

**Minutes of the 223<sup>rd</sup> Meeting of the State Expert Appraisal Committee (SEAC), Haryana constituted for considering Environmental Clearance of Projects (B Category) under Government of India Notification dated 14.09.2006 held on 21.10.2021 under the Chairmanship of Sh. V. K. Gupta, Chairman, SEAC, through Video Conferencing (VC).**

At the outset the Chairman, SEAC welcomed the Members of the SEAC and advised the Secretary to give brief background of this meeting. The minutes of the 222<sup>nd</sup> Meeting were discussed and approved without any modification. In the meeting 8 no. of agenda projects received from SEIAA, were taken up for scoping, appraisal and grading as per agenda circulated.

In the wake of recent crises of COVID-19, lockdown situation, Committee took a decision to scope and appraises the EC cases as per the guidelines issued by MoEF & CC from time to time by video conferencing. It was decided that before the commencement of online video conferencing the agenda is required to be mailed beforehand. Accordingly the agenda of the present meeting was mailed to SEAC members in advance and a video conference meeting was organized in this regard on 21.10.2021.

The 223<sup>rd</sup> meeting of SEAC Haryana was held online by video conferencing on 21.10.2021. The following members joined the meeting:

<b>Sr. No.</b>	<b>Name</b>	<b>Designation</b>
1.	Shri Prabhakar Verma	Member
2.	Sh. S. N. Mishra	Member
3.	Shri Raj Kumar Sapra	Member
4	Dr. Surinder Kumar Mehta	Member
5.	Ar. Hitender Singh	Member
6.	Dr. Vivek Saxena	Member
7.	Dr. Mehar Chand (22.10.2021)	Member
8.	Shri Anil Kumar Mehta (22.10.2021)	Member
9.	Dr. R. K. Chauhan, Joint Director, Environment & Climate Change Department, Haryana	Secretary

**223.01 EC for establishment of proposed 18MW Cogeneration power plant at village SheikhpuraJagir, Tehsil & District Karnal Haryana by M/s Karnal Co-Operative Sugar Mill Ltd.**

**Project Proponent : Mr.BhajanLal**  
**Consultant : Mantras Green Resources Ltd.**

The project proponent submitted the case to the SEIAA vide online proposal no. SIA/HR/THE/63370/2020 dated 18.06.2021 as per check list approved by the SEIAA/SEAC for obtaining EC under category 1(d) of EIA Notification dated 14.09.2006.

The Case was taken up in 217<sup>th</sup> meeting of SEAC Haryana held on 19.07.2021. Before the presentation, the PP informed during discussion that they have already run the trial of the machinery for enhanced capacity of sugar plant.

- The Proposed project is for EC for establishment of proposed 18MW Cogeneration power plant at village Sheikhpura Jagir, Tehsil & District Karnal Haryana by M/s Karnal Co-Operative Sugar Mill Ltd

The discussion was held on machinery installed, status of the project, construction status , capacity of COGEN Power plant and decided that the PP shall reply to the following observation before taking up the case for further appraisal

1. The PP and Consultant shall submit the affidavit about the status of installation of proposed COGEN 18 MW Power plant machinery at site.
2. The PP shall submit the list of all the FAE's who were involved in the preparation of proposed report.
3. The PP shall submit the status of construction at the proposed COGEN 18 MW Power plant

The PP submitted the reply of above said observation vide letter dated 23.08.2021.

The case was taken up in 220<sup>th</sup> meeting of SEAC held on 30.08.2021.And after detailed deliberation the committee decided in the meeting to constitute a Sub-Committee for site visit to verify the status report of the project.

The sub-committee consists of the following:

1. Sh. A.K. Mehta, Member, SEAC
2. Sh. Mehar Chand, Member, SEAC

The Committee shall visit the project site and submit the report regarding the status of the project in view of the details as mentioned above within 15 days positively and their case will be taken up in next meeting accordingly.

Thereafter, the case was taken up in 221<sup>st</sup> meeting of SEAC held on 29.09.2021 The sub-committee submitted the site inspection report. The MD sugarfed and Sh. SK Sharma appeared before the committee and requested that the report of the committee be shared with them so that the reply of the sub-committee report can be submitted to the SEAC for further decision, however Sh. A.K Mehta Member of sub-committee requested vide email dated that the report shall not be shared with the PP but the committee deliberated on the

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request & decided to share the site inspection report of sub-committee with the PP and members through email by Secretary SEAC.

The PP and consultant submitted the reply of observation of SEAC and thereafter, the case was taken up in 223<sup>rd</sup> meeting of SEAC. The members of sub- committee were not available for meeting due to previous engagements and committee decided to take up the case on 22.10.2021, The case was again taken up on 22.10.2021 on the request of PP but the PP requested for the deferment of the case which was considered and acceded by the SEAC and decided to take up the case in the next meeting.

**223.02 EC for project “proposed construction of Road & Parking in Sector 25 (Residential), Rohtak, Haryana by M/s HUDA Rohtak.**

**Project Proponent : Mr. Sandeep Dahiya**  
**Consultant : Global Management and Engineering consultants**

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/63806/2020 dated 02.07.2021. The project proponent submitted the case to the SEIAA as per check list approved by the SEIAA/SEAC for EC under Category 8(b) of EIA Notification 14.09.2006. The TOR was issued vide SEIAA letter dated 28.10.2021.

Thereafter, the case was taken up in 217<sup>th</sup> meeting of SEAC held on 19.07.2021 but the PP requested vide letter dated 19.07.2021 for the deferment of the case which was considered and acceded by the SEAC.

Then, the case was taken up in 222<sup>nd</sup> meeting of SEAC held on 11.10.2021. The Discussion was held on revised Form IA, Aravali NOC, Traffic study, no. of Trees details, EMP, Collaboration agreement, Geo Technical studies, Fire safety and fire rescue plan, contour plan, STP, air dispersion etc. and certain observations were raised as following:-

1. The PP shall submit the documents as per area development plan
2. The PP shall submit the note of STP capacity details and inflow of areas into STP.
3. The PP shall submit the undertaking for outflow of STP not to be put in drain and use in green area of this and other sectors of HUDA
4. The PP shall submit the affidavit from HOD that not to use/put in canal (reuse) and will pump STP water to other sectors for use in other sectors green belt.
5. The PP shall submit the large map of contour level and itsrainflow
6. The PP shall submit the Air mode primary micro met logical data
7. The PP shall submit the dat files; isopleths, wind rose diagram
8. The PP shall submit the plagiarism certificate for EIA report
9. The PP shall submit the Geo-Technical study
10. The PP shall submit the revised population detail

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11. The PP shall submit the valid license / land details
12. The PP shall submit the zoning plan
13. The PP shall submit the authority letter for engaging consultant
14. The PP shall submit the status of construction
15. The PP shall submit the green belt development plan
16. The PP shall submit the traffic circulation plan
17. The PP shall submit the parking plan
18. The PP shall submit the location of RWH on map
19. The PP shall submit the water assurance from competent authority
20. The PP shall submit the power assurance from competent authority
21. The PP shall submit the reports of air, water, noise and soil
22. The PP shall submit the dual plumbing plan
23. The PP shall submit the Tangible EMP
24. The PP shall submit the details of construction to be carried out by HUDA
25. The PP shall submit the levels of drain with projects.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

The case was taken up for appraisal on 21.10.2021 but the reply of observation was circulated through email to the members and PP requested to take up the case on 22<sup>nd</sup> October due to some technical issues. The case was again taken up on 22.10.2021 and PP presented the case before the committee and discussion was held on the observation and it was conveyed that the PP shall submit the complete reply of observation as per discussion.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

**223.03      EC for Expansion of Institutional Project “NCR Biotech Science Cluster Phase-II at village Bhankri, Faridabad, Haryana by M/s Translational Health Science And Technology institute Thsti.**

**Project Proponent: Mr. MV Santo  
Consultant            : M/s Atmos Sustainable Solutions Pvt. Ltd.**

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/211992/2021 on dated 02.08.2021 as per check list approved by the SEIAA/SEAC

for obtaining Environmental Clearance under Category 8 (b) of EIA Notification 14.09.2006. The Auto TOR was granted by SEIAA vide letter dated 07.08.2020.

The case was taken up in 218<sup>th</sup> meeting of SEAC held on 30.07.2021 but the members informed the committee that they have not received the documents and it was unanimously decided to defer the case as the documents were not circulated to the members and their case will be considered only after the receipt of documents.

