 x 85 i.e., 425 KVA (Certified for Retrofit Emission Control Devices (RECDs) applicable to Diesel Genset Engines (Up to 800 kW) is proposed for the project. The Solar Power Demand For the proposed project unit will be 5% of total demand. Solar power proposed is 75 KVA.

Power Requirement	1500 KVA (Maximur Demand Load)
Power backup	425 KVA (5 x 85 KVA)
Renewable energy	75 KVA (5%)

10. **Rainwater Harvesting**: Total 15 no of 36 cubic m. each capacity of rainwater harvesting structures are being proposed for artificial rainwater recharge within the project premises.

11. **Parking Requirement**: Total Parking Required is 13750.63 Sqm. Parking provided at Basement is 9777.46 Sqm. Parking Provided at Stilt is 4059.71 Sqm. Open Parking Area with Greenbelt is 106.17 Sqm. Total Provided Parking is 13943.34 Sqm. E-vehicle Charging Station proposed is 2nos. 10% Visitor Parking Provided at Stilt Floor which is 1382.67 Sqm.

ITEM	REQUIRED/ PERMISSIBLE	ACHIEVED
Total Parking Area	13750.63 SQM	13943.34 SQM
Visitor Parking	1375.06 Sqm	1382.67 Sqm

12. **Firefighting Installations**: Fire Fighting will be provided as per NBC Norms.
13. **Green Belt Development**: Total green area measures 3035.36 m2 i.e. (20.4 % of the plot area). No. of trees required is 185 Nos and proposed is 189 Nos.
14. **Solid Waste Management**: During operational phase, the solid waste generated from project will be mainly domestic in nature and the quantity of the waste will be 1383 kg/day. Solid wastes generated will be segregated into biodegradable 830 kg/Day (waste vegetables and foods etc.) and non-biodegradable or recyclable 553 kg/day (papers, cartons, thermo-col, plastics, glass etc.) Components will be collected in separate bins. The biodegradable organic wastes will be treated inside the premises by OWC (Organic Waste Converter) of capacity to treat 850kg/day. Recyclable and non-recyclable wastes will be disposed through Govt. approved agency.
15. **Project Cost**: The estimated project cost is 165 Cr. During operation phase, Capital Environmental Management Plan Budget is 257 Lakh and Annual Recurring Environmental Management Plan Budget is 8.35 Lakh.
16. **Environment Consultant**: The Environment consultant **M/s Visiontek Consultancy Services Pvt. Ltd., Bhubaneswar** along with the proponent made a presentation on the proposal before the Committee.

Considering the information furnished and the presentation made by the consultant, **M/s Visiontek Consultancy Services Pvt. Ltd., Bhubaneswar** along with the project proponent, the SEAC recommended the following;

A. The proponent may be asked to submit the following for further processing of EC application:

i) Layout showing the fire corridor and greenbelt area in the proposed project site.

ii) Traffic study report vetted by institute of repute.

iii) Structural stability certificate of the proposed project in a composite manner.

B. The proposed site shall be visited by Sub-Committee of SEAC to verify the followings

i) Environmental settings of the project site.

ii) Verify if the site is a flood prone area.

iii) Construction activity if any started at the site and extent of construction activity.

iv) Road connectivity to the project site.

v) The drainage network at the site along with plan to discharge excess sewage water and storm water to the nearest public drain.

vi) Discharge point for discharge of treated water and distance of the discharge point from the project site.

vii) Any other issues including local issues.

17. The SEAC in its meeting held on dated **11.08.2025** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
1.	Layout showing the fire corridor and greenbelt area in the proposed project site.	1. As per the Fire Safety Recommendation issued by Odisha Fire & Emergency Service (Recommendation No. RECOMM140826001202400 1958 dated 26.03.2024), the project has been designed with minimum 6.0 meters wide fire corridors/driveways around all proposed towers (A, B, C, D, E) and the Clubhouse. These fire corridors are kept unbuilt, hard-surfaced, and capable of bearing fire tender load up to 45 tonnes, ensuring compliance with Rule 30 & Rule 33 of Odisha Development Authorities (Planning & Building Standards) Rules, 2020. 2. In addition to fire access corridors, adequate setback spaces have been demarcated in the approved layout plan, which also accommodate the greenbelt plantation area. A greenbelt buffer has been proposed along the periphery of the project site and in open	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		spaces, covering the mandatory setback zones. Plantation with native tree species will enhance environmental quality, reduce dust/noise levels, and act as a natural barrier, while maintaining clear access for fire and emergency services. 3. The layout plan (enclosed) clearly earmarks: Fire corridors of minimum 6 m width around the buildings. Greenbelt zones along the boundary and setback areas as per statutory requirements. Layout plan showing fire corridors is attached as **Annexure-1** and fire recommendation is attached **Annexure-1(a)**	
2.	Traffic study report vetted by institute of repute.	1. A comprehensive Traffic Impact Assessment (TIA) / Traffic Study Report has been prepared for the proposed residential apartment project (B+S+12 Storied Towers with a Clubhouse) at Mouza-Uttareswar, Berhampur, Odisha 2. To ensure accuracy, technical reliability, and compliance with the Indian Roads Congress (IRC) guidelines and other relevant traffic engineering standards, the report has been vetted by the reputed Institute, Department of Civil Engineering, 3. The vetting work confirms that the methodologies adopted for traffic volume counts, trip generation, peak-hour analysis, parking provision, and	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		mitigation measures have been carried out as per prescribed norms. 4. This independent vetting ensures that the project's impact on the surrounding traffic network has been scientifically assessed and necessary remedial measures have been integrated into the design and planning stage. 5. A copy of the vetted Traffic Study Report, duly signed and certified is attached as **Annexure-2**.	
3.	Structural stability certificate of the proposed project in a composite manner.	1. The structural design and drawings of the proposed residential apartment project (comprising five B+S+12 storied buildings along with a Clubhouse at Gosaninuagaon, Berhampur, Odisha) have been vetted and certified for structural stability by the National Institute of Technology (NIT), Rourkela, Department of Civil Engineering. 2. As per the enclosed Proforma Invoice (Ref. No.: NITR/CE/2025/L/NIL, dated 06.08.2025), issued by Dr. Bibekananda Mandal (Assistant Professor, Dept. of Civil Engineering, NIT Rourkela), the vetting of the design and drawings has been formally undertaken by a competent authority of national repute. 3. This independent vetting by NIT Rourkela, a premier technical institute under Govt. of India, ensures the structural safety, stability, and compliance with applicable IS codes and	Not submitted certificate of structural stability from NIT ,Rourkela

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		standards in a composite manner for the entire proposed project. 4. The structural stability certificate will be submitted along with the vetted design and drawings, duly signed and stamped by the authorized faculty expert of NIT Rourkela, as required by SEAC. We trust the above submission satisfies the requirement of SEAC regarding the structural stability of the proposed project. Enclosure: Proforma Invoice from NIT Rourkela (for vetting of structural design & drawings) is attached as a **Annexure-3.**	

18. The proposed site was visited by the sub-committee of SEAC on 05.09.2025. Following are the observations of the sub-committee:

    a) The land is clean and there is no construction activity found in the land. There is a frontage road exits and the land does not appear to be flood prone.
    b) The land is connected by a drain at side of the road.
    c) Layout plan was discussed and explained by the PP. The land has private land at its back for whom the PP is allowing passage connectivity.
    d) PP to take necessary permission for discharge of storm water and excess treated water to the drain, from the appropriate authority (if not already taken), before implementation.
    e) Fire corridor, parking, RWH, STP placement in layout was explained
    f) DG stack to be as per CPCB norm and PP to take all require statutory conditions before implementation of the project.

Considering the information furnished and the presentation made by the consultant, **M/s Grass Roots Research & Creation India (P) Ltd., Noida** along with the project proponent, the SEAC recommended for grant of Environmental Clearance to the project valid for 10 years with stipulated conditions as per **Annexure –D** in addition to the following specific conditions**.**

i) The proponent shall obtain Permission from the Chief Engineer, Drainage / Concerned appropriate Authority for discharge of excess treated sewage water along with storm water to the nearest nallah/public drain. Provision of necessary infrastructure for facilitating above-mentioned discharges shall be provided in own cost.

ii) The Proponent before implementation of the project shall convert the land to Gharabari and shall take the ownership of the land if not already taken.

iii) Proper landscaping to be developed to prevent artificial flooding.

iv) Internal drainage plan with RWH/Re-charge Pits to be taken up based on requirement and with approval of the authority.

v) The proponent shall use solar energy at least to the tune of 5% of total power requirement as proposed.

vi) The proponent shall obtain permission from concerned Fire Safety Authority.

vii) The proponent shall implement the Pollution Control Measures and safeguards as proposed in the Environment Management Plan (EMP) of project report.

viii) The project proponent shall maximise utilisation of treated water in flushing, plantations and ground washings etc. as per need to reduce water discharge to drain. This shall be verified in future compliance report.

ix) The PP will not commence construction unless the drain layout is finalized and permission given for the same by the authority to discharge excess treated water & storm water.

x) Before starting the construction project physical properties as well as engineering properties of the soil along with its bearing capacity should be undertaken and the report should be submitted.

xi) All compliances submitted/ committed by PP(s) shall be strictly adhered to them in addition to all the conditions/ specific conditions of EC.

However, SEIAA may grant EC to the proposal after receipt of following document from the project proponent.

i) Structural stability certificate vetted by NIT, Rourkela.

ITEM NO. 07

PROPOSAL OF ENVIRONMENTAL CLEARANCE OF M/S ITC HOTELS LIMITED FOR EXPANSION OF WELCOME HOTEL BHUBANESWAR WITH TOTAL BUILT-UP AREA OF 28546.24 SQM (EXISTING & PROPOSED PROJECT), LOCATED AT MOUZA-DUMDUMA, BHUBANESWAR, DIST-KHURDA OF SRI SAMIR GHOSE - EC

1. This proposal is for Environmental Clearance of M/s ITC Hotels Limited for Expansion of Welcome Hotel Bhubaneswar with total built-up area of 28546.24 sqm (existing & proposed) located at Mouza-Dumduma, Bhubaneswar, Dist-Khurda of Sri Samir Ghose.
2. **Category:** This is a Category – B project which falls under schedule 8(a): Building & Construction Projects as per the EIA Notification 2006 and amendments thereafter.
3. **Project details**: M/s ITC Hotels Limited has proposed expansion of Welcome Hotel Bhubaneswar. Welcome hotel Bhubaneswar is operated with 108 nos. of Rooms. The existing built up area of the hotel is 15,326.20 sqm. Now, the company proposes to expand the built up

area from **15,326.20 sqm to 28,546.24 sqm**. So, total built up area of the project after expansion is **28,546.24 sqm** which is coming under purview of Environment Clearance.

