

## M/s Mudra Finance Ltd.

### Corrigendum in EC of Residential Project "Vipul Gardens" located in Sector-1, Village-Dharuhera, District – Rewari, Haryana.

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QUALITY CONTROL							
<b>Name of Publication</b>	Form 1, Form 1A and Conceptual Plan for Group Housing Project "Vipul Gardens" located in Sector-1, District - Dharuhera, Haryana						
<b>Project Number</b>	1520803806	<b>Report No.</b>	1	<b>Version</b>	1	<b>Released</b>	January, 2017
<b>Prepared By</b>	Dr Deepali Gangwar , Project Co-ordinator						
<b>Reviewed By</b>	Dr. Kamal Gangwar, EIA Co-ordinator						
<b>Released By</b>	Sheetal Kadam, Director						
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## 1 SCOPING

### 1.1 FORM – 1

The scoping for the project has been done based on FORM 1, as per EIA Notification, dated September 14, 2006 amended as on date. The scoping details are as follows:

#### I. Basic Information

S. No.	Item	Details
1	Name of the Project/s	Group Housing Project "Vipul Gardens"
2	S. No. in the Schedule	8 (a) – Building and Construction projects
3	Proposed capacity / area / length / tonnage to be handled/ command area / lease area / no. of wells to be drilled	Total Plot Area – 54,203.509 m <sup>2</sup> F.A.R – 94,488.422 m <sup>2</sup> Built up Area – 1,09660.422m <sup>2</sup> (Including 15172.0 m <sup>2</sup> Basement area)
4	New / Expansion / Modernization	Correction in EC (Letter No. 21-1021/2007-IA.III dated May 22, 2008).
5	Existing Capacity / Area etc.	Not applicable
6	Category of Project (A or B)	"B"
7	Does it attract the general conditions? If yes, please specify.	As per the Gazette Notification issued by Ministry of Environment, Forests & Climate Change dated 11 <sup>th</sup> September 2014, the general conditions are not applicable for the Building and construction projects covered under 8(a) category.
8	Does it attract specific condition? If yes, please specify	No
9	Location	
	Plot Survey / Khasra No.	Rect No. 69 – Killa No. 15/2 , 16 , 23/2 , 24 , 25 Rect No. 68 – Killa No. – 21/1 Rect No. 72 – Killa No. – 3 , 4 , 5 , 6 , 7 , 15 Rect No. 73 – 1 , 8/2/1 , 11/1 , 9 , 10
	Village	Dharuhera
	Tehsil / Taluka / Mandal	Rewari
	District	Rewari
	State	Haryana
10	Nearest railway station / airport / along with distance in km.	<u>Railway Station:</u> Rewari Junction ~ 15 km in WSW direction. <u>Airport:</u> Indira Gandhi International Airport, Delhi is ~ 52 km in NE direction.

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S. No.	Item	Details
11	Nearest town, city, district headquarters along with distances in kms	The project lies within the Rewari District ~ 16 km in West direction. District Headquarters': Rewari
12	Village Panchayat, Zilla Parishad, Municipal Corporation, Local Body (complete postal address with telephone nos. to be given)	Rewari Municipal Corporation Near Bhadwash Chowk Rewari, Haryana Phone: 01274-225263 Email: secymc.rewari@gmail.com
13	Name of the applicant	M/s Mudra Finance Limited
14	Registered address	G-12 A, First Floor, Hauz Khaas, New Delhi-110016
15	Address for correspondence	Corporate office: Vipul Tech Square, Golf Course Road, Sector 43, Gurgaon-122009
	Name	Mr. SP singh
	Designation	Sr. General Manager
	Address	Vipul Tech Square, Golf Course Road, Sector 43, Gurgaon
	Pin Code	122009
	E-mail	RavinderSingh@vipulgroup.in
	Telephone no.	09811666959
	Fax no.	
16	Details of alternative sites examined, if any. Location of these sites should be shown on the Toposheet	The project site is appropriately selected and the location of site is shown on toposheet as per attached <b>Annexure 1</b>
17	Interlinked Projects	No
18	Whether separate application of interlinked project has been submitted?	No
19	If yes, date of submission	Not Applicable
20	If no, reason	Individual project
21	Whether the proposal involves approval / clearance under: if yes, details of the same and their status to be given: The Forest (Conservation) Act, 1980 The Wildlife (Protection) Act, 1972 The C.R.Z Notification, 1991	No
22	Whether there is any Government order / policy, relevant / relating to the site	No
23	Forest land involved (ha.)	No forest land is involved.
24	Whether there is any litigation pending against the project and / or land in which the project is proposed to be set up? Name of the Court	No litigation pending

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S. No.	Item	Details
	Case No. Order / directions of the Court, if any and its relevance with the proposed project	

## II. Activity

### 1. Construction, operation or decommissioning of the project involving actions, which will cause physical changes in the locality (topography, land use, changes in water bodies, etc.)