Then, the case was taken up in 222<sup>th</sup> meeting of SEAC held on 11.10.2021. The Discussion was held on compliance report , Forest NoC, distance of wildlife from the project site ,ETPetc. and certain observations were raised as following:-

- 1) The PP shall submit the certified compliance report
- 2) The PP shall submit the Wild life conservation plan approval by Chief Wild life warden.
- 3) The PP shall submit the ETP – why not installed
- 4) The PP shall submit the green belt development map and details of green area.
- 5) The PP shall submit the copy of Sanction of FCA cases (old and new)
- 6) The PP shall submit the activity wise break up area of the project
- 7) The PP shall submit the duly approved plan/Layout plan.
- 8) The PP shall submit the drainage map with contour of each area of the project
- 9) The PP shall submit the position of existing and proposed area of the project.
- 10) The PP shall submit the hydraulic design details of STP proposed at the site.
- 11) The PP shall submit the FAR for each component as per approved plan.
- 12) The PP shall submit the affidavit that no legal case is pending against the PP regarding land or any other issues of the project.
- 13) The PP shall submit the KLM file of the project site
- 14) The PP shall submit the land use details of the project
- 15) The PP shall submit the Geo Technical Studies
- 16) The PP shall submit the Population calculations as per NBC norms.
- 17) The PP shall submit the seasonal testing reports of water, air, soil and noise
- 18) The PP shall submit the technology of water treatment, hydraulic design, dimensions of each component of each STP, MLSS standards to be achieved in each STP
- 19) The PP shall submit the Solid waste calculations and its management plan
- 20) The PP shall submit the traffic study incremental load analysis wr.t. current roads/status of connecting roads a up-gradation plan.
- 21) The PP shall submit the air dispersion modeling, sampling locations, wind rose, DG/vehicular emission data, AAQ data of seven locations.
- 22) The PP shall submit the ECBC Compliance with Energy saving
- 23) The PP shall submit the RWH details based on calculation @ 90 mm rain fall and double bore well for better sustainable RWH
- 24) The PP shall submit the parking calculations along with Map
- 25) The PP shall submit the tangible EMP Capital and recurring cost for the project
- 26) The PP shall submit the biodegradable waste management plan of the project along with organic waste convertor. The schematic diagramme for the management of organic waste and calculation along with mode of collection, segregation, transportation and disposal of complete Biodegrade waste.
- 27) The PP shall submit the proof and affidavit that no work has been carried out after the expiry of EC.
- 28) The PP shall submit the affidavit that the plot holders will seek separate EC, if the built up area is more than 20,000.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after **223<sup>rd</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 21.10.2021**

the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

Thereafter, the case was taken up in 223<sup>rd</sup> meeting of SEAC held on 21.10.2021 but the PP requested for the deferment of the case which was considered and acceded by the SEAC.

**223.04 EC of Project “National Institute of Ayurveda, Panchkula” Sector 5D, Shree Mata Mansa Devi Shrine Board Campus, Panchkula, Haryana by M/s National Institute of Ayurveda**

**Project Proponent : Mr. Gulab Chand Pamnani**  
**Consultant : Eco laboratories & consultants**

The project was submitted to the SEIAA vide online proposal no. SIA/HR/MIS/199240/2021 on dated 03.06.2021 as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 8 (a) of EIA Notification 14.09.2006.

The case was taken up in 218<sup>th</sup> meeting of SEAC held on 30.07.2021. The discussion was held on Geo Technical studies, Traffic study, RWH, water circulation, ECBC studies, AAQ testing solid waste, Hazardous waste, E-waste ,Bio Medical waste, and certain observations were raised as following:-

1. The PP shall submit the copy of papers of wildlife activity plan updated on website of NBWL.
2. The PP shall submit the noise control measure for the hospital
3. The PP shall submit the location of STP ,RW on the plan
4. The PP shall submit the Geo Technical study
5. The PP shall submit the Forest NOC
6. The PP shall submit the Traffic study
7. The PP shall submit the EMP plan
8. The PP shall submit the undertaking that separate EC if area greater than 20,000sqm
9. The PP shall submit the building plan for an area greater than 20,000sqm
10. The PP shall submit the disposal of infection waste
11. The PP shall submit the traffic circulation plan
12. The PP shall submit the ZLD for ETP
13. The PP shall submit the location of storage of chemicals along with its threshold limits.
14. The PP shall submit the onsite and offsite emergency plan
15. The PP shall submit the contour plan
16. The PP shall submit the Fire SOP
17. The PP shall submit the Dual plumbing plan for residence from STP.
18. The PP shall submit the progress of Green plan along with no of trees in the existing area along with girth, age and type of trees
19. The PP shall provide the different provisions for ETP & STP.
20. The PP shall submit the Geo Technical studies of project area.
21. The PP shall submit the Traffic study and incremental load analysis with current status of connecting roads.
22. The PP shall submit the basement details
23. The PP shall submit the details lease deed
24. The PP shall submit the details of Form I, (Pt. 2&3)

25. The PP shall submit the revised rain water harvesting details with intensity to be taken @ 0.09 and size of pit should be optimum.
26. The PP shall submit the revised water circulation incorporating HVAC component.
27. The PP shall submit the ECBC studies with percentage energy savings.
28. The PP shall submit the AAQ testing for one month at three locations.
29. The PP shall submit the key plan of sampling locations, DG/Vehicular emissions data
30. The PP shall submit the Water requirement for kitchen, laundry, clinics need to be given and added to the total water requirement.
31. The PP shall submit the contours plan indicating level of proposed site in terms of drainage pattern.
32. The PP shall submit the solid waste, Hazardous waste, E-waste, Bio Medical waste management details.

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that his project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

Then, the case was taken up in 222<sup>nd</sup> meeting of SEAC held on 11.10.2021. The Discussion was held on compliance report, Forest NoC, distance of wildlife from the project site, ETP etc. and certain observations were raised as following:-

1. The PP shall take permission from NBWL and submit the Plan – eco sensitive zone
2. The PP shall submit the plan showing location of RWH. – Biomedical waste should not go in RWH.
3. The PP shall submit the Forest NoC
4. The PP shall submit the revised EMP
5. The PP shall change contour level
6. The PP shall take permission for planting 65 trees, consider for transplant in consultation with forest department
7. The PP shall submit the revised water balance
8. The PP shall submit the undertaking for modular STP

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

The PP submitted the reply of above said observation on 19.10.2021 and the case was taken up in 223<sup>rd</sup> meeting

- The proposed project of National Institute of Ayurveda by “Ministry of Ayush” is located at Sector 5-D, Shree Mata Mansa Devi Shrine Board, Panchkula, Haryana. The project will establish an indispensable health infrastructure required for providing support for ensuring health, well-being and cure for various diseases. In addition, it will also provide general health facilities and precautionary, health check-ups/medical camps required on regular basis for

the unprivileged population (especially those who cannot afford high cost medical and health facilities) in the region.

- It will comprise of 250 bedded hospitals block and service block Hospital, Auditorium, Academic Block, Guest House, U G Double Occupancy Hostel (Male & Female), PG Single Occupancy Hostel (Male & Female), International Single Occupancy Hostel, Type II, III, IV and V Quarters, Directors Bungalow, Shops. Following departments will be established in the hospital
- The project will comprise of all the laboratories and health monitoring services like central laboratory, CT scan & MRI, Ultrasound & X -ray room, OTs & wards. The project will also include services and facilities such as kitchen, laundry, lift, demo room, student room and doctor room, audio/video visual room, private wards, doctor's lounge, preparation & sterilization room, seminar room, administration hall and consultant chambers.
- The project has been planned as per the allotted land for the project as per approved Master Plan for Mata Mansa Devi Shrine Board. A lease deed has been signed between Shri Mata Mansa Devi Shrine Board, Panchkula and Secretary to Government of India (GoI), Ministry of Ayush for 19.87 acres of land.
- The land is on lease for 33 years and renewable after 33 years upto 99 years.
- Shukna wild life Sanctuary lies at 6.2 km from the project site.
- The project is appraised **on concept** as building plans are not approved from competent authority.
- PP submitted the lay out plan approved from DTCP vide dated 28.12.2016

The PP presented the case before the committee. The details of the project, as per the documents submitted by the project proponent, and also as informed during the presentation in the meeting are as under:-

**Table 1: Basic details**

<b>Name of the Project:</b> “National Institute of Ayurveda, Panchkula” at Sector 5D, Shree Mata Mansa Devi Shrine Board, Panchkula, Haryana by Ministry of Ayush, Government of India		
<b>Sr. No.</b>	<b>Particulars</b>	<b>Details</b>
1.	Online Proposal Number	SIA/HR/MIS/199240/2021
2.	Latitude	30° 43'10.20" N
3.	Longitude	76° 51'40.80"E
4.	Plot Area	80,411.04 sq.m. (19.87 acres)
5.	Net Plot Area	-
6.	Proposed Ground Coverage (@ 17.73%)	14,254 sq.m.

