

**MINUTES OF THE 253rd MEETING OF
STATE EXPERT APPRAISAL COMMITTEE,
(SEAC), TELANGANA STATE
HELD ON 25.07.2023, 10:30 A.M**

Minutes of the SEAC Meeting held on 25.07.2023

MINUTES OF THE 253rd MEETING OF STATE EXPERT APPRISAL COMMITTEE (SEAC) HELD ON 25.07.2023 AT BLOCK NO.305, MAITRIVIHAR COMMERCIAL COMPLEX, AMEERPET, HYDERABAD - 500038.

The following members were present:

S. No.	Name of the Expert	Position
1.	Prof.Ch.Krishna Reddy, Villa No. 25, Senor Valley, Filmnagar, Shaikpet, Hyderabad – 500 096 Ph: 9866629265	Chairman.
2.	Shri Ravindra Samaya Mantri H.No: 3-5-44/1, Flat No. 301, Areadia Apartments, Edengaden Road, Hyderabad- 500001. Ph:9491145160	Member
3.	Prof.A.Panasa Reddy, H.No. 4-7-17/5/1, Ragharendra Nagar, Nacharam, Hyderabad-500076. Ph: 9849957268	Member
4.	Prof.C.Venkateshwar, Department of Botany, University College of Science. OU. Hyd. Flat No. 117, 'C' Block, Janapria castle, Ramnagar, Vidyanagar – Hyderabad Ph:9440487742 & 8096754604	Member
5.	Dr.K.Shivakumar, Plot No. 328, Flat No: 302, Mehar Ninan, KPHB 6 th phase, Kukatpally, Hyderabad-500 072 Ph: 99517 01067	Member
6.	Dr.(Ms)Thatiparthi Vijayalakshmi Plot No.110, Siddartha Nagar, S.R. Nagar Post, Hyderabad-500038. Ph: 9440896661	Member

The members present declared that there are no conflicts of interest with the projects being considered in this meeting. After general introductory remarks by the Chairman, SEAC, the Committee took up items agenda-wise. The decisions of the SEAC on each case are recorded below.

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Agenda Item No. 24	Mahaveer Orchid by Sri. J. Ravinder Raju & Others, Survey No. 211, Ramachandrapuram Village & Mandal, Sanga Reddy District. - Environmental Clearance - Reg.
Proposal No.	SIA/TG/INFRA2/437668/2023 (EC)

The representative of the project proponent Sri Sai Kiran and Sri G.V. Reddy of M/s. Team Labs & Consultants, Hyderabad attended and made a presentation before the SEAC.

The SEAC noted that total plot area is 7,935.0 Sq.m.,;Out of which green area is 794.0 Sq.m. (10.0 %).

It was informed that the total built up area of the project is 1,10,688.0 Sq.m. The project consists of Residential and Commercial Construction Project to accommodate total no. of 298 units. Maximum No. of floors proposed in the project are 4B + G + 35 Floors, out of which, Residential floors from are 7 - 35 Floors and Commercial are G + 4 Floors; Environmental Deck and Amenities in 6 Floor.

It is also noted that Parking area to be provided is 31,735.0 Sq.m.; Residential is 20,888.0 Sq.m. (33 % against required 33%) & for Commercial is 5,680.8 Sq.m. (44 % against required 44%).

The total cost of the project is Rs.240.0 Crores. The proponent is proposing budget for Environmental protection towards capital cost: Rs.359.4 Lakhs during construction phase and Rs. 6.2 lakhs during occupation phase, Recurring cost: Rs.42.0 lakhs/annum during construction phase and Rs.42.0 lakhs/annum during occupation phase.

During presentation, the proponent informed that they have obtained NOC dt. 27.03.2018 for height clearance from Airports Authority of India w.r.t. the proposed project and submitted copy of the same. It is observed from the NOC that the site elevation is 557 mts AMSL and the permissible top elevation is restricted to 675 mts AMSL. The SEAC noted that the height of the building is within the permissible top elevation restricted by the AAI. The proponent submitted the Risk Assessment report & Disaster Management Plan.

The proponent submitted undertaking letter for traslocation of trees.

The proponent informed that the existing buildings present in the site will be dismantled as per C&D waste rules before starting of the construction.

After detailed discussions, the SEAC recommended for issue of EC.


CHAIRMAN, SEAC