4. **Existing statutory clearances**:
    a. Existing Building approval from BDA vide letter No. 2609/BDA, Bhubaneswar, dated 20.01.2021.
    b. Ground Water Clearance from CGWA.
    c. Consent to Establish (CTE) from SPCB, Odisha vide letter No. 17249/Ind-II-NOC-5942, dated 31.10.2015.
5. **Location and Connectivity**: The proposed site is located at Plot No. 442(p), 443(p), 1120(p), 1121(p), Khata No. 519 at Mouza- Dumduma, Bhubaneswar, Dist-Khurda, Odisha. Kissam of Land is Gharabari. The Geographical co-ordinate of the project site is: Latitude- 20°14'46.43"N & Longitude- 85°46'59.98"E. The nearest railway station is Bhubaneswar Railway station at a distance of approx. 6.5 Km in North-East direction. The nearest airport is Biju Patnaik Airport at a distance of approx. 2.8 Km in East direction from project site. The site is easily accessible from National Highway-16.
6. The site is coming under which Development Authority– Bhubaneswar Development Authority (BDA)
7. The total plot area is 25425.00 sq.mt./6.28 Ac./2.54 Ha. with total built-up area 28546.24 sq.mt.
8. The Building Area Details of the Project in tabulated form

Particular	**Existing**	**Proposed**	**Total**
Project Name	**Expansion of Welcom Hotel Bhubaneswar**		
Plot Area	25425.00 sqm (6.28 Acre)	--	25425.00 sqm (6.28 Acre)
Ground Coverage	4657.50 sqm	3686.95 sqm	8344.45 sqm
FAR Area	11341.50 sqm	10173.04 sqm	21514.54 sqm
Floor Area Ratio	0.47	0.42	0.89
Total Built up Area	**15326.20 sqm**	**13220.04 sqm**	**28546.24 sqm**
Maximum Height	26.66 m	36.32 m	--
Basement Parking	3335.30 sqm	1434.70 sqm	4770.00 sqm
Podium Parking	2261.70 sqm	1869.00 sqm	4130.70 sqm
Total Parking Area	**5597.00 sqm**	**3303.70 sqm**	**8900.70 sqm**
Green Belt Area	5600.00 sqm (22.0 %)	--	5600.00 sqm (22.0 %)
Power/Electricity Requirement & Sources	600 KVA Source: TPCODL	800 KVA Source: TPCODL	1400 KVA Source: TPCODL
No. of DG sets	2x625 KVA	2x625 KVA	4x625 KVA
No. of Room	108 nos.	112 nos.	220 nos.
Water requirement	95.0 KLD	116.0 KLD	211.0 KLD
STP Capacity for Grey Water	90 KLD	40 KLD	130 KLD
STP Capacity for Black Water	45 KLD	45 KLD	90 KLD

Estimated Population- Residential, Commercial, Floating/visitors	Hotel- 216 nos. Staff- 162 nos. Visitor- 100 nos.	Hotel- 264 nos. Staff- 198 nos. Visitor- 100 nos.	Hotel- 480 nos. Staff- 360 nos. Visitor- 200 nos.

9. **Water Requirement and waste water management**: Fresh make up of 211.0 m^3/day will be required for the project which will be sourced from Ground Water Supply. Total waste water generated from the hotel building is 190.0 KLD which is treated in STP of Capacity 220 KLD (STP for Black Water- 90 KLD and STP for Grey Water- 130 KLD). Rain Water harvested 2 Nos. of Infiltration Wells of 30 cum. each are already existing and 1 no. of additional rainwater storage tank of 170 cum will be proposed.

    a. Sewage Treatment Plant for Black Water: Existing- 45 KLD; Proposed- 45 KLD

    b. Sewage Treatment Plant for Grey Water:: Existing- 90 KLD; Proposed- 40 KLD

Table: Water requirement

Sl. No.	Description	Total Population	Per Capita Consumption (ltr/day)		Water Requirement (KLD)		
					Domestic	Flushing	Total
1.	Guest Room	480 Nos.	Fresh (135)	Flushing (45)	64.8	21.6	86.4
2.	Staff	360 Nos.	Fresh (25)	Flushing (20)	9.0	7.2	16.2
3.	Visitors	200 Nos.	Fresh (5)	Flushing (10)	1.0	2.0	3.0
4.	Banquet	1000 Nos.	Fresh (5)	Flushing (10)	5.0	10.0	15.0
5.	Kitchen	--	--	--	42.0	--	42.0
6.	Laundry	--	--	--	30.0	--	30.0
7.	Health Club and Spa	--	--	--	12.0	6.0	18.0
Total					**163.8≈164**	**46.8≈47**	**210.6≈211**

Table: Waste Water Management

Details	Water (KLD)
Water requirement for domestic purpose	164.0
Wastewater generated from domestic use (@ 90 % of domestic water requirement)	148.0
Water requirement for Flushing Purpose	47.0
Wastewater generated from Flushing (@ 90 % of flushing requirement)	42.0
Total Wastewater generated	148.0+42.0 = 190.0 KLD
Sewage Treatment Plant for Black Water	Existing- 45 KLD Proposed- 45 KLD

Details	Water (KLD)
Sewage Treatment Plant for Grey Water	Existing- 90 KLD Proposed- 40 KLD
Total Sewage Treatment Plant Capacity	220.0 KLD
Recycled water form STP	190.0 KLD
Reuse of STP Treated Water	
Flushing	47.0 KLD
Landscaping	50.0 KLD
HVAC (Cooling Tower)	140.0 KLD
Fresh Water requirement for HVAC	47.0 KLD
Treated Water requirement for HVAC	93.0 KLD

10. **Power Requirement**: The existing power requirement of the hotel is 600 KVA & proposed power requirement of the hotel is 800 KVA. So,total power requirement of the existing & proposed hotel is 1400 KVA, Source is TPCODL, 4 x 625 KVA DG Sets is provided. Total 60.12 KW Solar Power Generation which is 5.4% of total power required in project. 30 Nos. of Solar Street Light poles of 2.16 KW capacities is directly connected with Solar Panel. 57.96 KW Solar energy generated from 28 nos. of PV Panels is distributed to Grid with proper agreement.

Power Requirement	**Existing- 600 KVA** **Proposed- 800 KVA** **Total- 1400 KVA**
Source	**TPCODL**
DG Set Capacity	Existing- 2x625 KVA Proposed- 2x625 KVA **Total- 4x625 KVA**

11. **Rain Water Harvesting**: 2 Nos. of Infiltration Wells of 30 cum. each are already existing and 1 no. of additional rainwater storage tank of 170 cum will be proposed.

12. **Parking Requirement**: Total parking area provided is 8900.7 Sq.mt. and total 315 nos. of ECS and location of parking area is Basement & Podium.

Parking Area Provided			
Basement Parking	--	--	4770.00 sqm
Podium Parking	--	--	4130.70 sqm
Total Parking	**--**	**--**	**8900.70 sqm**
Equivalent Car Space Provided			
	Area (sqm)	**Area/ECS**	
Basement Parking	4770.0	32	150 ECS
Podium Parking	4130.7	25	165 ECS
Total Parking Provided			**315 ECS**

13. **Firefighting Installations**: Fire Fighting will be provided as per NBC Norms.

14. **Green Belt Development**: Greenbelt is developed over an area of 5600.00 sqm which is 22.0% of the total plot area. Total 310 nos. of plants to be planted and 3 tier plantations.

15. **Solid Waste Management**: Solid waste generated and its management.

Solid waste Generation

S. No.	Category	Counts (heads)	Waste generated (kg/day)
1.	Commercial	840 @ 0.45 kg/day	378.0
2.	Floating/visitors	200 @ 0.15 kg/day	30.0
3.	STP Sludge		47.5
Total Solid Waste Generated			**455.5 kg/day**

16. **Project cost**: The estimated project cost is 119.14 Crores and cost for EMP is 1.55 Crores.

17. **Environment Consultant**: The Environment consultant **M/s Centre for Envotech & Management Consultancy Pvt. Ltd., Bhubaneswar** along with the proponent made a presentation on the proposal before the Committee.

Considering the information furnished and the presentation made by the consultant, **M/s Centre for Envotech & Management Consultancy Pvt. Ltd., Bhubaneswar** along with the project proponent, the SEAC recommended the following:

A. The proponent may be asked to submit the following for further processing of EC application:

i) Comparative statement of environmental parameters of existing and proposed activities in tabular form.

ii) Revised permission for all statutory clearances to be obtained.

iii) Note on treatment of cooling tower blow down water and its management.

iv) NOC/Permission from concerned authority for discharge of additional load of storm and treated water to nearest public drain.

v) Certified compliance report to previous CTE and CTO conditions.

B. The proposed site shall be visited by Sub-Committee of SEAC to verify the followings

i) Environmental settings of the project site.

ii) Verify if the site is a flood prone area.

iii) Construction activity if any started at the site and extent of construction activity.

iv) Road connectivity to the project site.

18. The SEAC in its meeting held on dated **07.03.2025** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
1.	Comparative statement of environmental parameters of existing and proposed activities in tabular form.	Comparative statement of environmental parameters of existing and proposed activities is attached as **Annexure-1**.	Complied
2.	Revised permission for all statutory clearances to be obtained.	Fire Safety Recommendation has been obtained from Odisha Fire & Emergency Service vide Recommendation No. RECOMM1204130072025002895, dated 08.03.2025. Fire Recommendation letter is attached in **Annexure-2**. Height Clearance has been obtained from Airport Authority of India (AAI) vide NOC ID. BHUB/EAST/B/031225/1632919, dated 16.05.2025. Height Clearance NOC is attached as **Annexure-3**.	Complied
3.	Note on treatment of cooling tower blow down water and its management.	There is no treatment system considered as soft water shall be used in cooling towers and environment friendly CFC/HCFC free refrigerant shall be used in chillers.	Complied
4.	NOC/Permission from concerned authority for discharge of additional load of storm and treated water to nearest public drain.	Total 190.0 KLD treated water will be recycled within the hotel for Flushing 47.0 KLD, HVAC 93.0 KLD & Landscaping 50.0 KLD. So, no treated waste water will be discharged to drain. NOC for Water supply & Sewerage Connection has been obtained from Public Health Division, Bhubaneswar vide letter No. 2830, dated 29.03.2025. PHD NoC is attached as **Annexure-4**.	The unit has stated that they will completely recycled the treated wastewater & no treated wastewater will be discharged to outside.
5.	Certified compliance report to previous CTE and CTO conditions.	Certified compliance report of Consent to Operate (CTO) conditions has been obtained from State Pollution Control Board, Odisha vide letter No. 16303/Ind-I-Con-6764, dated 03.09.2025.	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		Certified compliance report is attached as **Annexure-5**.	
6.	Traffic Study Report has been vetted by Indian Institute of Technology (IIT) Bhubaneswar on 26.08.2025. Traffic study report is attached in **Annexure-6**.		Complied

19. The proposed site was visited by the sub-committee of SEAC on 17.05.2025. Following are the observations of the sub-committee:

    a) This is expansion of existing Hotel in the empty land adjacent to it.
    b) There is no construction carried out in the proposed expansion.
    c) Green belt, solar facility, RWH, Fire corridor etc are available for the existing building.
    d) Comparison table showing built up areas, solar energy, Excess treated water, traffic study, Fire NOC, Source of water etc to be submitted for the existing and proposed expansion, if not submitted already.
    e) Permission for discharge of excess treated water to be submitted.
    f) All other points asked during presentation to be complied.

Considering the information furnished and the presentation made by the consultant, **M/s Centre for Envotech & Management Consultancy Pvt. Ltd., Bhubaneswar** along with the project proponent, the SEAC recommended for grant of Environmental Clearance to the project valid for 10 years with stipulated conditions as per **Annexure – E** in addition to the following specific conditions**.**

i) **The proponent shall obtain Permission from the Concerned Authority for discharge of storm water to the nearest public drain. Provision of necessary infrastructure for facilitating above-mentioned discharges shall be provided in own cost.**

ii) **The unit shall treat the effluent generated from the hotel in ETP / STP and treated effluent shall be completely reused in flushing, HVAC & landscaping and maintain ZLD as per the compliance submitted by PP. In no case the unit shall discharge any effluent to outside.**

iii) **Soft water shall be used in cooling towers and environment friendly CFC/HCFC free refrigerant shall be used in chillers.**

iv) Proper landscaping to be developed to prevent artificial flooding.

v) Internal drainage plan with RWH/Re-charge Pits to be taken up based on requirement and with approval of the authority.

vi) The proponent shall use solar energy at least to the tune of 5.4% of total power requirement as proposed.

vii) The proponent shall obtain permission from concerned Fire Safety Authority.

viii) The proponent shall implement the Pollution Control Measures and safeguards as proposed in the Environment Management Plan (EMP) of project report.

ix) All compliances submitted/ committed by PP(s) shall be strictly adhered to them in addition to all the conditions/ specific conditions of EC.