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7.	Proposed FAR(@ 57.02%)	45,851.96 sq.m.
8.	Non FAR	13,914.83 sq.m.
9.	Total Built Up area	59,766.79sq.m.
10.	Total Green Area (@ 28.9%)	23,225.543 sq.m.
11.	Rain Water Recharging Pits (with size)	20 Pits 4 m Diameter& 6 m depth
12.	Proposed STP & ETP Capacity	STP of 300 KLD& ETP of 25 KLD capacity
13.	Total Parking	Total proposed parking = 573 ECS
14.	Organic Waste Converter	2 OWC of size 300 kg capacity each
15.	Maximum Height of the Building (m)	18.7 m
16.	Power Requirement	4,510 KW (5,012 KVA)
17.	Power Backup	4 DG sets of capacity 1000 KVA each + 1 x 500 KVA in Hospital Block and 1 no. of 125 KVA in residential block.
18.	Total Water Requirement	696 KLD
19.	Domestic Water Requirement	269 KLD
20.	Net Fresh Water Requirement	516 KLD
21.	Treated Water	246 KLD
22.	Waste Water Generated	251 KLD
23.	Solid Waste Generated	1,437 kg/day
24.	Biodegradable Waste	432kg/day
25.	Number of Towers	250 Bedded hospital, 1 Auditorium,1 College, 6 Residential buildings, 1 Director's Bungalow,5 hostel buildings and 1 Guest House&1 Shopping complex.
26.	Dwelling Units	96Residential flats
27.	Basement Area	11,216.29 sq.m.
28.	Community Center	1 Auditorium
29.	Stories	250 Bedded hospital (G+2), 1 Auditorium (G+3), 1 College (G+3), 6 Residential buildings (G+3), 1 Director's Bungalow (G), 5 hostel buildings (G+3) and 1 Guest House (G+1) &Shopping complex (G),

30.	R+U Value of Material used (Glass)		Roof U value 1.3 Watts/sq.m.°C
31.	Total Cost of the project:	i) Land Cost	Lease on Rs. 1/annum for 33 years
		ii) Construction	Rs. 246.64 Crores.
32.	EMP Budget ( <b>per year</b> )	i) Capital Cost	Rs. 524 Lakhs
		ii) Recurring Cost	Recurring Cost for construction Phase: Rs. 21 Lakhs/annum Recurring Cost for Operation Phase:Rs. 36 Lakhs/annum
		i. PM 2.5	3.7 µg/m <sup>3</sup>
33.	Incremental Load in respect of:	ii. PM <sub>10</sub>	6.26 µg/m <sup>3</sup>
		iii. NO <sub>2</sub>	45.39 µg/m <sup>3</sup>
		iv. CO	0.020 mg/m <sup>3</sup>
34.	Construction Phase:	i) Power Back-up	4 DG sets of capacity 1000 KVA each + 1 x 500 KVA in Hospital Block and 1 no. of 125 KVA in Residential block.
		ii) Water Requirement & Source	50 KLD
		iii) STP (Modular)	1
		iv) Anti-Smoke Gun	One as per NGT orders will be installed

**Table 2: EMP cost during Construction Phase**

Description	Capital (Rs. Lakhs)	Recurring Cost (Rs. Lakhs/ annum)
Wastewater Management <ul style="list-style-type: none"> <li>Modular STP of 300 KLD capacity based on MBR technology followed by UP</li> <li>ETP of 25 KLD capacity followed by Evaporator</li> </ul>	168	6
Air & Noise Pollution Management (tarpaulin sheets/barricading, DG set stack height, water sprinklers, etc.)	20	2.5
Landscaping	92	1.5

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<ul style="list-style-type: none"> <li>Saplings, tree guards, etc.</li> <li>Gardner (5 persons) (Avg. Salary Rs. 10,000 / month)</li> </ul>		
Rainwater Recharging (Construction of 20 Recharge pits)	84	2
Environmental Monitoring (Ambient Air, Noise, Water, STP, ETP outlet & Soil) including consultancy charges	10	5.5
Solid Waste including Biomedical waste, Hazardous waste Management, etc. <ul style="list-style-type: none"> <li>2 Mechanical composters of 300 kg each</li> <li>Management of waste</li> </ul>	60	1.5
Energy conservation measures such as Solar lights, LEDs & 90 KW solar panel system on roof top of buildings	90	2
<b>TOTAL</b>	<b>Rs. 524 Lakhs</b>	<b>Rs. 21 Lakhs</b>

**Table 2: EMP cost during Operation Phase**

<b>Description</b>	<b>Recurring cost (Rs. Lakhs /annum)</b>
Wastewater Management <ul style="list-style-type: none"> <li>Repairing / maintenance of any defected component</li> <li>Media or chemicals, etc.</li> <li>Manpower (4 persons) (Avg. Salary Rs. 10,000 / month)</li> </ul>	8
Air & Noise Pollution Management (Maintenance Charges for DGs, AHUs, etc.)	1.5
Landscaping <ul style="list-style-type: none"> <li>Saplings, tree guards, etc.</li> <li>Gardner (5 persons) (Avg. Salary Rs. 10,000 / month)</li> </ul>	7
Rainwater Recharging <ul style="list-style-type: none"> <li>Cleaning / Maintenance of pits</li> <li>Manpower</li> </ul>	5
Environmental Monitoring (Ambient Air, Noise, Water, STP, ETP outlet & Soil)	2.5
Solid Waste including Biomedical waste, Hazardous waste Management, etc. <ul style="list-style-type: none"> <li>Maintenance of equipments</li> <li>Bins &amp; Polythene bags</li> <li>Manpower salary (5 persons) (Avg. Salary Rs. 10,000 / month)</li> <li>Management of waste</li> </ul>	8
Solar lighting, LEDs & solar panel system <ul style="list-style-type: none"> <li>Servicing &amp; Maintenance</li> </ul>	4
<b>TOTAL</b>	<b>Rs. 36 Lakhs</b>

**Social Responsibility:** Amount of Rs. 30 lakhs will be reserved under social responsibility. Free health check-up camps, medicines to BPL persons, treatment, minor surgery, etc. will be conducted after regular intervals.

The discussion was held on Forest NOC, STP, contour level, existing trees, water balance, RWH, License, Mozaic plan, traffic study, forest NOC, wildlife distance, Green plan, revised EMP, audited CER, Aravalli NOC, Building plan, zoning plan, concept, isopleths, HVAC, Boiler details, chemical details, Risk Assessment, STP/ETP details.

The deliberation was also held on forest NOC dated 13.10.2021 vide which they informed that the PP shall take the prior approval of forest deptt for cutting any tree other compliance of conditions as the area falls in 1900PLPA as per the Forest deptt. Letter no. 7666 dated 13.10.2021 and certain observations were raised which were replied by PP vide letter dated 21.10.2021 along with undertaking mentioning that

- The PP submitted the papers on the portal of MOEF for the clearance of Standing Committee of National Board of Wildlife
- That transplantation will be undertaken for tree species (Jamun, Amaltas, Lasoda&Gular).
- That compensatory plantation in the ratio 3:1 will be undertaken within the project premises for Kikar, Safeda, Shisham and Muskat which are to be cut.
- That transplantation and cutting of trees will be undertaken only after obtaining permission from the forest department
- The waste water will be treated in proposed Modular STP of 300 KLD.

The documents were placed before the committee and committee after discussion considered the reply and after deliberations the Committee rated this project with **“Gold Rating”** and was of the unanimous view that this case for granting Environmental Clearance under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India should be recommended to the SEIAA with the following specific and general stipulations:

**A. Specific conditions:-**

- 1) The PP shall take the prior approval of forest department for cutting any tree and shall comply the Forest department Letter no. 7666 dated 13.10.2021 as area falls in 1900 PLPA.
- 2) The PP shall obtain the clearance of standing committee of NBWL
- 3) The PP shall get transplant the existing trees with the permission of DFO, forest deptt. Haryana.
- 4) Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening
- 5) The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
- 6) The PP shall ensure that total 2% of the cost of project shall be spent on EMP Budget. However, the amount and component shown in EMP table above shall also be included for the purpose of 2% amount. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the

project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell as per documents submitted.

- 7) The PP shall not carry out any construct above and below through the project and ensure that permission of the competent authority shall be obtained before carry out any construction above or below the revenue rasta if passing through the project. The PP shall put notice board on the revenue rasta for the passer byes.
- 8) The project proponent shall upload the status of compliance of the basic details (given in above tables), stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
- 9) Construction site should be adequately barricaded before the construction begins
- 10) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- 11) Vehicles used for bringing construction materials to the site should be in good condition and should have a pollution check certificate, covered and conform to statutory air and noise emission standards and should be operated only during non-peak hours of the day.
- 12) Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be taken to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/OPCB
- 13) Fly ash bricks should be used as building material in the construction as per the provisions of Fly Ash Notification of September, 1999 and as amended thereafter.
- 14) Fixtures for showers, toilet flushing and drinking water should be of low flow type and restricted to requirements by use of aerators, avoiding wastage pressure reducing devices or sensor based controls.
- 15) The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
- 16) Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to solid waste dumping site through authorized vender.
- 17) Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habilitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
- 18) No tree cutting has been proposed in the instant project. A minimum of 1 tree for every 80sqm of land should be planted and maintained. The Existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. As proposed 23,225.543 sq.m.(28.9 % of the total plot area) shall be provided for Green Area development for whole project.