S. No.	Information/Checklist Confirmation	Yes / No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
1.1	Permanent or temporary change in land use, land cover or topography including increase in intensity of land use (with respect to local land use plan)	No	The Existing Project has been developed as per local land-use plan. License and land documents are attached as <b><i>Annexure 2 &amp; Annexure 3</i></b>
1.2	Clearance of existing land, vegetation and buildings?	No	Project has already been developed and doesn't require clearance of existing land, vegetation and buildings as it was developed on flat and barren piece of land.
1.3	Creation of new land uses?	Yes	The project has been developed as a Group Housing Colony with provision of requisite amenities as per local Bye laws. Also, the land has been earmarked for residential facilities as per Dharuhera Master Plan 2021. Location of project site on Master Plan is also attached as <b><i>Annexure 4</i></b>
1.4	Pre-construction investigations e.g. bore houses, soil testing?	Yes	The soil has been tested before construction and detailed geotechnical report is attached as <b><i>Annexure 5</i></b>
1.5	Construction works?	No	Project is already completed.
1.6	Demolition works?	No	Not Applicable, since there was no existing structure at the project site.
1.7	Temporary sites used for construction works or housing of construction workers?	No.	Construction of project has been completed already at site.
1.8	Above ground buildings, structures or earthworks including linear structures, cut and fill or excavations	Yes	The existing project is Group Housing Colony. The excavated earth generated during construction has been reused for backfilling, internal road development and landscape area. Top soil was reclaimed, temporarily stored and further used for green area development.
1.9	Underground works including mining	No	No underground work including mining or

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S. No.	Information/Checklist Confirmation	Yes / No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
	or tunneling?		tunneling was required except Excavation work for Basements.
1.10	Reclamation works?	No	Reclamation work was not required.
1.11	Dredging?	No	Dredging work was not required.
1.12	Offshore structures?	No	No offshore structures.
1.13	Production and manufacturing processes?	No	The proposed Project is residential in nature and doesn't involve production and manufacturing process of any kind.
1.14	Facilities for storage of goods or materials?	Yes	<u>Construction Phase</u> Minimum bulk material for construction brought as and when required from local market and temporarily stored at site with proper arrangement of storage and under proper cover. <u>Operation Phase:</u> Provision for separate warehouse, utilities and storage has been made.
1.15	Facilities for treatment or disposal of solid waste or liquid effluents?	Yes	Sewage generated is being treated in sewage treatment plant and is being used for flushing and green belt development purpose. The solid waste segregated into biodegradable waste and recyclable waste. The recyclable waste is being sold off to recyclers and the biodegradable waste is being used as compost after composting.
1.16	Facilities for long term housing of operational workers?	Yes	Project being Group Housing Colony providing residential apartments, Community Centre, Shops and swimming pool.
1.17	New road, rail or sea traffic during construction or operation?	No	Two internal 24 m wide roads and a 12 m wide service road have been built. The site is located at NH-8 and except the internal roads, no other road need to be constructed.
1.18	New road, rail, air waterborne or other transport infrastructure including new or altered routes and stations, ports, airports etc.?	No	NA
1.19	Closure or diversion of existing transport routes or infrastructure leading to changes in traffic movements?	No	The project doesn't involve closure or diversion of existing transport routes or infrastructure leading to changes in traffic movements.
1.20	New or diverted transmission lines or pipelines?	No	Not Applicable
1.21	Impoundment, damming, culverting, realignment or other changes to the hydrology of watercourses or aquifers?	No	Not Applicable
1.22	Stream crossings?	No	Not Applicable