ITEM NO. 08

PROPOSAL FOR AMENDMENT IN ENVIRONMENTAL CLEARANCE OF M/S MAYFAIR HOTELS & RESORT LIMITED FOR PROPOSED LB+UB+G+5 STORIED (BLOCK-A) AND B+G+4 STORIED (BLOCK-B) HOTEL AND CONVENTION CENTRE "MAYFAIR SANCTUARY" OVER AN BUILTUP AREA- 107540.34 SQM LOCATED AT CHANDRASEKHARPUR, BHUBANESWAR, DIST – KHORDHA OF SRI BIJU JOHN – MOD EC

1. This proposal is for Amendment in Environmental Clearance of M/s Mayfair Hotels & Resort Limited for Proposed LB+UB+G+5 Storied (Block-A) and B+G+4 Storied (Block-B) Hotel and Convention Centre "Mayfair Sanctuary" over an Builtup Area- 107540.34 sqm located at Chandrasekharpur, Bhubaneswar, Dist – Khordha of Sri Biju John.
2. **Category**: This project falls under Category "B" or Schedule 8(a) "Building and Construction" as per EIA Notification dated 14th Sept, 2006 and its amendments.
3. **M/s Mayfair Hotels & Resorts Limited** was obtained an Environment Clearance from SEIAA, Odisha vide file No. 4052526/103-INFRA2/11-2022, dated 15.05.2023 for Proposed LB+UB+G+5 Storied (Block-A) and B+G+4 Storied (Block-B) Hotel and Convention Centre "MAYFAIR Sanctuary".
4. **Reason for Amendment in EC** - Present Proposal is for Addition & alternation of G+7 storied (Block-A) and B+G+4 storied (Block-B) "MAYFAIR Sanctuary" Convention Center.
5. The existing built-up area of the Hotel is 99204.65 sqm and proposed expansion built up area becomes 107540.34sqm.
6. **Location and Connectivity** – The Hotel & Convention Centre project site is located at Plot No. 3(P), 4(P) in Khata No. 619 (GAD), Mouza- Chandrasekharpur, Bhubaneswar, Dist- Khurda, Odisha. The Geographical co-ordinate of the project site is: Latitude- 20°19'59.63''N & Longitude- 85°47'53.81" E. The project site is well connected with Nandankanan Road and the National Highway-16 is located at the distance of 5.0 km. The nearest railway station is Bhubaneswar Railway Station at a distance of 8.9 km. The nearest Airport Biju Patnaik International Airport is at Bhubaneswar, which is approximately 9.7 km from the site. The project is located within the Eco-Sensitive Zone (ESZ) or Eco-Sensitive Area (ESA) notified by the MoEF&CC. As per finally notified vide S.O. 2906(E) dated 09.09.2016 of Govt. of India, MoEF&CC published vide letter no 2207 dated 09.09.2016, the site is not coming within the Eco sensitive zone of Chandaka-Dampara Wildlife sanctuary.
7. The site is coming under Bhubaneswar Development Authority
8. The total plot area is 48562.28 sqm/12.0 Ac./4.85 Ha. with total built-up area 107540.34 sqm.
9. **List Of Statutory clearances obtained –**
   a) Existing Environmental Clearance was obtained from SEIAA, Odisha vide file No. 4052526/103-INFRA2/11-2022, dated 15.05.2023.
   b) Fire Recommendation obtained from OFES Vide Recommendation No-

RECOMM1204130022023001143 dtd. 25.09.2024.

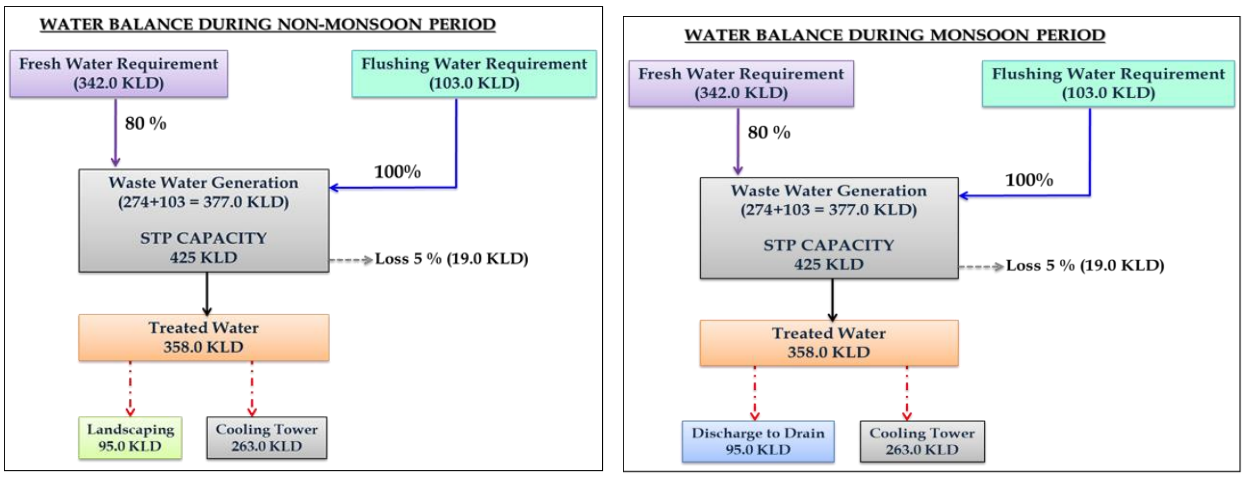
c) CTE of Existing Building Vide Letter No- 3289, dtd. 29.03.2023 & Valid up to 03.03.2028.

10. The Building Area Details of the Project in tabulated form:

Particular	**Existing Area as per EC dated 15.05.2023**	**Proposed Area as per Amendment**
Plot Area	48562.28 sqm	--
Ground Coverage	19197.65 sqm (39.53%)	19271.78 sqm (39.68%)
Total Built up Area	99204.65 sqm	107540.34 sqm
Total FAR Area	71081.65 sqm	94312.20 sqm
FAR	1.92	1.94
Maximum Height	35.33 mtr (Block-A) 21.9 mtr (Block-B)	35.33 mtr (Block-A) 21.9 mtr (Block-B)
Road & Paved Area	18711.05 sqm	18711.05 sqm
Parking Area	31820.00 sqm	31820.00 sqm
Green Belt Area	9712.46 sqm (20%)	9712.46 sqm (20.00%)
Power/Electricity Requirement & Sources	2500 KVA Source: TPCODL	2500 KVA Source: TPCODL
DG sets	2000 KVA	3x1250 KVA
Fresh Water requirement & Sources	350.0 KLD Source- WATCO Supply	449.0 KLD Source- WATCO Supply
Sewage Treatment & Disposal	300 KLD	425 KLD
No. of Hotel Room	250 Nos.	405 Nos.
Estimated Population	Hotel- 700 Nos. Floating- 70 Nos.	Hotel- 810 Nos. Floating- 2174 Nos.
Project Cost	385 Crores	500 Crores

11. **Water Requirement**: Fresh make up of 449.0 KLD will be required for the hotel which will be sourced from WATCO/PHED. Total waste water generated from the Hotel building is 377.0 KLD which is treated in STP of Capacity 425.0 KLD. Discharge of treated water of 95KLD only in Monsoon period to the nearest public drain.

WATER BALANCE



12. **Power Requirement**: Total Power requirement of the proposed building is 2500 KVA, Source is TPCODL, 3 nos. of DG sets of 1250 KVA (3x1250 KVA) is provided. Total 500 KW Solar Power Generation which is 22.2% of total power required in project.

    Distribution of Solar Energy:

    40 Nos. of Solar Street Light poles of 2.88 KW capacities is directly connected with Solar Panel.

    500 KW Solar energy generated from 240 nos. of PV Panels is distributed to Grid with proper agreement.

13. **Rain Water Harvesting**: Total 1205 cum Rain Water is harvested through 64 nos. of recharge pits.

14. **Parking Requirement**: Total Parking Area Required - 25534.06 sqm and Total parking area provided is 31820.00 Sq.mt. / 1144 nos. of ECS and location of parking area is Basement, Open, First Floor & Second Floor.

15. **Firefighting Installations**: Fire Fighting will be provided as per NBC Norms.

16. **Green Belt Development**: Greenbelt is developed over an area of 9712.46 sqm which is 20.0% of the total plot area. Total 200 nos. of plants to be planted and 3 tier plantations.

17. **Solid Waste Management**: Solid waste generated and its management.

S. No.	Category	Counts (heads)	Waste generated (kg/day)
1.	Hotel Population	810 @ 0.45 kg/day	364.5
2.	Specialty Restaurant	181 @ 0.15 kg/day	27.2
3.	Restaurant & Bar	460 @ 0.15 kg/day	69.0
4.	Meeting Rooms and Office & Banquet Area	194 @ 0.15 kg/day	29.1
5.	SPA/Fitness	208 @ 0.15 kg/day	31.2
6.	Retail Shop	102 @ 0.15 kg/day	15.3
7.	Restaurant Area (For Multiplex Building)	799 @ 0.15 kg/day	119.9
8.	Multiplex	100 @ 0.15 kg/day	15.0
9.	Office	130 @ 0.15 kg/day	19.5
10.	STP Sludge	--	94.5

	Total	**785.2**

18. **Project cost and EMP Budget** - The estimated project cost is 500.0 Crores and cost for EMP is 95.0 Lakhs.

19. **Environment Consultant**: The Environment consultant **M/s Centre for Envotech & Management Consultancy Pvt. Ltd. Bhubaneswar** along with the proponent made a presentation on the proposal before the Committee.

Considering the information furnished and the presentation made by the consultant, **M/s Centre for Envotech & Management Consultancy Pvt. Ltd. Bhubaneswar** along with the project proponent, the SEAC recommended the following;

C. The proponent may be asked to submit the following for further processing of EC application:

i) Revisit the calculation for environment components w.r.t total population. Submit a comparative table showing the change in environment components in present proposed expansion w.r.t previous EC. Furnish the detailed backup calculation for the basis of change.

ii) NOC for discharge of additional treated water to nearest drain shall be obtained from concerned authority.

D. The proposed site shall be visited by Sub-Committee of SEAC to verify the followings

v) Extent of construction activity as per EC granted earlier and verify any violation.

vi) Road connectivity to the project site.

vii) The drainage network at the site along with plan to discharge excess sewage water and storm water to the nearest public drain.

viii) Discharge point for discharge of treated water and distance of the discharge point from the project site.

ix) Any other issues including local issues.

20. The SEAC in its meeting held on dated **11.08.2025** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
1.	Revisit the calculation for environment components w.r.t total population. Submit a comparative table showing the change in environment components in present proposed expansion w.r.t previous EC. Furnish the	Comparative statement of environmental parameters of existing and amendment proposal is attached as **Annexure-1**.	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
	detailed backup calculation for the basis of change.		
2.	NOC for discharge of additional treated water to nearest drain shall be obtained from concerned authority.	The External Infrastructure Development Plan has been submitted to Bhubaneswar Municipal Corporation for development of External Infrastructure. Receiving copy regarding EIDP approval is attached as **Annexure-2**. We have also deposit Rs. 1,98,29,768 towards External Infrastructure Development Plan (EIDP) to BMC on 27.04.2023. Receiving copy regarding fee deposit is attached as **Annexure-3**.	Submitted copy of EIDP vetting.

20. The proposed site was visited by the sub-committee of SEAC on 29.08.2025. Following are the observations of the sub-committee:

I. The site is located at the side of a wide double road being newly constructed. EC was earlier obtained by PP based on which the construction work has been progressed.
II. There were many trees (green belt) developed at two sides of the land. Other sides are being planted.
III. The current proposal is for Mod-EC in which PP explained with layout the following:
    a) In Block A they want a minor modification by adding about 179 sq mt, which is yet to be constructed.
    b) Block B is proposed to be totally modified by adding about 5000 sq mt. Block B is yet to be constructed.
    c) PP wants to add another corporate building along with Block A with about 1900 sqmt. The construction of corporate block is also yet to be started.
IV. PP was asked to submit the layout of the above blocks showing the proposed construction in colour for better understanding with structural stability certificates which have been submitted and attached with the report.
V. All other statutory conditions to be complied based on modifications proposed, before implementation.

Considering the information furnished and the presentation made by the consultant, **M/s Centre for Envotech & Management Consultancy Pvt. Ltd. Bhubaneswar** along with the project proponent, the SEAC recommended for grant of Environmental Clearance to the project valid for 10 years with stipulated conditions as per **Annexure – F** in addition to the following specific conditions**.**

i) The proponent shall obtain Permission from the Chief Engineer, Drainage for discharge of excess treated sewage water along with storm water to the nearest public drain / natural

nallah. Provision of necessary infrastructure for facilitating above-mentioned discharges shall be provided in own cost.

ii) Proper landscaping to be developed to prevent artificial flooding.

iii) Internal drainage plan with RWH/Re-charge Pits to be taken up based on requirement and with approval of the authority.

iv) The proponent shall use solar energy at least to the tune of 22.2% of total power requirement as proposed.

v) The proponent shall obtain permission from concerned Fire Safety Authority.

vi) Trees located within the project area if any shall be transplanted to alongside the boundary green development area.

vii) The proponent shall implement the Pollution Control Measures and safeguards as proposed in the Environment Management Plan (EMP) of project report.

viii) The project proponent shall maximise utilisation of treated water in flushing, landscaping and cooling tower etc. as per need to reduce water discharge to drain. This shall be verified in future compliance report.

ix) The PP will not commence construction unless the drain lay out is finalized and permission given for the same by the authority to discharge excess treated water & storm water.

x) All compliances submitted/ committed by PP(s) shall be strictly adhered to them in addition to all the conditions/ specific conditions of EC.