- 19) The Project Proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- 20) Consent to establish/operate for the project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
- 21) The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of firefighting equipments etc. as per National Building Code including protection measures from lightening etc.
- 22) The PP shall obtain the Fire NOC from the Competent Authority before taking the occupation of the building.
- 23) The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon footprint. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the So2 load by 30% if HSD is used. The DG sets will be operated for maximum 04 hours during power failure through Executing Agency
- 24) The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority.
- 25) The PP shall not give occupation or possession before the electricity connection permitted by the competent Authority.
- 26) The PP shall obtain the permission regarding withdrawal of ground water from CGWA before the start of the project and also obtained the CTO from HSPCB after the approval from CGWA.
- 27) The PP shall carry out the quarterly awareness programs for the stakeholders of the project.
- 28) 20Rain water harvesting recharge pits shall be provided for ground water for ground water recharging as per the CGWB norms.
- 29) The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 20RWH pits.
- 30) The PP shall provide the Anti smog gun mounted on vehicle in the project for suppression of dust during construction & operational phase and shall use the treated water, if feasible.
- 31) The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
- 32) The PP shall provide the mechanical ladder for use in case of emergency.
- 33) The PP shall abide by Bio-medical waste management Rules 2016 and made agreement with Service provider for Biomedical waste and also update on the online monitoring system as per advised by HSPCB
- 34) The PP shall not allow the sewage into ETP and ETP sludge shall be disposed as per Hazardous waste Management rules and in consultation with HSPCB.
- 35) Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.

**B. Statutory Compliance:**

- [1] The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- [2] The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc as per National Building Code including protection measures from lightening etc.
- [3] The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
- [4] The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.

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- [5] The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
- [6] The project proponent shall obtain the necessary permission for drawl of ground water /surface water required for the project from the competent authority.
- [7] A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- [8] All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- [9] The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, the Plastics Waste (Management) Rules, 2016 and Batteries waste (Management Handling Rules 2001 as amended in 2020) shall be followed.
- [10] The project proponent shall follow the ECBC Act/ECBC-Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

## **I Air Quality Monitoring and Preservation**

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

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height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Ultra low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.

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

## **II Water Quality Monitoring and Preservation**

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

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- approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
- xvi. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
  - xvii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
  - xviii. No sewage or untreated effluent water would be discharged through storm water drains.
  - xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
  - xx. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
  - xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

### **III Noise Monitoring and Prevention**

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

### **IV Energy Conservation Measures**

- i. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency as per ECBC Act, 2017 read with ECBC Rules, 2018 shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC also which is in no case should be less than 25% as prescribed.
- ii. Outdoor and common area lighting shall be LED.
- iii. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof R & U-values shall be as per ECBC specifications.
- iv. Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in

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- place before project commissioning.
- v. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
  - vi. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.
  - vii. The PP will submit report indicating compliance of each parameter of ECBC requirement and submit quantification saving report for each component.

## **V Waste Management**

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

## **VI Green Cover**

- i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
- ii. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and

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maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.

- iii. Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.
- iv. Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

## **VII Transport**

- i. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
  - a) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
  - b) Traffic calming measures.
  - c) Proper design of entry and exit points.
  - d) Parking norms as per local regulation.
- ii. Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.
- iii. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

## **VIII Human Health Issues**

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

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## **IX Corporate Environment Responsibility**

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

## **X Miscellaneous**

- i. The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
- ii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
- iii. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
- iv. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
- v. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
- vi. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- vii. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- viii. The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.
- ix. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change

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(MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.

- x. Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance
- xi. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.
- xii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
- xiii. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
- xiv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
- xv. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
- xvi. The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.

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

**Project Proponent :Mr. Rajesh Kakkar**  
**Consultant : M/s Global management and Engineering Consultant**

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

The case was taken up in 217<sup>th</sup> meeting held on 19.07.2021 but the members informed the committee that they have not received the documents and it was unanimously decided to defer the case as the documents were not circulated to the members and their case will be considered only after the receipt of documents.

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

As per discussions in the meeting, it was desired by the SE. of Horticulture that at the first step they would like to get the project cleared for the area development to avoid any

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mess created in the EIA /EMP and desired to submit its proposal for area development in the first phase for environment clearance with Stipulation that its future expansion, any built up area more than 20000 meter square will require fresh separate environment clearance, certain observations were raised

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

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that his project will be considered only after receiving the reply of observations otherwise it shall be recommended for rejection/ filing.

Then, the case was taken up in 222th meeting of SEAC held on 12.10.2021. The Discussion was held on the observations raised vide MOM 219th meeting of SEAC and Committee decided that PP shall submit the revised reply of observations as discussed in the meeting and it was decided that the case will be taken up in the next meeting accordingly.

The PP submitted the reply of above said observation vide letter dated 12.10.2021 and the case was taken up in 223rd meeting of SEAC. The PP presented the case before the committee.

- The Project "Proposed is for Development of India International Horticulture Market in an area of 221.3 Ha. (547 acres) at Village Teha & Shahpur Taga, Ganaur, Sonipat, Haryana by M/s Haryana International Horticulture Marketing Corporation Limited
- The PP informed that the building plans will be approved by the Mandi board, Haryana
- The PP submitted the geotechnical report dated 04.04.2011
- The TOR was granted vide SEIAA letter NO. SEIAA(127)/HR/2021/290 dated 12.04.2021
- The project is appraised on Concept basis as the building plans or drawings are not approved by the competent Authority.
- No wild life sanctuary lies within 10 km from the project site.

**The details of the project, as per the documents submitted by the project proponent, and also as informed during the presentation in the meeting are as under:-**

**Table 1: Basic details**

<b>Name of the Project:</b> EIA/EMP REPORT PROPOSED AREA DEVELOPMENT PROJECT FOR INDIAN INTERNATIONAL HORTICULTURAL MARKIET IN AN AREA OF 221.3 Ha. AT VILLATE TEHA & SHAHPUR TAGA, GANAUR, SONIPAT, HARYANA.		
<b>Sr. No.</b>	<b>Particulars</b>	
1.	Online Proposal Number	
2.	Latitude	
3.	Longitude	
4.	Plot Area	
5.	Net Plot Area	
6.	Proposed Ground Coverage	
7.	Proposed FAR	
8.	Non FAR Area	
9.	Total Built Up area	
10.	Total Green Area with %	
11.	Rain Water Harvesting Pits (with size)	
12.	STP Capacity	
13.	Total Parking	
15.	Maximum Height of the Building (m)	
16.	Power Requirement	
17.	Power Backup	
18.	Total Water Requirement	
19.	Domestic Water Requirement	
20.	Fresh Water Requirement	
21.	Treated Water	
22.	Waste Water Generated	
23.	Solid Waste Generated	
24.	Biodegradable Waste	
	Organic waste convertor	
31.	Total Cost of the project:	i) Land Cost
		ii) Construction Cost
32.	EMP Budget ( <b>per year</b> )	iii) Capital Cost
		iv) Recurring Cost
33.	Incremental Load in respect of:	i) PM 2.5
		ii) PM 10
		iii) SO <sub>2</sub>
		iv) NO <sub>2</sub>
		v) CO
34	Status of Construction	
35.	Construction Phase:	v) Power Back-up
		vi) Water Requirement & Source
		vii) STP (Modular)
		viii) Anti-Smoke Gun

**Detail of Build-up area of IIHM Project Phase 1st.**

<b>Sr. No.</b>	<b>Description of items</b>	<b>Total Buildup area in Sq.m</b>
1	SHEDS(1 to 12) (352m x56m ) With Mazanine	36211
2	SHEDS (13 ) (352 m x 32m )With Mazanine	1660
3	SHED 14 : EXISTING (192 x 56 )	1075
4	FISH MARKIT (352m x 56m) With Mazanine	3017
5	FOREIGN FLAGSHIP (Pavellion ) [285 x 32]	9120
6	FARMER' S SHED (212 x 35 m )	7420
7	BUSINESS CENTRE (Tower of excellence / IT /Bank / Post	13370
8	RETAIL ZONE ( Mobile Retalling ,Market on Wheel, Mini Stalls, Kiosk (booth ) , convenience Store, Famous (Brand ) Shops etc .)	2320
9	INSTITUTIONAL SPACE (Institute Block + Police Station + Poly Clinic )	
	Institute Block	1060
	Police Station	1514
	Poly Clinic	1940
10	FIRE STATION	4488
11	WORKSHOPS / SERVICE STATIONS	1536
12	FARMER' S REST HOUSES	3725
13	OFFICIAL's COLONY	1665
14	CONTAINER CHARGING SPACE	1100
15	CAR CHARGING SPACE	580
16	TAXI STAND	400
17	Toll Plaza	2600
	<b>Total AREA</b>	<b>497011</b>