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S. No.	Information/Checklist Confirmation	Yes / No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
1.23	Abstraction or transfers of water from ground or surface waters?	No.	There will not be any abstraction of ground water and surface water.
1.24	Changes in water bodies or the land surface affecting drainage or run-off?	No	Not Applicable
1.25	Transport of personnel or materials for construction, operation or decommissioning?	Yes	Presently, Transport of personnel and materials is required only for operation stage.
1.26	Long-term dismantling or decommissioning or restoration works?	No	Construction phase is already completed.
1.27	Ongoing activity during decommissioning which could have an impact on the environment?	No	Not Applicable
1.28	Influx of people to an area either temporarily or permanently?	Yes	Construction phase has been completed and now there is only influx of residents, staff, visitors etc after occupancy.
1.29	Introduction of alien species?	No	Not Applicable
1.30	Loss of native species or genetic diversity?	No	Not Applicable
1.31	Any other actions?	No	Not Applicable

**2. Use of Natural resources for construction or operation of the Project (such as land, water, materials or energy, especially any resources which are non-renewable or in short supply):**

S. No.	Information/Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
2.1	Land especially undeveloped or agricultural land (ha)	No	Not Applicable
2.2	Water (expected source & competing users) unit: KLD	Yes	During Construction phase, water requirement was met by private tankers During operation phase, total 628.0 KLD water is required (408 KLD fresh water and 220.0 KLD recycled water). Source: HUDA
2.3	Minerals (MT)	No	Not Applicable
2.4	Construction material stone, aggregates, sand / soil (expected source, MT)	No	NA (Already constructed)
2.5	Forests and timber (source, MT)	No	Not Applicable
2.6	Energy including electricity and fuels (source, competing users) unit: fuel (MT), energy (MW)	Yes	Expected Demand : 3773 kW Backup provided – 4 x 1000 kW 1 x 500 kW

S. No.	Information/Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
			Source: Haryana State Electricity Board Fuel Used : HSD Fuel requirement: Approx. 810 Lit/hr.
2.7	Any other natural resources (use appropriate standard units)	Yes	Non conventional energy in the form of solar energy is being used for street lightning.

**3. Use, storage, transport, handling or production of substances or materials, which could be harmful to human health or the environment or raise concerns about actual or perceived risks to human health.**

S. No.	Information / Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
3.1	Use of substances or materials, which are hazardous (as per MSIHC rules) to human health or the environment (flora, fauna, and water supplies)	No	There is no storage of hazardous chemicals (as per MSIHC rules) except the used oil of the back-up DG sets. Suitable management practice will be adopted for the same.
3.2	Changes in occurrence of disease or affect disease vectors (e.g. insect or water borne diseases)	No	Suitable drainage and waste management practices have been adopted/ developed for both construction as well as operational phase which will restrict stagnation of water or accumulation of waste. This will effectively restrict the reproduction and growth of disease vectors.
3.3	Affect the welfare of people e.g. by changing living conditions?	Yes	In the operation phase, maximum no of local people are being employed as direct and indirect employment, for housekeeping, maintenance of electrical sub- station, gardening, security, vendors and household jobs. Hence the site operations is leading to enhanced employment.
3.4	Vulnerable groups of people who could be affected by the project e.g. hospital patients, children, the elderly etc.,	No	No. Nearby hospitals observed in the study area. Noise and air pollution control measures have been adopted to minimize harm to nearby residents.
3.5	Any other causes	No	No other causes identified.

**4. Production of solid wastes during construction or operation or decommissioning (MT/month)**

S. No.	Information/Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
4.1	Soil, overburden or mine wastes	Yes	Excavated surplus earth has been used for backfilling in the project premises and also used for development of green belt.
4.2	Municipal waste (domestic and or commercial wastes)	Yes	During the operation phase, solid waste comprises of biodegradable kitchen waste and other recyclable wastes such as paper waste, glass, wood pieces, plastic bags, cartons etc.