ITEM NO. 09

PROPOSAL FOR ENVIRONMENTAL CLEARANCE FOR PADAMPUR SAND BED-II, PADAMPUR SAND BED-III AND SARANDAPOSH SAND BED (UNDER CLUSTER APPROACH) OVER AN TOTAL AREA OF 13.758 HA. AT VILLAGE- PADAMPUR AND SARANDAPOSH, TAHASIL- KUANRMUNDA (PANPOSH), DISTRICT- SUNDARGARH OF SRI MOHAN KUMAR AGARWAL AND SRI BUDHUNI XALXO – EC (UNDER CLUSTER APPROACH)

1. This proposal is for obtaining Environmental Clearance for Padampur Sand Bed-II, Padampur Sand Bed-III and Sarandaposh Sand Bed (Under Cluster Approach) over a Total area of 13.758 Ha. At Village - Padampur and Sarandaposh, Tahasil - Kuanrmunda (Panposh), District - Sundargarh of Sri Mohan Kumar Agarwal and Sri Budhuni Xalxo.
2. **Category:** As per EIA Notification 2006 and subsequent amendments, the proposed project falls under Category B in Schedule item 1(a)-Mining of Minerals.
3. **Details of Mining lease:**

S. No.	Name of Quarry	Successful Bidder	Vide letter No. and Date
1	Padampur Sand Bed – II	Sri Mohan Kumar Agarwal, Address - At - Basanti Colony, Rourkela, District - Sundargarh, Odisha	Letter No. 166/Touzi, Dated: 02.02.2021
2	Padampur Sand Bed – III	Sri Mohan Kumar Agarwal, Address - At - Basanti Colony,	Letter No. 165/Touzi,

		Rourkela, District - Sundargarh, Odisha	Dated: 02.02.2021
3	Sarandaposh Sand Bed	Budhuni Xalxo, Address - At - Village - Kuarmunda, P.S. - Birmitrapur, District - Sundargarh, Odisha	Letter No. 164/Touzi, Dated: 02.02.2021

4. Mining Plan details:

S. No.	Name of Quarry	Vide letter No. and Date
1	Padampur Sand Bed – II	Letter No. XIV-27/2020-2561/Mines, Dated: 29.10.2020
2	Padampur Sand Bed – III	Letter No. XIV-30/2020-2551/Mines, Dated: 29.10.2020
3	Sarandaposh Sand Bed	Letter No. XIV-28/2020-2527/Mines, Dated: 21.10.2020

5. Mining lease is an identified sairat source in the DSR Report; Page no. 3, S. No. 99 (Padampur Sand Bed – II); Page no. 3, S. No. 100 (Padampur Sand Bed – III); Page no. 3, S. No. 101 (Sarandaposh Sand Bed). The propose project comes under cluster approach.

S. No.	Name of Quarry	Lease area (Ha.)	Khata No. and Plot No.	Status of Mine
1	Padampur Sand Bed – II	4.856	Khata No.- 138 Plot No. – 374/813/P	Tor Granted & Applied for EC
2	Padampur Sand Bed – III	4.856	Khata No.- 138 Plot No. – 374/813/P	Tor Granted & Applied for EC
3	Sarandaposh Sand Bed	4.046	Khata No.- 84 Plot No. – 471/P	Tor Granted & Applied for EC
Total		13.758		

6. **TOR details**: Terms of Reference (TOR) was issued by SEIAA.

S. No.	Name of Quarry	TOR Details
1	Padampur Sand Bed – II	4071/SEIAA, Dated 22.02.2022
2	Padampur Sand Bed – III	4073/SEIAA, Dated 22.02.2022
3	Sarandaposh Sand Bed	4079/SEIAA, Dated 22.02.2022

7. **Public hearing details**: Public hearing was successfully executed on date 20.08.2022 at 11.00 AM at Panchayat Office of Padampur Gram Panchayat under Panposh (at-Kuarmunda) Tahasil in the District of Sundargarh. Issues raised during public hearing are Air pollution control and control of pollution during mining, Control of dust Pollution in the locality due to mining & transportation, Plantation to curb pollution and trees in both Sides of road of villages of Sarandaposh & Padampur, employment of local people in the mines on priority basis and

employment to local educated youth as per their qualifications, engagement of local people and local trucks in transporting of sand minerals, peripheral development, road development, bathing ghar for Padampur villagers, 25% of Revenue collected from sand mining by government shall be provided to Padampur Gram Panchayat Office for local village development and plantation.

8. **Location and connectivity**: The lease area is located in Village – Padampur & Sarandaposh, Tahasil – Kuarmunda, District - Sundargarh , State - Odisha on Khata no.- 138 & 84, Plot no. – 374/813/P & 471/P of Sankha river covered in the Survey of India Topo Sheet No – F45G15.The Nearest distance of approach road is approx. 940 m (for Padampur Sand Bed – II), 190 m (for Padampur Sand Bed – III) and 660 m (for Sarandaposh Sand Bed) which further connects to NH 143. Nearest National Highway is NH- 143 at a distance of 2.94 KM in E. Nearest State Highway is SH- 10 at a distance of 2.42 KM in S. The Nearest Airport is Biju Patnaik International Airport, at 255.30 Km in SSE. Nearest river is Sankha River on which the sand project is going to be done. Nearest reserve forest is Kamra Pahar Reserve Forest at a distance of 2.0 Km in NE. Nearest road bridge over Sankh river is at a distance of 0.73 Km from lease area.Nearest river embankment is near road bridge over Sankha river at a distance of 3.07 Km from lease area. Nearest Electric Transmission line pole is 1.41 Km from the lease area.

9. **Total reserves:**

S No.	Name of the Quarry	Volume of sand (m^3)-Geological reserves
1	Padampur Sand Bed - II	23260
2	Padampur Sand Bed – III	24282
3	Sarandaposh Sand Bed	19696
Total		**67238**

S No.	Name of the Quarry	Volume of sand (m^3)-Mineable reserves
1	Padampur Sand Bed - II	19740
2	Padampur Sand Bed – III	19461
3	Sarandaposh Sand Bed	15828
Total		**55029**

S. No.	Name of Quarry	Vol. of Sand in (m^3/annum)-Total production
1.	Padampur Sand Bed – II	12002
2.	Padampur Sand Bed – III	12027
3.	Sarandaposh Sand Bed	10003
Total		**34032**

10. **Replenishment study details**: The Replenishment Study has been done for the pre-monsoon on 21.05.2022 & for the post-monsoon on 25.11.2022 by Field survey in presence of Competent

Authority by Surveyors and geologists of M/s ECO Green Solution. Survey conducted with Total Station survey instrument and two numbers of GPS (GARMIN eTrex 10) hand held GPS. For Padampur Sand Bed-II, the volume of sand deposited after post-monsoon is 8477.28 m^3 while Approved Annual Production Capacity is 12002 m^3/annum. For Padampur Sand Bed-III, the volume of sand deposited after post-monsoon is 15958.02 m^3 while Approved Annual Production Capacity is 12027 m^3/annum. For Sarandaposh Sand Bed, the volume of sand deposited after post-monsoon is 15,511.44 m^3. Approved Annual Production Capacity is 10003 m^3/annum.

11. **Method of Mining:** Mining will be done by opencast manual method. Total production in Cluster - 34032 cum/year. The sand will be excavated by open cast manual method. Since the depth of mining is 1.0 m for Padampur Sand Bed – II, 1.0 m for Padampur Sand Bed – III and 0.5 m for Sarandaposh Sand Bed, excavator, handpicks, spade, hand shovel will be used by laborers for extracting & loading of sand.

Year	**Vol. of Sand in (m^3/annum)**		
	Padampur Sand Bed – II	**Padampur Sand Bed – III**	**Sarandaposh Sand Bed**
1st	12002	12027	10003
2nd	12002	12027	10003
3rd	12002	12027	10003
4th	12002	12027	10003
5th	12002	12027	10003
TOTAL	**60010**	**60135**	**50015**

12. **Baseline study details**: Baseline Study conducted during December 2021 to February 2022.
13. **Water requirement**: Total Water Requirement is 14.0 KLD for Cluster.

Purpose	**Water (KLD)**
Domestic & Drinking	0.70
Dust Suppression	9.50
Green Belt Development	3.00
Total	**13.20 ~ 14.0 KLD**

14. **Greenbelt**: Total 1390 plants will be planted for Cluster

S. No.	**Name of Quarry**	**No. of Plants**
1	Padampur Sand Bed – II	490
2	Padampur Sand Bed – III	490
3	Sarandaposh Sand Bed	410
Total		1390

15. **Manpower requirement**: 70 persons will be employed for cluster

S. No.	**Manpower**	**Number**
1	Padampur Sand Bed – II	24
2	Padampur Sand Bed – III	23
3	Sarandaposh Sand Bed	23
Total		**70**

16. **Project Cost:** Total project cost is Rs. 1.80 crores (Padampur Sand Bed - II = 60lakhs + Padampur Sand Bed - III = 60lakhs + Sarandaposh Sand Bed = 60lakhs). EMP Cost proposed

is (Padampur Sand Bed – II- Capital Cost - Rs. 4.63 lakhs, Recurring Cost - Rs. 4.71 lakhs; Padampur Sand Bed – III Capital Cost - Rs. 2.755 lakhs, Recurring Cost - Rs. 4.71 lakhs; Sarandaposh Sand Bed- Capital Cost - Rs. 3.77 lakhs, Recurring Cost - Rs. 4.71 lakhs; Capital cost of EMP is Rs. 11.155 Lakhs (for cluster) and Recurring cost of the EMP is Rs. 11.73 Lakhs (for cluster)).

Budget for Corporate Environmental Responsibility (CER)- Cluster

Sl. No.	Activity	Capital Cost (In Rs.)/annum
1.	Financial aid for medical camp in Padampur & Sarandaposh village. @ Rs. 20,000/ camp (9 camp in a year)	1,80,000
2.	Skill development program camps like computer learning, sewing etc. in Padampur & Sarandaposh village. @Rs. 30,000/trainer (6 trainer)	1,80,000
TOTAL		**3,60,000**

Budget allotted for the Environmental Management Plan (Cluster)

Sl. No.	Measures	Capital Cost (In Rs.)	Recurring Cost (In Rs.)
1.	Pollution Control Dust Suppression /Water Sprinkling	--	6,00,000
2.	Pollution Monitoring i) Air pollution ii) Water pollution iii) Soil Pollution iv) Noise Pollution	--	 50,000 40,000 20,000 10,000
3.	Green belt development	2,78,000	1,50,000
4.	Maintenance of haul road	4,47,500	1,98,000
As per Suggestions from Public Hearing			
1.	Construction of Embankment	1,50,000	30,000
2.	Construction of Bathing Ghat	1,50,000	45,000
3.	Construction of Speed Breakers	90,000	30,000
Total		**11,15,500**	**11,73,000**

17. **Environment Consultant**: The Environment consultant **M/s P & M Solution, Noida** along with the proponent made a presentation on the proposal before the Committee on 13.03.2024.

18. The SEAC in its meeting held on dated **13-03-2024** decided to take decision on the proposal after receipt of the following from the proponent: The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
1.	Exact distance of the road bridge from	The exact distance of the road bridge	Complied.