**EMP Budget**

<b>Description</b>	<b>During Construction Phase</b>		<b>Description</b>	<b>Operation Phase</b>	
	<b>Lump-sum Capital Cost(lakh)</b>	<b>Lump-sum Recurring Cost(lakh for 2 year)</b>		<b>Lump-sum Capital Cost(lakh)</b>	<b>Lump-sum Recurring Cost(lakh for per years)</b>
Water for Dust suppression	5	4	Solid Waste Management	500	53
Waste Water Management	4	4	Waste Water Management (STP/ETP)	2100 (1L Cost = RS 28, SO 7.5 MLD cost = Rs 21 Cr.)	30
Air, Noise, Soil, Water Monitoring	0	2	Monitoring for Air, Water, Noise & Soil	0	2
PPE for workers & Health Care	10	20	Green Belt Development	200	20
Green Belt Development	5	5	Energy Conservation	100	10

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			Plan/Solar Light		
Medical facilities & Others	5	10	Strom water & Rain Water Harvesting	1532	15
<b>Total</b>	<b>29</b>	<b>53</b>		<b>4432</b>	<b>120</b>

The discussion was held on construction of Shed(1-14), other construction, contour level, parking, traffic study, EMP, RWH, helipad, approval of helipad, power generation, water body, storm water, police station, school, residential building, Institutional area, fish market , water storage, STP and certain observation were raised which were replied by PP vide letter dated 21.10.2021 along with under taking mentioning that

- No construction will be taken up below high tension wire
- That electricity safety measure will be provide in the project site.
- That the power generated from organic solid waste will be less than 15 MW
- That all roof tops of various shed and building will be provided with solar panels and appx. 25 mw of solar energy will be produced
- That the surplus treated water will be supplied to nearby farmers for agriculture use.

The documents were placed before the committee and committee after discussion considered the reply and after deliberations the Committee rated this project with **“Gold Rating”** and was of the unanimous view that this case for granting Environmental Clearance under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India should be recommended to the SEIAA with the following specific and general stipulations:

**A: Specific Conditions:**

1. The PP shall take the necessary approval from PESO, if applicable
2. The PP shall follow the compliance of Public Liability Insurance Act, 1991
3. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of firefighting equipment’s etc. as per National Building Code including protection measures from lightening etc.
4. The PP shall ensure that total 2% of the cost of project shall be spent on EMP Budget. However, the amount and component shown in EMP table above shallalso be included for the purpose of 2% amount. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The details of EMP shall be tangible and monitorable.
5. The PP and consultant agree to display the First Aid measure, Fire Fighting Measure, Accidental Release measure, Exposure and control (Personal Measure) at the site.
6. The project proponent shall upload the status of compliance of the basic details (given in above tables), stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
7. Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration. The Treated effluent from STP shall be recycled/reused for flushing. DG cooling, Gardening and HVAC.

8. The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
9. The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
10. Construction site should be adequately barricaded before the construction begins
11. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
12. Vehicles used for bringing construction materials to the site should be in good condition and should have a pollution check certificate, covered and conform to statutory air and noise emission standards and should be operated only during non-peak hours of the day.
13. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be taken to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/OPCB
14. Fly ash bricks should be used as building material in the construction as per the provisions of Fly Ash Notification of September, 1999 and as amended thereafter.
15. Fixtures for showers, toilet flushing and drinking water should be of low flow type and restricted to requirements by use of aerators, avoiding wastage pressure reducing devices or sensor based controls.
16. Separate wet and dry bins must be provided for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to solid waste dumping site through authorized vender.
17. The PP shall implement the EMP and assess that the implemented EMP is adequate and periodic environmental audits shall be conducted and maintained the records of audit. These audits shall be followed by Corrective action plan to correct the various measures identified during the audits (CAP).
18. Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 km radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habilitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
19. No tree cutting has been proposed in the instant project. A minimum of 1 tree for every 80sqm of land should be planted and maintained. The Existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should 47.91 ha (21.76% of net plot area) shall be provided for green area development.

20. The PP shall provide the Anti-smog gun mounted on vehicle in the project for suppression of dust during construction phase and shall use the treated water, if feasible.
21. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon footprint. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the SO<sub>2</sub> load by 30% if HSD is used.
22. The PP shall not carry any construction below the HT Line passing through the project, if any.
23. The PP shall not carry any construction above or below the Revenue Rasta, if any.
24. The PP shall obtain the permission regarding withdrawal of ground water from CGWA/ State water Authority, Haryana before the start of the project and also obtained the CTO from HSPCB after the approval from CGWA.
25. The PP shall not allow parking of the vehicles on the roads or revenue Rasta outside the project area.
26. The PP shall not give occupation or possession before the water supply and sewage connection permitted by the competent authority
27. The PP shall develop the onsite and offsite emergency plan in consultation with the regulatory authority.
28. 224Rain water harvesting recharge pits shall be provided for ground water recharging as per the CGWB norms.
29. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 224 RWH pits and one water body of 25000 sq. m will be used for storm water left over after recharging in RWH.
30. The PP shall not allow establishment of any category A or B type industry in the project area.
31. The PP shall carry out the quarterly awareness programs for the staff.
32. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.

**B. Statutory Compliance:**

- [1] The project proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- [2] The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc. as per National Building Code including protection measures from lightning etc.
- [3] The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
- [4] The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- [5] The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
- [6] The project proponent shall obtain the necessary permission for drawl of ground water /surface water required for the project from the competent authority.
- [7] A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.

- [8] All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- [9] The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste (Management) Rules, 2016 and Batteries waste (Management Handling Rules 2001 as amended in 2020) shall be followed.
- [10] The project proponent shall follow the ECBC Act/ECBC, Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

**I. Air quality Monitoring and Preservation**

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

## II. Water Quality Monitoring and Preservation

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

gardening. As proposed, no treated water shall be disposed in to municipal drain.

- xviii) No sewage or untreated effluent water would be discharged through storm water drains.
- xix) Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
- xx) Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
- xxi) Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

### **III. Noise Monitoring and Prevention**

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

### **IV. Energy Conservation measures**

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

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recommended to meet its hot water demand from solar water heaters, as far as possible.

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

## **V. Waste Management**

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

## **VI. Green Cover**

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

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- iv) Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

## **VII. Transport**

- i) A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
  - a. Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
  - b. Traffic calming measures.
  - c. Proper design of entry and exit points.
  - d. Parking norms as per local regulation.
- ii) Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.
- iii) A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms. radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms. radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

## **VIII. Human Health Issues**

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

## **IX. Corporate Environment Responsibility**

- i) The project proponent shall comply with the provisions as applicable, regarding Corporate Environment Responsibility.
- ii) The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard



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

#### **X. Miscellaneous**

- i) The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEF&CC/SEIAA website where it is displayed.
- ii) The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
- iii) The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
- iv) The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
- v) The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
- vi) The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- vii) The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- viii) The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.
- ix) No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.
- x) Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance
- xi) The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for

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- Environment Clearance to SEIAA.
- xii) Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
  - xiii) The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
  - xiv) The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
  - xv) The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data/information/monitoring reports.
  - xvi) The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India/High Courts and any other Court of Law relating to the subject matter.

**223.06 ToR for the Proposed Group Housing Project at Village Wazirpur, Sector-92 & 95, Gurugram, Haryana by M/s NA Buildwell Pvt. Ltd. C/o M/s Raheja Developers Pvt. Ltd. and M/s Saan Procon Pvt. Ltd**

**Project Proponent: Mr.premArora**  
**Consultant: Vardan Environet**

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/67213/2021 dated 16.09.2021 as per check list approved by the SEIAA/SEAC, for approval of ToR under Category 8(b) of EIA Notification 14.09.2006.

The case was taken up in 223<sup>rd</sup> meeting of SEAC held on 21.10.2021. The PP presented the case before the committee.

- The PP applied for fresh environment clearance as earlier EC dated 26.05.2009 was expired.

The details of the project, as per the documents submitted by the project proponent, and also as informed during the presentation in the meeting are as under:-

Table 1: Basic details

<b>Name of the Project: Proposed Group Housing project at Village-Wazirpur, Sector-92 &amp; 95, Gurugram, Haryana by M/s N.A Buildwell Pvt. Ltd. C/o M/s Raheja Developers Pvt. Ltd and M/s SaanProcon Pvt. Ltd</b>		
<b>Sr. No.</b>	<b>Particulars</b>	
1.	Online Proposal Number	<b>SIA/HR/MIS/67213/2021</b>
2.	Latitude	28° 25' 4.28" N
3.	Longitude	76° 55' 13.38" E
4.	Plot Area	68,796.45 m <sup>2</sup> / 17 Acres
5.	Net Plot Area	62,560.2540 m <sup>2</sup> /15.45 Acres
6.	Proposed Ground Coverage	9,202.446m <sup>2</sup> (14.71 %)
7.	Proposed FAR	1,08,949m <sup>2</sup>

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8.	Non FAR Area	46,169.22m <sup>2</sup>	
9.	Total Built Up area	1,55,118.22 m <sup>2</sup>	
10.	Total Green Area with %	9,531.602 m <sup>2</sup> (15.235%)	
11.	Rain Water Harvesting Pits (with size)	At appraisal	
12.	STP Capacity	600 KLD& 100 KLD	
13.	Total Parking	1322 E.C.S	
14.	Power Requirement	4716 KW	
15.	Power Backup	4 D.G. Sets of 1,725kVA (1*350kVA + 2*625kVA + 1*125 kVA)	
16.	Total Water Requirement	677 KLD	
17.	Domestic Water Requirement	417 KLD	
18.	Fresh Water Requirement	417 KLD	
19.	Treated Water	260 KLD	
20.	Waste Water Generated	545 KLD	
21.	Biodegradable Waste	1523 Kg/day	
22.	Total Cost of the project:	Rs. 296.26 Crores	
23.	EMP Budget	NA (Will submit till EC)	
24.	Construction Phase:	ix) Power Back-up	01 DG of 100 KVA
		x) Water Requirement & Source	Fresh water – 10 KLD for drinking & sanitation.  Treated wastewater 30 KLD for construction  Source: Fresh water – HUDA Construction Water – treated wastewater from common STP from nearby project premises

The discussion was held on STP, self contained note, compliance report, EC, extension in validity of EC, Forest NOC, RWH, area under different establishment, TOR, CLU, Court cases etc. The Committee deliberated and decided to approve TOR and the project proponent will prepare the EIA by using Model Terms of Reference of MoEF&CC with following additional Terms of Reference:

#### **Standard ToR**

- 1) Examine details of land use as per Master Plan and land use around 10 km radius of the project site. Analysis should be made based on latest satellite imagery for land use with raw images. Check on flood plain of any river.
- 2) Submit details of environmentally sensitive places, land acquisition status, rehabilitation of communities/villages and present status of such activities.
- 3) Examine baseline environmental quality along with projected incremental load due to the project.
- 4) Environmental data to be considered in relation to the project development would be (a) land, (b) groundwater, (c) surface water, (d) air, (e) bio-diversity, (f) noise and vibrations, (g) socio-economic and health.
- 5) Submit a copy of the contour plan with slopes, drainage pattern of the site and surrounding area. Any obstruction of the same by the project
- 6) Submit the details of the trees to be felled for the project.

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

#### Additional TOR

1. The PP shall submit the copy of extended EC which was earlier granted vide letter dated 26.05.2009
2. The PP shall submit the status of construction at the site.
3. The PP shall submit the proof along with affidavit that no construction has been done after the expiry of EC.
4. The PP shall submit the certified compliance report from MOEF&CC.
5. The PP shall submit the green plan as per data/area approved vide Ec dated 26.05.2009
6. The PP shall submit the copy of CTE?CTO?OC for the project till date
7. The PP shall submit the activity wise break up area of the project
2. The PP shall submit the duly approved plan.
3. The PP shall submit the drainage map with contour of each area of the project
4. The PP shall submit the position of existing and proposed area of the project.
5. The PP shall submit the hydraulic design details of STP proposed at the site.

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6. The PP shall submit the FAR for each component as per approved plan.
8. The PP shall submit the affidavit that no legal case is pending against the PP regarding land or any other issues of the project.
9. The PP shall submit the KLM file of the project site
10. The PP shall submit the land use details of the project
11. The PP shall submit the Geo Technical Studies
12. The PP shall submit the Population calculations as per NBC norms.
13. The PP shall submit the water requirement details in view of conservation measures.
14. The PP shall submit the seasonal testing reports of water, air, soil and noise
15. The PP shall submit the technology of water treatment, hydraulic design, dimensions of each component of each STP, MLSS standards to be achieved in each STP
16. The PP shall submit the Solid waste calculations and its management plan
17. The PP shall submit the traffic study incremental load analysis wr.t. current roads/status of connecting roads a up-gradation plan.
18. The PP shall submit the air dispersion modeling, sampling locations, wind rose, DG/vehicular emission data, AAQ data of seven locations.
19. The PP shall submit the ECBC Compliance with Energy saving
20. The PP shall submit the RWH details based on calculation @ 90 mm rain fall and double bore well for better sustainable RWH
22. The PP shall submit the parking calculations along with Map
23. The PP shall submit the tangible EMP Capital and recurring cost for the project
25. The PP shall submit the biodegradable waste management plan of the project along with organic waste convertor. The schematic diagramme for the management of organic waste and calculation along with mode of collection, segregation, transportation and disposal of complete Biodegrade waste.
26. The PP shall submit the proof and affidavit that no work has been carried out after the expiry of EC.
27. The PP shall submit the affidavit that the plot holders will seek separate EC, if the built up area is more than 20,000.

**223.07 EC for Development of Multi Level Car Parking Project at Kaman Sarai, Adarsh Nagar, Sector 12, Ward No. 18, Gurugram, Haryana by M/s Municipal Corporation Gurugram**

**Project Proponent : Mr. RadheyShyam Gupta**  
**Consultant : M/s AscensoEnviroPvt. Ltd.**

The project was submitted to the SEIAA, Haryana vide online proposal no. SIA/HR/MIS/121102/2019 dated 27.07.2020. The project proponent submitted the case to the SEIAA as per check list approved by the SEIAA/SEAC for obtaining Environmental Clearance under Category 8(a) of EIA Notification 14.09.2006

Thereafter, the case was taken up in 203<sup>rd</sup> meeting of SEAC Haryana held on 14.10.2020. The PP presented the case before the committee.

- The Proposed project is for EC for Development of Multi Level Car Parking Project at Kaman Sarai, Adarsh Nagar, Sector 12, Ward No. 18, Gurugram, Haryana by M/s Municipal Corporation Gurugram.
- The proposed land is allotted for multi-level car parking
- The Zoning Plan for the project site has been approved by Municipal Corporation, Gurugram.
- The Project is based on Concept Plan as building plans of the project are not approved

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- The project falls under Gurugram-Manesar Master plan 2031.

The Discussion was held on multi-level car parking, license, details of land ownership, Building Plan, Green Plan, Traffic Circulation Plan, Parking plan, location of STP, Locating of RWH, Air simulation study, rainfall data, higher values of PM10 and PM 2.5, Geo Technical Studies, management of CO and CO<sub>2</sub>, online monitoring, ventilation of basements, commercial use in the parking, sensors for measurement of CO and CO<sub>2</sub>, STP, EMP, Location of DG set, Online monitoring, proper ventilation, real time information system, demolition required, number of trees at the project site, commercial development and certain observations were raised as following:-

1. The PP shall submit the Geo Technical Report and structural stability certificate.
2. The PP shall submit the Green Plan and details of proposed 20% Green area along with species to be planted.
3. The PP shall submit the details of EMP for proposed measures in the project
4. The PP shall submit the details of STP along with its components and its location on the plan and also submit the management of oil and grease in the STP.
5. The PP shall submit the revised Rain Water Harvesting Plan (double well housing structure) with recent rainfall and run-off data including digital water level recorder.
6. The PP shall submit the details of storage of basement soil during digging and measures to control dust from the storage soil.
7. The PP shall submit the details of various facilities in basement along with the details of commercial at various floor and ground level.
8. The PP shall submit the legible plans of all services including STP, RWH, Dual Plumbing, Green plan, elevation plan, parking plan, lay out plan etc.
9. The PP shall submit the copy of valid License granted by competent authority,
10. The PP shall submit the details the demolition required to be carried out and the plan for the disposal of waste in accordance with C& D Waste Management Rules.
11. The PP shall submit the parking plan along with details of parking and other services on 3rd and 4th floor of the project.
12. The PP shall submit the details of Air simulation studies along with DAT files.
13. The PP shall submit the details of the different services to be opened in the floors and the proposal to control the pollution generated by vehicles in parking in view of health issues faced by the people visiting sports, Gym and food court etc.
14. The PP shall submit the details of Traffic circulation Plan.
15. The PP submit the approval of cutting/translocation of trees from the Forest Department
16. The PP shall submit the baseline data for air, water, soil and noise along with additional data at three locations.
17. The PP shall submit the AAI NOC from the Competent Authority
18. The PP shall submit the wildlife clearance from Chief Wildlife Warden or affidavit that the area does not fall in 10 km from wild life sanctuary.
19. The PP shall submit the breakup of total area floor wise along with facilities like banquet hall, gym, stores, food court or services at each floor
20. The PP shall submit the components as per the zoning plan approved by the Competent Authority.