<table>
<tr><th>Sl. No.</th><th>Information Sought by SEAC</th><th>Compliance furnished by the proponent</th><th>Views of SEAC</th></tr>
<tr><td></td><td>each of all the three leases (Padampur Sand Bed-II, Padampur Sand Bed-III and Sarandaposh Sand Bed) present in cluster.</td><td>from each of all the three leases are discussed below:<table><tr><td>S.No</td><td>Name of the Sand Bed</td><td>Distance (Km) & Direction</td></tr><tr><td>1.</td><td>Padampur Sand Bed-II</td><td>2.31 Km; East</td></tr><tr><td>2.</td><td>Padampur Sand Bed-III</td><td>2.55 Km; East</td></tr><tr><td>3.</td><td>Sarandaposh Sand Bed</td><td>3.34 Km; East</td></tr></table></td><td></td></tr>
<tr><td>2.</td><td>Revised Replenishment study report with complete details as per guidelines showing Ground Control Points, Pit details along with latitude and longitude, boundary coordinates to be submitted.</td><td>The Revised Replenishment study report with complete details as per guidelines showing Ground Control Points, Pit details along with latitude and longitude, boundary coordinates has been attached for your reference as Annexure-I.</td><td>Annexure 1 is attached.
Replenishment study report (RSR) of all the three mining lease areas in the cluster is prepared based on photogrammetry surveys carried out using drone / UAV. Pre=monsoon survey was done on 29th / 30th May 2024 and post monsoon survey was done on 22nd November 2023.

These 3 mines are listed under the table “Potential reserve--------of sources of sand” in the DSR, December 2021 of Sundargarh district, submitted under Annexure-III of the ADS documents. From the DSR no previous record of mining operation could be found.

Though the pre-monsoon survey was done after the post monsoon survey the RSR</td></tr>
</table>

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
			has reported replenishment of sand in all the three mines which is absurd.
3.	Difference between Sand surface RL and river water RL; river water RL and RL of River Bank.	The difference between Sand surface RL is 194 to 197 and river water RL is 193 to 194 and RL of River Bank is 204 to 208 in these three lease area, river coarse & river bank area which has been attached for your reference as **Annexure-II**.	Annexure 2 is attached. As per the approved mining plan the river water course is 0.5 m (Varying sand depth of 0.3 m to 0.7 m) on average less than the highest and lowest RL of riverbed sand in all the three mines of the cluster. Sarandaposh and Padampur sand Bed-III ML areas have the highest RL of the riverbed sand at 180 mRL, whereas the highest RL of the riverbed sand of Padampur-II is 179 mRL. Sarandaposh sand bed ML area is located upstream of the river followed by Padampur-III and Padampur -II ML areas in the cluster. The RLs of riverbed sand, water levels of all the three ML areas mentioned in the RSR and reproduced in the adjacent column are different from

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
			those in the approved mining plans.
4.	Submission of Approved DSR showing all 3 sand sairat sources, as the DSR uploaded online shows on sand sairat source i.e. Padampur of khata no. 38 & area – 23 acres.	The approved DSR showing all 3 sand sairat sources in the serial no-104, 105, 106 of page no- 58 has been attached for your reference as **Annexure-III**.	Page no 58 of the DSR of Sundargarh shows the required sairat sources.

Considering the information / documents furnished by the proponent and presentation made by the consultant **M/s P & M Solution, Noida** on behalf of the proponent, the SEAC decided to take decision on the proposal after receipt of the following from the proponent:

i) The pre and post monsoon drone surveys, based on which the RSR has been prepared, have not been carried out as per the standard operating procedure (SOP) for study of rate of replenishment of sand using drone survey prepared by ORSAC for SEIAA, Odisha and submitted vide letter No. ORSAC/PR/0951/21/2588 dated 02nd June 2023. As per the RSR The ground control points (GCPs) have not been fixed as per para “Ground control point establishment and monumentation” of the ORSAC SOP referred above.

ii) Replenished Volume of Padmapur III has been calculated wrongly. The PP needs to submit correct calculation.

19. The SEAC in its meeting held on dated **07.02.2025** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
1.	The pre and post monsoon drone surveys, based on which the RSR has been prepared, have not been carried out as per the standard operating procedure (SOP) for study of rate of replenishment of sand using drone survey prepared by ORSAC for SEIAA, Odisha and submitted vide letter No. ORSAC/PR/0951/21/2588 dated 02nd June 2023. As per the RSR The ground control points (GCPs) have not been fixed as per para “Ground control point establishment and monumentation” of the ORSAC	Revised drone survey report with taking “Ground control point establishment and monumentation” has been carried out as per the standard operating procedure (SOP) for study of rate of replenishment of sand using drone survey prepared by ORSAC for SEIAA, Odisha has been submitted for your reference as **Annexure-I**.	To be decided by SEAC

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
	SOP referred above.		
2.	Replenished Volume of Padmapur III has been calculated wrongly. The PP needs to submit correct calculation.	The Revised Replenishment volume of Padampur III has been calculated submitted for your reference as **Annexure-I**.	To be decided by SEAC

Considering the information / documents furnished by the proponent and presentation made by the consultant **M/s P & M Solution Pvt Ltd., Noida**, on behalf of the proponent, the SEAC approved the EIA/EMP report in cluster approach and recommended the following:

a) The SEIAA, Odisha may consider to grant Environmental Clearance to individual lease for **Padampur Sand Bed-II, Padampur Sand Bed-III and Sarandaposh Sand Bed (Under Cluster Approach) without** referring to SEAC with stipulated conditions as per **Annexure – G** after receipt of individual applications from the lessee in cluster along with following documents.

   i) Filled in form-I of individual lease

   ii) Prefeasibility report of individual lease

   iii) EMP of individual lease.

   iv) Approved Mining Plan of individual lease.

   v) Previous production details of individual lease duly certified by Tahasildar.

   vi) Replenishment Study Report of individual lease.

b) Following specific conditions may be stipulated in individual Environmental Clearance.

   i) Amended EIA Notification dated 25th July, 2018, Guidelines for sustainable sand mining, 2016 and Enforcement and Monitoring Guidelines for Sand Mining, January 2020 of MoEF & CC, Govt. of India shall be adhered to in execution of Mining as per **Annexure- H**.

   ii) Sand extraction shall be limited to quantity and depth as per replenishment study report. **Final RSR quantity is 9954.72m^3 for Padampur Sand Bed –II, 15,958.02m^3 for Padampur Sand Bed –III & 15,511.44m^3 for Sarandaposh Sand Bed as per RSR.** Regular replenishment study as per guidelines to be conducted and report to be submitted.

   iii) The PP shall submit revised the mining plan as per the quantity in RSR.

   iv) Provision of Bio-toilet shall be made at the site.

   v) Avenue plantation and plantation on both sides of the haulage road in consultation with/ on the advice of concerned Forest Department, Government of Odisha & W.R. Department Government of Odisha as well.

vi) Project proponent shall exclude 50 m for stone cladding. Stone patching with plantation in between along the stretch of the bank associated with sand mining and necessary ramp construction shall be made.

ITEM NO. 10

PROPOSAL FOR ENVIRONMENTAL CLEARANCE OF M/S HINDUSTAN COCA-COLA BEVERAGES PRIVATE LIMITED FOR EXPANSION OF AN INDUSTRIAL BUILDING WITH A TOTAL BUILT-UP AREA INCREASED FROM 57,729.82 SQM TO 65,298.55 SQM, OVER A TOTAL PLOT AREA OF 2,33,874.14 SQM, FOR THE EXPANSION OF AN 800 BPM RGB LINE ALONG WITH EXISTING UNITS AT PLOT NO. 232(P) AND OTHERS, KHATA NO. 531/1 AND OTHERS LOCATED AT MOUZA MUKUNDAPRASAD, INDUSTRIAL ESTATE, TEHSIL KHURDA, DISTRICT KHURDA OF SRI APOLLO BHATTACHARJEE- EC.

1. This proposal is for Environmental Clearance of M/s Hindustan Coca-Cola Beverages Private Limited for expansion of an industrial building with a total built-up area increased from 57,729.82 sqm to 65,298.55 sqm, over a total plot area of 2,33,874.14 sqm, for the expansion of an 800 BPM RGB line along with existing units at plot no. 232(P) and others, Khata no. 531/1 and others, located at Mouza - Mukundaprasad, Industrial Estate, Tehsil Khurda, District Khurda of Sri Apollo Bhattacharjee.

2. **Category**: This project falls under Category “B” or Schedule 8(a) “Building and Construction” as per EIA Notification dated 14th Sept, 2006 and its amendments.

3. **Location and connectivity:** The proposed 800 BPM RGB Line Industrial Building for M/s Hindustan Coca-Cola Beverages Private Limited is comes within the existing premises Over Plot No.- 2303(P), 2419(P), 2343(P) and 60(P) of Khata No.- 531/1 & 404 at Mouza- Mukundaprasad, Industrial Estate, Tehsil – Khurda, Dist- Khurda, State- Odisha. Project site lies in south-west side of the Bhubaneswar city. Geographical coordinates of the center of project site are 20°10'23.97"N & 85°38'56.22"E. The area is located in Survey of India Topo sheet No. E45B13. The project site is approximately 6 kilometers away to the NH-316 to the South. The land required for the Existing and proposed Industrial Area is 57.778 Acres. There are no streams or nallas in the project site. The land in the project site is plain land with a general elevation of about 81 m AMSL. Project site is well connected to Chennai Express Highway - NH-16 in North-West direction. Khurda Road Junction railway station is 6.28 km away from the project site towards W direction. Khurda Road railway station is 5.82 km away from the project site towards E direction. Argul P.H. railway station is 5.55 km away from the project site towards S direction. Kaipadar railway station is 7.35 km away in S direction. Haripurgram Railway Station is 7.27 km away in SE direction. Biju Patnaik International Airport is 19 km in NE direction. There is no Cultural and Heritage Site near to the project area. There is no water body or stream passing through the proposed project site. Daya River – 9 km – SE, Gangua Nala – 1.45 km – N, River Mahanadi- 65 Km.

4. The site is coming under Mouza – Mukundaprasad, Industrial Estate, Dist – Khurda, State-Odisha.

5. **The total plot area is** 2, 33,874.14 sqm / 57.778 ac /23.387Ha.

i)	Total Existing Approved Built-up Area	58957.22 m^2
ii)	Total existing deducted built-up area	1227.40 m^2

iii)	Total Existing approved Built-up Area	57729.82 m^2
iv)	Proposed built-up Area	7568.73 m^2
v)	**Total Built-up area after expansion**	**65298.55 m^2**
vi)	F.A.R.	65298.55/233874.14 = 0.27

6. **Land Use Break up:**

LULC of project site	**Area in SQM**	**%**
Ground Coverage	62367.2	26.7
Green Belt	81163.6	34.7
Internal Road	37549	16.1
Open Parking	20109.99	8.6
Open Space	32684.35	14.0
Total	**233874.14**	**100.0**

7. **Water requirement**: The total fresh water requirement is approx. 4300 KLD. The quality of water is good conforms to the desirable drinking water standards as per IS 10500. The source of water is Raw water is supplied by IDCO.

8. **Waste Water Management:** Recycled water will be used within the project area. The treated water generated from STP will be (60KLD) will be used for toilet flushing, for horticulture in the project site and excess water also will be discharged into the Drain only during rainy season. Domestic water consumption for staff and visitors-80 m_3/day (fresh water + flushing water). Waste water generates 60 KLD flows to STP for treatment having capacity of 100 KL. Process water requirement for existing and expansion is 4220 m^3/day. Waste water generate is 1500 m^3/day. 1500 KLD of waste water from process - flows to Existing ETP for treatment having capacity-1500 KLD. 700 KLD water recovered from UFRO to use in cooling tower and boiler, Approx. 450 KLD is utilized in green belt development, approx. 300 KLD treated waste water is used in crate washing, floor washing and overhead conveyer and excess water will be discharge to existing IDCO drain.

9. **Rain Water Harvesting**: One rain water harvesting pond with capacity of 4000m^3 has already been constructed. Total 4 nos. of Rain Water harvesting pit and 1 no. Rain Water harvesting Pond having capacity 4000m^3 are available.

10. **Power Requirement**: The power supply shall be supplied by TPCODL. The maximum demand load after expansion is estimated at 9.5 MVA. There is provision of Power backup for the industrial project will be through DG sets of total capacity 1 x 2250 KVA, 4 x 2000 KVA, 3 x 1250 KVA, 1 x 750 KVA & 1 x 500 KVA DG Set. There is provision of Power backup for the proposed project will be through DG sets of total capacity (2 x 2250 KVA) + (4 X 2000 KVA) + (3 x 1250 KVA) + (1 x 750 KVA) + (1 x 500 KVA) = 17500 KVA. The proposed DG sets will be equipped with acoustic enclosure to minimize noise generation and adequate stack height for proper dispersion. 5% of Connected Load or 20 W/Sq.ft for available roof space, whichever is less. (As per ODA rules, 2020).