21. The PP shall submit the online monitoring mechanism for the CO, CO<sub>2</sub>, SO<sub>2</sub> etc.
22. The PP shall submit the real time information system to show the vacant slot in the parking.
23. The PP shall submit the details of step taken to control the level of gases for the point origin from the parking and control the level of air in the basement and floors.
24. The PP shall submit the measure taken to control the pollution due to cold start of engines.
25. The PP shall submit the details of RWH along with latest rain fall data.
26. The PP shall submit all analysis reports of Air, Water, Soil, Noise etc. from MoEF&CC/NABL Laboratory with scope of accreditation along with range of testing. All original reports should be available during approval of project

Thereafter, the case was taken up in 212<sup>th</sup> meeting of SEAC. The consultant appeared before the committee and requested for the deferment of the case which was considered and acceded by the SEAC.

Then the case was taken up in 215<sup>th</sup> minutes of SEAC held on 17.06.2021 but the PP requested in writing vide letter dated 17.06.2021 for the deferment of the case which was considered and acceded by the SEAC.

The case was taken up in 218<sup>th</sup> meeting of SEAC held on 29.07.2021 but the PP requested for the deferment of the case which was considered by the committee.

Then, the case was taken up in 222<sup>th</sup> meeting of SEAC held on 11.10.2021. The Discussion was held on revised EMP, water details, RWH, land ownership of court cases, AAI, distance of wildlife from the project site, primary micromet data etc. and certain observations were raised as following:-

1. The PP shall submit the certificate of registration of Structural Engineering who issued certificate.
2. The PP shall submit permission for cutting/replantation of existing trees
3. The PP shall submit the revised tangible EMP
4. The PP shall submit the affidavit of STP to be installed at ground floor
5. The PP shall submit the revise water calculation –
6. The PP shall submit the revised RWH plan
7. The PP shall submit the land ownership and court cases details
8. The PP shall submit the clear layout plan
9. The PP shall submit the exact figures of parking details
10. The PP shall submit the primary data, the air dispersion modelling, sampling locations, wind rose, DG/vehicular emission data, AAQ data of seven locations.
11. The PP shall submit the revise traffic circulation plan
12. The PP shall submit the AAI certificate
13. The PP shall submit the revise area Calculation
14. The PP shall submit the affidavit of wildlife activity plan

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15. The PP shall submit the affidavit that who will do building management

16. The PP shall submit the measure taken to control the pollution due to cold start of engines and management of CO, CO<sub>2</sub>

The PP shall submit the required information as detailed above within 30 days and it was also made clear to the PP that the project will be considered as received only after the receipt of complete information. In case of non-receipt of information in time the case shall be recommended for rejection/ filing.

The PP submitted the reply of above said observation vide letter dated 16.10.2021 and Project was taken up in 223<sup>rd</sup> meeting of SEAC.

The details of the project, as per the documents submitted by the project proponent, and also as informed during the presentation in the meeting are as under:-

**Table1: Basic details**

<b>Name of the Project:</b> EC for Development of Multi Level Car Parking Project at Kaman Sarai, Adarsh Nagar, Sector 12, Ward No. 18, Gurugram, Haryana by M/s Municipal Corporation Gurugram.		
<b>S. No.</b>	<b>Particulars</b>	
1.	Online Proposal Number	SIA/HR/MIS/121102/2019
2.	Latitude	28°38'47.72"N
3.	Longitude	77°22'47.61"E
4.	Plot Area	8332.325 m <sup>2</sup>
5.	Net Plot Area	8332.325m <sup>2</sup>
6.	Proposed Ground Coverage	5221.38 m <sup>2</sup>
7.	Proposed FAR	32332.51 m <sup>2</sup>
8.	Non FAR Area	15676.5 m <sup>2</sup>
9.	Total Built Up area	48002.77 m <sup>2</sup>
10.	Total Green Area with %	1763.73m <sup>2</sup> (21% of total plot area)
11.	Rain Water Harvesting Pits (with size)	3 pits (78.5 m <sup>3</sup> each pit)
12.	STP Capacity	130 KLD
13.	Total Parking	ECS- 990 Two Wheeler Parking- 195
14.	Organic Waste Converter	250 kg / day
15.	Maximum Height of the Building (m)	29.2 m
16.	Power Requirement	2500 KVA
17.	Power Backup	3x750 KVA +1X125 KVA
18.	Total Water Requirement	151KLD
19.	Domestic Water Requirement	65.6KLD
20.	Fresh Water Requirement	65.6 KLD
21.	Treated Water	85.6 KLD
22.	Waste Water Generated	106 KLD
23.	Solid Waste Generated	543.45 kg / day
24.	Biodegradable Waste	270 kg / day
25.	Number of Towers	1 Nos.
26.	Dwelling Units/ EWS	<b>NA</b>
27.	Basement	Basement 1- 5225.50 m <sup>2</sup> Basement 2- 5225.50 m <sup>2</sup> Basement 3- 5225.50 m <sup>2</sup>
28.	Community Centre	
29.	Stories	Tower 1- Basement 1, 2 & 3+ GF +6 <sup>th</sup> Floor

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30.	R+U Value of Material used (Glass)		0.944
31.	Total Cost of the project:	i) Land Cost	00 Crores
		ii) Construction cost	150 Crores
32.	EMP Budget ( <b>per year</b> )	v) Capital Cost	323 lakh
		vi) Recurring Cost	207 lakh
33.	Incremental Load in respect of:	i) PM 2.5	1.35 µg/m <sup>3</sup>
		ii) PM 10	2.68 µg/m <sup>3</sup>
		iii) SO <sub>2</sub>	0.415 µg/m <sup>3</sup>
		iv) NO <sub>2</sub>	8.16 µg/m <sup>3</sup>
		v) CO	3.11 mg/m <sup>3</sup>
34	Status of Construction		Not started
35.	Construction Phase:	xi) Power Back-up	1 No's of 62.5 KVA DG Set
		xii) Water Requirement & Source	10-15 KLD water requirement will be met primarily through treated water from STP/Private water tankers arranged by the contractor
		xiii) STP (Modular)	1
		xiv) Anti-Smoke Gun	1

**TABLE 2 :EMP COST (CONSTRUCTION-PHASE)**

Component	Capital cost (in lakh)	Recurring cost/yr (in lakh)
Mobile Sewage Treatment Plant	8.00	5.00
Solid Waste Management	4.00	2.00
Construction and demolition waste management	--	4.00
Dust suppression (Water sprinkling, Anti-smog gun)	25.00	15.00
Green Belt development	5.00	2.00
Drinking water facility for labour	2.00	1.00
Sanitation facility for labour	5.00	3.00
Occupational & Health Safety	4.50	2.00
Environmental Monitoring	--	8.00
<b>TOTAL</b>	<b>53.00</b>	<b>42.00</b>

**EMP COST (OPERATIONAL -PHASE)**

Component	Capital cost (in lakh)	Recurring cost/yr (in lakh)
Sewage Treatment Plant	75.00	50.00
Rain Water Harvesting System	30.00	20.00
Solid Waste Management	20.00	20.00
Environmental Monitoring	25.00	20.00
Setting up solar lighting facilities in the Adarsh Nagar (Approx.0.05 km in North direction), Jacobpura (Approx.0.5 km in West direction), Roshanpura (Approx. 0.7 km in SW direction), Prem Nagar (approx. 0.8 km in NE	20.00	15.00

direction).		
Providing Water Coolers, Sanitation facilities, IT Equipment's & Books for Library in Government Girls Senior Secondary School, Sadar Bazar, Sector 12, Gurugram at (Approx. 0.4 km in SW direction), Government Boys Senior Secondary School at 32, Jharsa Rd, Fountain Chowk, RoshanPura, Gurugram (Approx. 0.25 km in South direction), Govt. School at DLF Colony, Sec-14 (Approx. 1.76 km in NE direction), Government Girls Primary School at Bhim Nagar, Sector 6 (Approx. 1.4 km in NW direction)	20.00	10.00
Providing 5 no. of fruit plants per house in the Adarsh Nagar (Approx.0.05 km in North direction), Jecobpura (Approx.0.5 km in West direction), Roshanpura (Approx. 0.7 km in SW direction), Prem Nagar (approx. 0.8 km in NE direction).	20.00	10.00
Green Area/ Landscape Area	30.00	10.00
Others (Energy saving devices, miscellaneous)	30.00	10.00
<b>TOTAL</b>	<b>270.00</b>	<b>165.00</b>

Discussion was held on water calculation, EMP, RWH, online monitoring, catalytic convertor etc. and certain observation was raised and PP submitted the affidavit dated 21.10.2021 as given below:

- We will get the NoC from the Airport Authority of India before start of the project. As per the noCAS site to calculate AMSL of the project site, the elevation of our project site is 226m AMSL. Our proposed project building height is 29.2m. Total AMSL height of the building is 255.2 meters. Permissible top elevation allowed in that area is approx 339.0 meters AMSL
- That for control of pollution, we will provide Air Purifier and Water Sprinkling for the proposed site. Progress of the same will be submitted with compliance report as per norms of MoEF& CC at every six months
- That we will provide catalyst converter to control gaseourpollutin in the basement. Progress of the same will be submitted with compliance report as per norms of MoEF& CC at every six months
- That we will provide CO Monitoring System in all three basement of parking area of monitored the CO level
- Total 09 trees are present at the site. Out of these 04 are Pipal Tree (ficusreligeosa), 01 Banyan tree (ficusbenghalensis), 01 Gularh Tree (ficusracemosa), 02 Marroof tree and 01 Neem tree. Only 02 kMarroof tree (Ailanthus excels) will be cut and rest 07 trees will be

transplanted. For each tree cut we will plant 10 nos of trees in addition to proposed trees in green belt

- Project is located in Kila Number 469/1 having total area of 14217 square yard (11107.03 m<sup>2</sup>). Out of this parking project is proposed in 8332.32 m<sup>2</sup> in this kila number only. The ownership of land vests with Municipal Corporation Gurugram

Kila No.	469/1
Total area of Kila	11107.03 m <sup>2</sup>
Proposed area for project	8332.32 m <sup>2</sup>

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

After deliberations the Committee rated this project with “**Gold Rating**” and was of the unanimous view that this case for granting Environmental Clearance under EIA Notification dated 14.09.2006 issued by the Ministry of Environment and Forest, Government of India should be recommended to the SEIAA with the following specific and general stipulations:

**A. Specific conditions:-**

1. The PP shall provide catalytical convertor at each floor as per the requirement to convert the exhaust gases.
2. The PP shall get the approval of AAI before the start of the project.
3. The PP shall not start operation of project before taking the OC from DTCP, Haryana.
4. The PP shall ensure all the basements and floors shall be mechanically lit having proper Flux and properly ventilated through air circulation with 100 % back up.
5. The PP shall install the real time information system for the information of consumer/public regarding the slots filled/ availability.
6. The PP shall install the online monitoring system for the measurement of CO, CO<sub>2</sub>, VOC, Un burnt carbon, NO<sub>x</sub>, SO<sub>x</sub> etc. and take the all precautions to keep the parameters within the limits as prescribed by various concerned authorities HSPCB, CPCB , NGT orders etc. The data shall be connected to the server of CPCB/HSPCB.
7. The PP shall not start the construction at the site until the permission regarding the transplantation of 7 trees and cutting of remaining 2 trees as proposed by the PP shall be obtained from the concerned authorities and also kept in record for the location of transplanted trees along with latitude, longitude , photos of transplanted trees. The PP also make a management plan of the transplanted trees and maintain trees for sufficient period of time till they grow at their own and if the transplanted trees happens to be died then 10 times of the no. of trees died shall be planted and keep the record for monitoring of the compliance conditions. The PP shall plant 10 times the no. of trees to be cut.
8. Construction site should be adequately barricaded before the construction begins
9. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
10. Vehicles used for bringing construction materials to the site should be in good condition and should have a pollution check certificate, covered and conform

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to statutory air and noise emission standards and should be operated only during non-peak hours of the day.

11. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be taken to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/OPCB
12. Fly ash bricks should be used as building material in the construction as per the provisions of Fly Ash Notification of September, 1999 and as amended thereafter.
13. Fixtures for showers, toilet flushing and drinking water should be of low flow type and restricted to requirements by use of aerators, avoiding wastage pressure reducing devices or sensor based controls.
14. The PP agrees to install the solar panel for renewable energy in addition to other ECBC Compliances and provides 5% of total load of power
15. The PP agrees that the sensor will be installed to measure the CO level in the basements including all floors along with real time information system, online monitoring system and proper ventilation.
16. The PP shall make EMP for control of CO and VOC in the parking.
17. Separate wet and dry bins must be provided in each Floor/basement and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to dumping site.
18. Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habilitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
19. Cutting of 2 existing trees has been proposed in the instant project. A minimum of one tree for every 80 sqm of land should be planted and maintained. The Existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. As proposed 1763.73sqm (21%) shall be provided for green area development. The PP shall maintain the landscape throughout the year and replace the decaying plants regularly. The PP shall also plant 10 times the 6 no. of trees to be cut.
20. The Project Proponent shall obtain all necessary clearance/permission from all relevant agencies including town and Country planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
21. Consent to establish/operate for the project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.

22. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of firefighting equipments etc. as per National Building Code including protection measures from lightening etc.
23. The PP shall obtain the Fire NOC from the Competent Authority before taking the occupation of the building, prepare SOP for fire hazard and properly mark the way of exit in case of emergency from basements.
24. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon footprint and shall shift to Gas based when the gas is available in the area. The PP shall also install APCM to reduce the pollution.
25. The PP shall not start operation before the electricity connection permitted by the competent Authority.
26. 3 Rain Water Harvesting pits shall be provided for rainwater usages as per the CGWB norms.
27. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of 3 RWH pits.
28. The PP shall provide the Anti smog gun mounted on vehicle in the project for suppression of dust during construction
29. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
30. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.

#### **A. Statutory Compliance:**

- [1] The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
- [2] The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc as per National Building Code including protection measures from lightening etc.
- [3] The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
- [4] The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- [5] The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
- [6] The project proponent shall obtain the necessary permission for drawl of ground water /surface water required for the project from the competent authority.
- [7] A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- [8] All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- [9] The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.
- [10] The project proponent shall follow the ECBC Act/ECBC-Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

## **I Air Quality Monitoring and Preservation**

- i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
- iii. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM25) covering upwind and downwind directions during the construction period.
- iv. Diesel power generating sets proposed as source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of ultra lowsulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board
- v. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- vi. Sand, murrum, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
- vii. Wet jet shall be provided for grinding and stone cutting.
- viii. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- ix. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- x. The diesel generator sets to be used during construction phase shall be ultra lowsulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
- xi. The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Ultra low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- xii. For indoor air quality the ventilation provisions as per National Building Code of India.

## **II Water Quality Monitoring and Preservation**

- i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
- ii. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
- iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA

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Notification dated 12.12.2018.

- iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
- vi. At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.
- vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
- viii. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
- ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.
- x. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- xi. The local bye-law provisions on rain water harvesting should be followed. If local byelaw provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.
- xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
- xiii. All recharge should be limited to shallow aquifer.
- xiv. No ground water shall be used during construction phase of the project.
- xv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the m
- xvi. atter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
- xvii. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
- xviii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
- xix. No sewage or untreated effluent water would be discharged through storm water drains.
- xx. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be

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- promoted.
- xxi. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
  - xxii. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

### **III Noise Monitoring and Prevention**

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

### **IV Energy Conservation Measures**

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

### **V Waste Management**

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

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

## **VI Green Cover**

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

## **VII Transport**

- i. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and **223<sup>rd</sup> Video Conferencing (VC) Meeting of SEAC, Haryana, dated 21.10.2021**

safety of users. The road system can be designed with these basic criteria.

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

#### **VIII Human Health Issues**

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

#### **IX Corporate Environment Responsibility**

- i. The project proponent shall comply with the provisions of CER, as applicable.
- ii. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/ conditions. The company shall have defined system of reporting infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/ conditions and/ or shareholders/ stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.
- iii. A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.
- iv. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental

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protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

#### **X Miscellaneous**

- i. The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
- ii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
- iii. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
- iv. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
- v. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
- vi. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- vii. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- viii. The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.
- ix. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.
- x. Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance
- xi. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.
- xii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
- xiii. The Ministry/SEIAA may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
- xiv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
- xv. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
- xvi. The above conditions shall be enforced, inter-alia under the provisions of the Water

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(Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.

**223.08 EC for Proposed New Establish 5000 TCD sugar mill crushing capacity at Village Dahar, Tehsil Israna, District Panipat, Haryana by M/s Panipat Cooperative Sugar Mills Limited**

**Project Proponent : Mr. Sanjeev Sharma**

**Consultant : SMS Envirocare Ltd.**

The project proponent submitted the case to the SEIAA vide online proposal no. SIA/HR/IND2/63957/2019 dated 22.07.2021 as per check list approved by the SEIAA/SEAC for obtaining EC under category 5(j) of EIA Notification dated 14.09.2006. The TOR was granted vide letter dated 03.10.2019

The case was taken up in 218<sup>th</sup> meeting of SEAC held on 30.07.2021. The PP presented the case before the committee and the discussion was held on machinery installed, status of the project, construction status and decided that the PP shall reply to the following observation before taking up the case for further appraisal.

1. The PP shall submit the list of all the FAE's who were involved in the preparation of proposed report.
2. The PP shall submit the status of construction at the proposed sugar plant
3. The PP shall submit the details of machinery installed and trial run carried out by the PP in violation of EIA Notification 14.09.2006.

Then, the case was taken up in 221<sup>st</sup> meeting of SEAC held on 29.09.2021. The PP and the consultant appeared before the committee and requested for the deferment of the case & asked to submit the written request. The committee acceded the request of PP and thereafter, the PP submitted the request dated 30.09.2021 for deferment.

Thereafter, the case was taken up in 223<sup>rd</sup> meeting of SEAC held on 21.10.2021 but the PP requested for the deferment of the case which was considered and acceded by the SEAC.

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