11. **Parking Requirement:**

i)	Existing Parking area	17798.97 Sqm
ii)	Proposed Parking:	

	• P1-Open Parking Area	214.50 Sqm.
	• P2-Open Parking Area	746.52 Sqm.
	• P3-Open Parking Area	1350 Sqm
iii)	Total Parking Area provided for expansion	2311.02 Sqm. = 30.37% of proposed expansion built up area
iv)	EV	702 Sqm. = 30.37 % of Proposed Parking Area
v)	Achieved parking	{20109.99 (Total parking)/ 65298.55 (Total BU area)} x100= 30.79%

12. **Solid Waste Management: Solid waste generated and its management.**

Operational Phase: During the operation phase, the waste will consist of both domestic and processing waste from existing and expansion units. Only minimum 179 kg/day (MSW) will be generated, and will be disposed as per SPCB Guidelines

Sl. No	Solid Waste	Existing (TPM)	Waste Generated in Proposed expansion(800 BPM RGB)	Post Expansion (TPM) (Approx.)	Disposal
i)	PET Bottle and Preform Scrap	74	0	74	Baled Ground & sold to company approved vendor
ii)	HDPE Bag	21	3	24	Disposed through company approved Scrap vendor
iii)	Plastic Drum and Container	45	2	47	
iv)	Plastic Crate Scrap	60	40	100	
v)	Wood Scrap	50	33	83	
vi)	Tyres and Rubber Scrap	1	1	2	
vii)	Metal Scrap	220	0	220	
viii)	Paper & carton Scrap	170	0	170	
ix)	Glass	300	200	500	
x)	Sludge & Carbon	400	0	400	Sent to Cement factory for Co-processing and PCB approved TSDF
xi)	Ash	300	0	300	Disposed through company approved vendors
xii)	Salts from MEE	30	0	30	Exploring the disposal option in consultation with SPCB
	Total	**1671**	**279**	**1950**	

13. **Greenbelt**: Total 81163.6 sqm of the plot area will be earmarked for Greenbelt which is 34.7 % of the total plot area.

14. **Project cost**: The estimated project cost is ₹ 965.41 Cr (Existing Project Cost – 752 Cr. + Expansion Project Cost 213.41 Cr.)

Capital environmental management plan budget during operation phase and Annual recurring cost

Source	Capital Cost (In Lacs)	Recurring Cost (In Lacs)
Landscaping	30	24
Rain Water Harvesting	50	3
Solid Waste Management	70	200
STP	70	3
ETP	1000	24
Air pollution Controlled Devices	5	0.5
Acoustic Enclosure & DG Set Stack	5	0.5
Environmental Monitoring		5
Solar provision	20	1
Total	**1250**	**261**

15. **Environment Consultant**: The Environment consultant **M/s Visiontek Consultancy Services, Bhubaneswar** along with the proponent made a presentation on the proposal before the Committee.

16. The Committee observed the following:

a) The process of production of this unit is not coming under schedule of EIA Notification, 2006 and amendment thereafter. However, the total built-up area of industrial shed is more than 20,000 m^2 for which they have applied for EC under category 8 (a) (i.e. Building & Construction Projects) of schedule of EIA Notification 2006 and amendments thereafter.

b) Government of India in the erstwhile Ministry of Environment and Forests vide its notification number S.O.60(E) dated the 27th January, 1994 imposed certain restrictions and prohibitions and requiring prior environmental clearance for undertaking any new project in any part of India or the expansion or modernisation of any existing industry or project covered in the notification;

c) The Supreme Court of India in its order dated the 12th December 2003 in WP (C) No. 725 of 1994 and WP (C) No. 4677 of 1985 in the matter of news item published in Hindustan Times titled “And Quiet Flows the Maily Yamuna” Vs Central Pollution Control Board and Others observed that building construction causes damage to the environment and, therefore, such construction projects may be considered to be brought within the purview of the said notification of 1994, hence, the said notification was amended vide number S.O 801(E), dated the 7th July, 2004 bringing within its purview certain categories of building and construction projects and requiring prior environmental clearance;

d) Subsequently, the Central Government superseded the said notification, vide number S.O. 1533 (E), dated the 14th September, 2006 (hereinafter referred to as the EIA Notification), inter alia, imposing certain restrictions and prohibitions on building and construction projects and township and area development projects covered under item 8 (a) and (b) of the Schedule thereof and required prior environment clearance for undertaking any such activities;

e) The Central Government under sub-rule (3) of rule 5 of the Environment (Protection) Rules, 1986, subsequently published a draft notification on the 11th September, 2014, inviting suggestions and objections of all concerned to the amendment in the Schedule of the EIA Notification in respect of items 8 (a) and (b) and the entries relating thereto and after considering and incorporating all the suggestions and objections received in respect of the draft notification, made the final notification vide number S.O.3252(E) dated the 22nd December, 2014;

f) The Ministry of Environment, Forest and Climate Change vide Notification S.O. 3252 (E) dated 22/12/ 2014, amended the item 8 (a) of schedule to the EIA Notification 2006 to state that industrial shed, school, college, hostel for educational institution with total built-up area ≥ 20,000 sq.m to < 1.5 lakhs sq.m shall be exempted from requirement of Environmental Clearance (EC) but shall ensure sustainable environmental management, solid and liquid waste management, rainwater harvesting and may use recycled materials such as fly ash bricks.

g) The High Court of Kerala, Ernakulam, vide its order dated the 6th March 2024, in the matter of WP (C) No. 3097 of 2016 titled One Earth One Life vs. the Ministry of Environment, Forest and Climate Change and Anr., quashed and set aside the notification dated the 22nd December, 2014 on the ground that the final notification was different from the draft notification while granting liberty to the Ministry to issue a fresh notification, in accordance with the law.

h) In the light of judgement of Kerala High Court, the National Green Tribunal, vide order dated the 9th August, 2024, in Original Application No. 93 of 2024, inter alia, directed the Ministry of Environment, Forest and Climate Change to either comply with the provisions related to the applicability of General Conditions in respect of items 8 (a) and (b) of the Schedule to the EIA notification or to issue a clarificatory notification in this regard;

i) In view of the judgment of the Kerala High Court and the order of the National Green Tribunal, there is an urgent need to issue a fresh notification clarifying the issues for adhering to the judgement of the Supreme Court dated the 12th December, 2003 regarding applicability of prior environmental clearance for various building construction projects;

j) A draft notification for making amendments in the said notification was published in the Gazette of India, Extraordinary, Part-II, Section 3, Sub-section (ii), vide number S.O. 4844(E), dated the 7th November, 2024, inviting objections and suggestions from all the persons likely to be affected thereby, within a period of sixty days from the date on which copies of the Gazette containing the said draft notification were made available to the Public; copies of the said notification were made available to the public on the 7th November, 2024;

k) The objections and suggestions received in response to the said notification within the period of sixty days have been duly considered by the Central Government;

l) Based on the liberty granted by the Hon'ble High Court of Kerala, Ernakulam, vide its order dated 06/03/2024, in the matter of WP (C) No. 3097 of 2016 titled One Earth One Life vs. the Ministry of Environment, Forest and Climate Change and Anr., the Ministry, after following due process, issued a Notification S.O. 523(E), dated 29/01/2025 for amending the item 8 of the schedule of EIA Notification 2006. In continuation, an Office Memorandum

dated 30/01/2025 was also issued to clarify the applicability of the notification dated 29/01/2025.

m) The Ministry of Environment, Forest and Climate Change vide Notification S.O. 523(E), dated 29/01/2025, amended the item 8 (a) of schedule to the EIA Notification 2006 to state that industrial shed, school, college, hostel for educational institution with total built-up area ≥ 20,000 sq.m to < 1.5 lakhs sq.m shall be exempted from requirement of Environmental Clearance (EC) but shall ensure sustainable environmental management, solid and liquid waste management, rainwater harvesting and may use recycled materials such as fly ash bricks.

n) However, the Hon'ble Supreme Court vide order dated 24/02/2025 in W.P.(C) No. 166/2025 titled Vanashakti vs Union of India, imposed a stay on the operation and implementation of the above-mentioned Notification dated 29/01/2025 and OM dated 30/01/2025. The copy of the order was circulated by the MoEF&CC, Govt. of India vide OM No. F. No. IA3-3/16/2025-IA.III [E 259511], dated 15.04.2025 for necessary action and compliance.

o) Since, there is a stay imposed by the Hon'ble Supreme Court of India by amending item 8 of schedule of EIA Notification, 2006 and amendment thereafter [i.e. exemption from requirement of Environmental Clearance (EC) for industrial shed, school, college, hostel for educational institution with total built-up area ≥ 20,000 sq.m to < 1.5 lakhs sq.m], industrial shed with built-up area ≥ 20,000 sq.m may require to obtain EC as building and construction project.

Considering the information / documents furnished by the proponent and presentation made by the consultant **M/s Visiontek Consultancy Services, Bhubaneswar,** and the SEAC recommended the following:

A. The proponent may be asked to submit the following for further processing of EC application:

i) Layout of the project area clearly demarcating the existing and proposed expansion area.

ii) Revised layout with provision of greenbelt all around the boundary of the project area.

iii) Note on the 1% breakage of returnable glass bottles (RGB).

iv) Details of construction activity carried out in year wise manner.

v) Agreement with cement industries for utilization of ash generated.

vi) Submit the MOU with Dalmia Cement for taking up sludge generated.

vii) Supporting documents for surface water withdrawal permission.

viii) Provision of MEE system for utilization of RO rejects.

ix) Comparative statement of the water requirement, effluent generation and sludge generated w.r.t. the existing and proposed expansion of the project.

x) Detailed note on the year-wise construction activity carried out after 14.09.2006 i.e. date of Principal EIA Notification and till now.

xi) Justification as to why this case will not be treated as a violation case.

B. The proposed site shall be visited by Sub-Committee of SEAC to verify the followings

i) Environmental settings of the project site.

ii) Greenbelt development at the project site.

iii) Construction activity if any started at the site and extent of construction activity.

iv) Road connectivity to the project site.

v) Verify if the site is a flood prone area.

17. The SEAC in its meeting held on dated **13.06.2025** decided to take decision after receipt of the following information and documents from the proponent. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
1.	Layout of the project area clearly demarcating the existing and proposed expansion area.	In reference to the observation, we are submitting the detailed layout plan of the project site, clearly demarcating the existing operational area and the proposed expansion area. The layout has been prepared in accordance with the requirements of the MoEF & Cc and local guidelines and also includes: • Boundary delineation of the total project area. • Segregation of existing facilities and proposed expansion components with distinct markings. • Area statement indicating land use break-up for existing and proposed activities. • Access roads, greenbelt, utility areas, and buffer zones for environmental safeguards. This plan is intended to facilitate a transparent assessment of the proposed expansion and its spatial relationship with existing operations, ensuring compliance with Environment Clearance norms. Layout plan is enclosed as **Annexure-1.**	Complied
2.	Revised layout with provision of greenbelt all around the	In reference to the observation, we are enclosing the revised layout plan	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
	boundary of the project area.	of the project site, prepared in accordance with the guidelines of the Ministry of Environment, Forest and Climate Change (MoEF & CC) and the SEAC. The revised plan incorporates the following: • Continuous peripheral greenbelt along the entire boundary of the project area, designed as per Central Pollution Control Board (CPCB) norms to serve as an effective pollution attenuation and visual barrier. • Clear demarcation of existing facilities and proposed expansion components within the site. • Area statement indicating the total plot area, greenbelt coverage area, and percentage allocation, ensuring compliance with the standard EC condition of maintaining at least 34.7% of the total area (81163.6 Sqm) under green cover. • Selection of indigenous tree and shrub species suitable to the local agro-climatic conditions, as per CPCB's "Guidelines for Development of Greenbelts," to enhance biodiversity and ensure sustainable growth. Revised layout plan showing Greenbelt area as a **Annexure-2.**	
3.	Note on the 1% breakage of returnable glass bottles (RGB).	Returnable Glass Bottles (RGB) are collected from retail outlets post-consumption and transported from distributor warehouses to the manufacturing facility. Bottles are cleaned in a fully enclosed, automated washer using caustic solution at elevated temperatures, followed by fresh water rinsing to remove residues. Breakages occur during transportation, handling, and processing due to mechanical impact	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		and thermal shock. The recorded breakage rate within the facility is approximately 1-3 %, which is within acceptable industry norms. All broken glass bottles are collected in dedicated, labelled bins, stored on an impermeable surface to prevent leachate (in compliance with Rule 8 of the Hazardous & Other Wastes Rules, 2016), and sent only to CPCB/SPCB-approved recycling agencies. This practice is aligned with CPCB Guidelines on Waste Minimization and supports circular economy principles.	
4.	Details of construction activity carried out in year wise manner.	Chronology of the built-up area constructed is attached as **Annexure-3**	In the layout map the built up area is not legible.
5.	Agreement with cement industries for utilization of ash generated.	In reference to the agreement regarding the utilization of ash generated from our beverage plant during the production of carbonated soft drinks, we would like to inform you that the Memorandum of Understanding (MOU) with Dalmia Cement for the management and utilization of the generated sludge has been executed. Please find the signed MOU attached as a **Annexure-4** for your reference and further necessary action.	The MoU signed with Shree Cement, whereas the unit has mentioned MoU signed with Dalmia Cement. So, the unit shall clarify the same.
6.	Submit the MOU with Dalmia Cement for taking up sludge generated.	Please find the signed MOU attached as a **Annexure-4** for your reference and further necessary action.	The MOU signed with Shree Cement, whereas the unit has mentioned MOU signed with Dalmia Cement. So, the unit shall clarify the same.
7.	Supporting documents for surface water withdrawal permission.	Please find attached the supporting documents for obtaining surface water withdrawal permission as	Complied

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		requested. Given in **Annexur-5.**	
8.	Provision of MEE system for utilization of RO rejects.	Provision of MEE for utilization of RO reject Our organization is committed to sustainable industrial practices and full compliance with the environmental standards laid down by the State Pollution Control Board (SPCB) and the Central Pollution Control Board (CPCB). In line with this, we have adopted advanced effluent treatment technologies such as Anaerobic hybrid Reactor, Activated sludge process, Membrane Bioreactor, Centrifuge for sludge removal, sludge digester. We have employed ultrafiltration and reverse osmosis (UFRO) to get recovery from treated wastewater which are being used in boiler and cooling tower. The treated wastewater is meeting all the parameters as specified in the Consent to Operate. We, hereby submit this representation respectfully to highlight the current inability of provision of Multiple Effect Evaporator (MEE) to utilize the R.O. Reject as below. 1. High consumption of energy due to use of steam at multiple stages. 2. Huge consumption of chemicals such as dolomite, lime, FeSO4, Polyelectrolytes. Handling of these chemicals and waste generated from the process is very critical. 3. Due to high use of chemicals, buildup of corrosion and scaling will cause inefficient heat transfer and require frequent cleaning. Considering the above facts, we request the Hon'ble Board to kindly	With submission of an undertaking to implement it by 2026

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		consider this representation and would further like to inform that the Company is also in the process of evaluating the process of an MEE system which may get commissioned by 2026.	
9.	Comparative statement of the water requirement, effluent generation and sludge generated w.r.t. the existing and proposed expansion of the project.	Please find attached the comparative statement detailing the water requirement, effluent generation, and sludge generated with respect to the existing operations and the proposed expansion of the project. **Comparative statement of water requirement, effluent generation and sludge generated w.r.t the existing and proposed expansion of the project** Details / Existing / Proposed Expansion Total Requirement in KLD: 3750 / 550 Effluent Generation (KLD): 1200 / 300 Sludge Generation (MT/Month): 350 (Max) / 400(Max)	Complied
10.	Detailed note on the year-wise construction activity carried out after 14.09.2006 i.e. date of Principal EIA Notification and till now.	Chronology of the built-up area constructed is attached as **Annexure-3**	In the layout map the built up area is not legible. The unit shall submit the year wise construction activity after 14.09.2006 in a tabular form.
11.	Justification as to why this case will not be treated as a violation case.	With respect to this project i.e. installation of the line RGB 800 BPM (Bottles per minute), the Company has obtained a Consent to Establish (CTE) for the project on September 26, 2024 (Ref No. 15306), enclosed for reference. On receipt of the CTE and the notification S. O. 523(E) of the Ministry of Environment, Forest and Climate Change, reincorporating the exemption to industrial sheds, we have installed the line at the factory. Considering the stay order on the abovementioned notification in Vanashakti vs. Union of India, we have applied for an Environment Clearance and the Consent to	In the chronology Built Up Area may be clearly mentioned from 2000 onwards with increase and required approvals.

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
		Operate, prior to operation of the line. Justification for no violation Is Given in **Annexure-6.**	

18. The proposed site was visited by the sub-committee of SEAC on 22.07.2025. Following are the observations of the sub-committee:

    a) There is an Existing Shed structure and plant operating under the shed which did not attract any EC that time as informed by PP.
    b) However, the Shed has enough empty area under which they want to operate one more line of operation. Further, there is an empty area near cooling tower, where the PP proposed to set up another shed for DG and other associated facilities.
    c) There is green belt available. However, PP was advised to increase greenery landscape inside plant area wherever possible.
    d) PP informed that, there will be no increase in the load of waste water, hence there will be no addition or expansion of ETP, STP and they will continue to maintain ZLD. Any solid wastes generated are given to authorised agencies.
    e) PP needs to submit a certificate from an empanelled Architect of BDA that, the current operation of shed does not attract any violation as EC was not required as per then guidelines. The Architect also to mention the proposed area of construction with total area of Shed after expansion.
    f) PP to maintain ZLD and disposal of any waste following procedures laid down by SPCB.

After detailed discussion the SEAC decided to take decision on the proposal after receipt of following information/ clarification / documents.

1) Undertaking to implement the MEE system in the ETP by 31st Dec, 2026.
2) In the chronology, the built-up area shall be clearly mentioned from 2000 onwards with increase and required approvals.
3) The PP needs to clarify regarding MOU with Dalmia or Shree Cement for utilization of ETP sludge.
4) The PP needs to submit a certificate from an empanelled Architect of BDA that, the current operation of shed does not attract any violation as EC was not required as per then guidelines. The Architect also to mention the proposed area of construction with total area of Shed after expansion.
5) The layout map submitted is not legible with details of construction activity carried out in year wise manner, the unit shall submit in a tabular form.

Decision will be taken after obtaining views from SEAC Members regarding justification w.r.t. violation and consideration the request of the unit to install MEE system by 2026 & submission of following clarification/ information from the PP. clarifications may be sought.

i) The unit has not submitted any agreement with Dalmia Cement for Co- processing of ETP sludge and not submitted any agreement for utilization of fly ash.
ii) The layout map submitted is not legible with details of construction activity carried out in year wise manner, the unit shall submit in a tabular form.

iii) The PP needs to submit a certificate from an empanelled Architect of BDA that, the current operation of shed does not attract any violation as EC was not required as per then guidelines. The Architect also to mention the proposed area of construction with total area of Shed after expansion.

ITEM NO. 11

PROPOSAL FOR ENVIRONMENTAL CLEARANCE OF SHREE SWAMI NARAYAN TEMPLE TRUST-JAGANATH PURI FOR PROPOSED A CIVIC AMENITIES & INFRASTRUCTURE PROJECT AT PURI, ODISHA. THE TOTAL SITE AREA IS 65,356.18 M^2 (16.14 ACRE) AND PROPOSED BUILT-UP AREA IS 76,062.58M^2 OF SRI SWAMI ACHUTDASJI – EC.

1. This proposal is for obtaining Environmental Clearance of Shree Swami Narayan Temple Trust-Jaganath Puri for proposed a Civic Amenities & Infrastructure project at Puri, Odisha. The total site area is 65,356.18 m^2 (16.14 acre) and proposed Built-up area is 76,062.58m^2 of Sri Swami Achutdasji.
2. **Category**: This project falls under Category "B" under schedule - 8(a): Building & Construction Projects as per EIA Notification dated 14th Sept, 2006 and its amendments.
3. **Location and Connectivity**: The project site is located at Plot - No. 1565, 1566 & 1567/11553 Khata no- 521/7077 of Mouza - Balukhanda, District - Puri, Odisha. The Site is bounded by geo-coordinates Latitude: 19°50'10.28"N & Longitude: 85°53'7.73"E. The nearest Highway is NH-316 which is adjacent to the project site in E direction. The nearest Railway Station is Puri Railway Station which is about 5.5 km (SW) away from the project site. Biju Patnaik International Airport is at a distance of 45 km (N) from the project site.
4. **Building Area details**: The total plot area is 65,356.18 sqm and net plot area is 64,612.97 sqm. The permissible ground coverage will be 25,845.188 sqm (40% of the net plot area) and proposed Ground Coverage will be 17,419.65 (26.96% of the plot area). The permissible FAR will be 1,29,225.94 sqm (@2 of plot area) and proposed. FAR will be 70,842.97sqm (@1.09 of plot area). The non-FAR for the project will be 5,219.61 sqm. The Total Built up area for the project will be 76,062.58 sqm. The total population of project will be 22,696 persons.

Detailed Area Statement

S. No.	Description	Area (m^2)
i)	Total Plot Area	65,356.18
ii)	Plot area acquired by police station	743.21
iii)	Net Plot Area	64,612.97
iv)	Permissible Ground Coverage (@40% of net plot area)	25,845.188
v)	Proposed Ground Coverage (@26.96% of net plot area)	17,419.65
vi)	Permissible F.A.R (@2of net plot area)	1,29,225.94
vii)	Total Proposed FAR area (@0.967 of net plot area)	62480.33
viii)	Non-FAR Area	5,198.97

ix)	**Total Built-Up Area (7 + 8)**	**76,062.58**
x)	Green Area (@21.74 % of net plot area)	14,210.36
xi)	Maximum Height of the building (m)	45.37

5. **Water Requirement**: During the operation phase, the source of water will be ground water. The total water requirement for the project will be approx. 807 KLD out of which domestic water demand is 750 KLD. The freshwater requirement will be 441 KLD. It is expected that the project will generate approx. 633 KLD of wastewater. The wastewater will be treated in on-site STP of 760 KLD capacity. The treated effluent will be reused for flushing & horticulture. Surplus treated effluent from STP will be discharged to external sewer.

Table: Water requirement

S. No.	Description	Occupancy	Rate of water demand (lpcd)		Total Water Requirement (In KLD)		
			Fresh	Flushing	Fresh	Flushing	Total
1.)	**DOMESTIC WATER:**						
Temple							
i.	**Staff**	1000	15	30	15	30	45
i.	**Bhaktas/Visitors**	10000	5	10	50	100	150
Parking							
i.	**Drivers**	5000	5	10	25	50	75
Bhojanalaya							
i.	**Guests**	288	65	25	18.72	7.20	25.92
i.	**Sabha Mantapa**	580	5	10	2.90	5.80	8.70
i.	**Kitchen/Dining**	1530	40	15	61.20	22.95	84.15
i.	**Dining Hall (VIP)**	280	40	15	11.20	4.20	15.40
i.	**Staff**	181	30	15	5.43	2.71	8.14
Hostel							
i.	**Residents**	1152	65	25	74.88	28.80	103.68
i.	**Maintenance Staff**	115	30	15	3.45	1.73	5.18
School							
i.	**Students**	1490	65	25	96.85	37.25	134.1
i.	**Staff**	298	30	15	8.94	4.47	13.41
Office/Admin building							
i.	**Staff**	398	15	30	5.97	11.94	17.91
i.	**Visitors**	159	5	10	0.8	1.59	2.39
					441 KLD	309 KLD	750 KLD
Total Domestic Water = 750 KLD							
2.)	**HORTICULTURE**	14,210.36 m^2	4 litre/sqm		57 KLD		
Grand Total (1+2) = 807 KLD							

Domestic Water Requirement	**750 KLD**
• Fresh	441 KLD
• Flushing	309 KLD

Wastewater [80% fresh + 100% flushing]	**353+280 = 633 KLD**
STP Capacity	**760 KLD**

6. **Power Requirement**: The power supply will be supplied by the TPCODL. The total maximum demand is estimated to be 2691 kVA. There is provision of 4 nos. of DG sets of combined capacity 4260 kVA (1x750+1x1010+2x1250) for power back up. The DG set will be equipped with acoustic enclosure to minimize noise generation and adequate stack height for proper dispersion as per CPCB norms.
7. **Rainwater Harvesting System**: 19 nos. of RWH tanks will be provided considering peak hourly rainfall of 160 mm/hr. Taking the effective length, breadth & height of a Recharge tank as 6 m, 5 m, 4.5m respectively, Volume of a single Recharge tank 135 m^3.
8. **Parking Requirement**: Total parking area required is 21,252.89 m^2. Total proposed parking area is 21,386 m^2 (Stilt Parking area is 13298 m^2, open parking is 2890 m^2 and stilt parking in Hostel is 5198 m^2).
9. **Fire fighting Installations**: Fire Fighting will be provided as per NBC Norms.
10. **Green Belt Development**: Total green area proposed 14,210.36 m^2 i.e. 21.74% of the plot area. Percolating green on mother earth is 11,368.28 sqm (17.59 % of net plot area). Non-Percolating green is 2,842.072 sqm(4.39% of net plot area). No. of trees required is 807. Total no. of trees proposed is 810 trees.
11. **Solid Waste Management**: The total solid waste generation will be 4,317 kg/day.

S. No.	Description	Occupancy	Norms (kg/capita/day)	Waste Generated (kg/day)
i)	**Domestic Solid Waste**			
	• Residents	1,152	0.5	576
	• Students	1,490	0.3	447
	• Staff	1,992	0.25	498
	• Visitors	18,062	0.15	2,709.3
ii)	Horticultural Waste (3.51 acre)		@ 0.2 kg/acre/day	0.702
iii)	STP Sludge		Wastewater x 0 .35 x B.O.D difference/1000	86.43
Total Solid Waste = 4,317 kg/day				

12. **Project Cost**: The estimated project cost is 214 Cr. During operation phase, Capital Environmental Management Plan Budget is 96 Lakhs and Annual Recurring Environmental Management Plan Budget is 33 Lakhs.

COMPONENT	CAPITAL COST (INR LAKH)	RECURRING COST (INR LAKH/YR)
Sewage Treatment Plant	65	16.25
Rain Water Harvesting System	9	2.25
Solid Waste Management	7	1.70

Environmental Monitoring	0	9
Green Area/ Landscape Area	5	1.25
Others (Energy saving devices, miscellaneous)	10	2.5
Total	**96**	**33**

13. **Environment Consultant**: The Environment consultant **M/s Grass Roots Research & Creation India (P) Ltd., Noida** along with the proponent made a presentation on the proposal before the Committee on 08.08.2025. **T**he SEAC recommended the following:

A. The proponent may be asked to submit the following for further processing of EC application:

i) **Recommendation of the CRZ Authority as the project is coming under CRZ area.**

ii) Revisit STP capacity calculation considering the permanent and floating population. Provide the backup calculation to justify it.

iii) The greenbelt provided is 21.74% (17.59% green tree belt and 4.39% - landscape) Increase the greenbelt percentage minimum to 25% so as to reduce the quantity of treated water to be discharged.

iv) Clarification from the MoEF&CC regarding the approval for the proposed project set up for temple as it is located within ESZ of Balukhand.

v) Copy of all the statutory clearances obtained or applied.

vi) Layout map of Fire Corridor in compliance to the fire recommendations.

vii) Drainage shall be provided separately for the health care centre and residential units. A separate dedicated ETP shall also be provided for treatment of wastewater from the Hospital.

B. The proposed site shall be visited by Sub-Committee of SEAC to verify the followings

i) Environmental settings of the project site.

ii) Verify if the site is a flood prone area.

iii) Construction activity if any started at the site and extent of construction activity.

iv) Road connectivity to the project site.

v) The drainage network at the site along with plan to discharge excess sewage water and storm water to the nearest public drain.

vi) Discharge point for discharge of treated water and distance of the discharge point from the project site.

vii) Any other issues including local issues.

14. The proponent has furnished the compliance and the SEAC verified the same as follows:

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
i)	**Recommendation of**	The project site is located at a distance of	Basing on the

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
	the CRZ Authority as the project is coming under CRZ area.	approximately 900 meters from the coastline. As per the attached Coastal Zone Management Plan (CZMP) map, the project site lies within the coastal district but is situated outside the Coastal Regulation Zone (CRZ) boundary. Hence, CRZ Authority recommendations are not required. Copy of Coastal Zone Management Plan (CZMP) map showing distance of project site from CRZ boundary is attached as **Annexure-I**.	document submitted by the proponent, the site is not coming under the CRZ area.
ii)	Revisit STP capacity calculation considering the permanent and floating population. Provide the backup calculation to justify it.	Total population, considering both floating and permanent population, is 22,696 persons. The project will generate approx. 633 KLD of wastewater. The wastewater will be treated in on-site STP of 760 KLD capacity. Detailed population, water requirement, reuse and STP calculations are attached as **Annexure-II** which have been computed as per NBC norms.	-----
iii)	The greenbelt provided is 21.74% (17.59% green tree belt and 4.39% - landscape) Increase the greenbelt percentage minimum to 25% so as to reduce the quantity of treated water to be discharged.	Earlier, the total green area was 14,210.36 m², i.e. 21.74% of the net plot area. As suggested by SEAC, the total green area has been increased to 16,153.24 m² i.e. 25% of the plot area: • Percolating green area will be 13,311.16 m² i.e. 20.61% of the net plot area. • Non-percolating green area will be 2,842.08 m² i.e. 4.39% of the net plot area. Updated Landscape plan is attached as **Annexure-III**. Revised water balance enclosed as **Annexure – II**.	To be stipulated as EC conditions.
iv)	Clarification from the MoEF&CC regarding the approval for the proposed project set up for temple as it is located within ESZ of Balukhand.	We are in discussion with Ministry of Environment, Forest and Climate Change (MoEF&CC) for approval of the Temple component.	The proponent shall obtain Wild life Clearance before going for construction activity as it is located within ESZ of Balukhand.
v)	Copy of all the statutory clearances obtained or applied.	Copy of all the statutory clearances obtained or applied are attached as **Annexure-IV**.	-----
vi)	Layout map of Fire Corridor in compliance to the fire recommendations.	Layout map of Fire Corridor is attached as **Annexure-V**.	-----

Sl. No.	Information Sought by SEAC	Compliance furnished by the proponent	Views of SEAC
vii)	Drainage shall be provided separately for the health care centre and residential units. A separate dedicated ETP shall also be provided for treatment of wastewater from the Hospital.	The proposed project is Civic Amenities & Infrastructure project with following facilities. • School • Hostel • Bhojanalya • Staff Admin Building • Temple The project will generate approx. 633 KLD of wastewater which will be treated in on-site STP of 760 KLD capacity There is no hospital proposed in the project, therefore, ETP not required.	There is no hospital proposed in the project, as informed by the proponent. Therefore, ETP is not required.
Reply to Site visit points			
i)	Environmental settings of the project site.	Balukhanda- Konark Wildlife Sanctuary	-----
ii)	Verify if the site is a flood prone area.	Project site is not located in flood prone area.	-----
iii)	Construction activity if any started at the site and extent of construction activity.	No construction activity has been initiated at project site.	-----
iv)	Road connectivity to the project site.	Project site is adjacent to NH-16 and Malatipatpur-Konark road.	-----
v)	The drainage network at the site along with plan to discharge excess sewage water and storm water to the nearest public drain.	The project will generate approx. 633 KLD of wastewater. The wastewater will be treated in on-site STP of 760 KLD capacity. Drainage plan showing discharge point outside site is attached as **Annexure-VI**.	-----
vi)	Discharge point for discharge of treated water and distance of the discharge point from the project site.	The project will generate approx. 633 KLD of wastewater. The wastewater will be treated in on-site STP of 760 KLD capacity Drainage plan showing discharge point outside site is attached as **Annexure-VI**.	-----
vii)	Any other issues including local issues.	No other issues.	-----

15. The proposed site was visited by the sub-committee of SEAC on 22.08.2025. Following are the observations of the sub-committee:

    i) The site is located adjacent to the Puri Konark wide road having gates from both sides.

    ii) The project is for civic amenities along with a temple.

    iii) It has access to roads from both sides. One of the side is having drains and they will take permission for discharge of excess treated water and storm water from the PKDA along with the final plan approval, as informed by the PP.

iv) There are temporary tents facilities for devotees as informed by PP. All temporary structures to be removed before implementing the project. An undertaking needs to be furnished by PP.

v) The land is already covered with plenty of trees including green belt. PP was advised to relocate few trees if required instead of cutting.

vi) The layout plan was discussed in details. The plan is to build school for poor and needy students with hostels and canteen facilities. There is no hospital or health centre in the plan. Fire corridors, RWH, STP etc are all in plan shown by the consultant and PP.

vii) PP informed that as there will be no hospital they will not install any ETP. Accordingly, the query on ETP to be deleted from the Proceeding.

viii) Although some civic amenities are allowed under ESZ with regulations, the notification is silent about temple. Thus, as the area falls under ESZ, NOC/ Clearance from MOEF to be obtained by PP for getting EC.

ix) Other statutory clearance to be taken before implementing the project.

Considering the information furnished and the presentation made by the consultant, **M/s Grass Roots Research & Creation India (P) Ltd., Noida** along with the project proponent, the SEAC recommended the following:

A. Environmental Clearance may be granted to the project valid for 10 years with stipulated conditions as per **Annexure – I in** addition to the following specific conditions**.**

i) **The proponent shall obtain Wildlife Clearance as it is located within Eco-Sensitive Zone (ESZ) of Balukhand Wildlife Sanctuary**. **Construction activity for the project shall be started after obtaining Wildlife Clearance.**

ii) The Proponent before implementation of the project shall convert the land to Gharabari and shall take the ownership of the land if not already taken.

iii) The Proponent shall obtain permission/NOC from Executive Engg. (PHD) and / or from the appropriate authority for disposal of excess STP treated water to the nearest drain without which the Proponent will not start construction work. Also, in case of the connecting drain passing through others land (Govt. or Private land), the Proponent shall obtain the permission and possession as the case may be.

iv) There are temporary tents facilities for devotees as informed by PP. All temporary structures shall be removed before implementing the project.

v) The total green area shall be 16,153.24 m² i.e. 25% of the plot area as proposed.

vi) The land is already covered with plenty of trees including green belt. PP shall relocate few trees if required instead of cutting.

vii) Internal drainage plan with RWH/Re-charge Pits to be taken up based on requirement and with approval of the authority.

viii) Care to be taken in developing land scape to avoid flood situation.

ix) The proponent shall use solar energy at least to the tune of 5% of total power requirement as proposed.

x) The proponent shall obtain permission from concerned Fire Safety Authority.

xi) Trees located within the project area shall be transplanted to alongside the boundary green development area.

xii) The proponent shall implement the Pollution Control Measures and safeguards as proposed in the Environment Management Plan (EMP) of project report.

xiii) The project proponent shall maximise utilisation of treated water in flushing, plantations and ground washings etc. as per need to reduce water discharge to drain. This shall be verified in future compliance report.

xiv) The PP will not commence construction unless the drain lay out is finalized and permission given for the same by the authority to discharge excess treated water & storm water.

xv) Before starting the construction project physical properties as well as engineering properties of the soil along with its bearing capacity should be undertaken and the report should be submitted.

xvi) All compliances submitted/ committed by PP(s) shall be strictly adhered to them in addition to all the conditions/ specific conditions of EC.

xvii) Considering that the project is in an Eco-Sensitive Zone, the PP will operate only battery operated vehicles within the complex to minimize disturbances to wildlife, maintain tranquillity, and promote sustainable visit to the temple.

B. The SEIAA, Odisha may consider to grant Environmental Clearance after the proponent submits the following information / documents:

a) Copy of the application submitted for Wildlife Clearance as it is located within Eco-Sensitive Zone (ESZ) of Balukhand Wildlife Sanctuary.

MEMBER SECRETARY, SEAC