S. No.	Information/Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
			The solid waste generated would be around 1.8 ton/day after full occupancy. Solid waste is being segregated into biodegradable waste and recyclable waste will be sold off to recyclers and the biodegradable waste is being collected in bins, composted and used in landscape area.
4.3	Hazardous wastes (as per Hazardous Waste Management Rules)	Yes	The only hazardous wastes in the project is used /spent oil from backup DG sets, which is classified as Hazardous Waste Category 5.1 as per Hazardous Wastes (Management & Handling) Rules 2008. Spent Oil from backup DG sets is being carefully stored in HDPE drums in isolated covered facility. This spent oil is being sold to authorized recyclers. Suitable care is being taken so that spills/ leaks of spent oil from storage could be avoided.
4.4	Other industrial process wastes	No	Not Applicable
4.5	Surplus product	No	Not Applicable
4.6	Sewage sludge or other sludge from effluent treatment	Yes	Sludge generated, is being used as manure in green belt.
4.7	Construction or demolition wastes	Yes	The construction waste was consist of construction debris along with cement bags, small cut-pieces of steel, insulating and packaging materials etc. cement bags, waste paper and card board packaging material had been sold off to recycler. Unusable steel scrap had been collected at site and sold off to recyclers.
4.8	Redundant machinery or equipment	No	Not Applicable
4.9	Contaminated soils or other materials	No	Not Applicable
4.10	Agricultural wastes	No	Not Applicable
4.11	Other solid wastes	No	Not Applicable

**5. Release of pollutants or any hazardous, toxic or noxious substances to air (kg/hr)**

S. No.	Information/Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
5.1	Emissions from combustion of fossil fuels from stationary or mobile sources	Yes	LSHSD is being used to run DG set during power failure only.
5.2	Emissions from production processes	Yes	From moving vehicles
5.3	Emissions from materials handling including storage or transport	Yes	At the time of construction dust was generated. This was restricted to construction phase and construction site only.
5.4	Emissions from construction activities including plant and equipment	Yes	At the time of transportation and construction, dust was generated. Water sprinkling was carried

S. No.	Information/Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
			out to minimize dust.
5.5	Dust or odours from handling of materials including construction materials, sewage and waste	Yes	<p><u>Construction Phase:</u> During the construction phase, on-site sanitation facilities were provided.</p> <p><u>Operation Phase:</u> During the operation phase, generated sewage is being collected and treated in 475 KLD capacity STP.</p>
5.6	Emissions from incineration of waste	No	Incineration is not required.
5.7	Emissions from burning of waste in open air (e.g. slash materials, construction debris)	No	Not Applicable
5.8	Emissions from any other sources	No	Not Applicable

**6. Generation of Noise and Vibration, and Emissions of Light and Heat:**

S. No.	Information/Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
6.1	From operation of equipment e.g. engines, ventilation plant, crushers	Yes	<p>During construction, the machineries used for construction were of high standards. These standards itself take care of noise pollution control/ vibration control and air emission control. Hence, insignificant impacts due to construction machinery are envisaged.</p> <p>Apart from this, the construction activities were restricted to daytime only. Source of noise in the operational phase were compressors, pumps, oil pulse tubes, assembly tools and grinders. DG Sets have been provided with acoustic enclosures as per CPCB guidelines.</p>
6.2	From industrial or similar processes	No	Not Applicable
6.3	From construction or demolition	Yes	Due to various construction activities, there was short term noise impacts in the immediate vicinity of the project site.
6.4	From blasting or piling	No	Not Applicable
6.5	From construction or operational traffic	Yes	<p>During Construction noise was generated due to construction activity but it was only for short term. During operation noise is being generated due to traffic. Moreover noise is being generated due to operation of DG sets. Hence, DG sets are being provided with acoustic enclosures to maintain the noise level within limits.</p> <p>DG sets are being used in case of power failure. Impact of noise on onsite workers was expected to</p>

S. No.	Information/Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
			be highest but reduced substantially with use of PPE like earplugs and earmuffs.
6.6	From lighting or cooling systems	No	Not Applicable
6.7	From any other sources	No	Not Applicable

**7. Risks of contamination of land or water from releases of pollutants into the ground or into sewers, surface waters, groundwater, coastal waters or the sea**

S. No.	Information/Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
7.1	From handling, storage, use or spillage of hazardous materials	No	The only hazardous waste in the project is spent oil from DG sets. The spent oil is being carefully stored in HDPE drums under isolated storage, and periodically sold to authorized recyclers after occupancy. All precautions are being taken to avoid spillage from the storage.
7.2	From discharge of sewage or other effluents to water or the land (expected mode and place of discharge)	No	There is no discharge of effluent or untreated sewage into water or land and the waste water is being collected and treated into sewage treatment plant. Treated waste water is being reused in landscaping; flushing and remaining waste water is being discharged into municipal sewer line.
7.3	By deposition of pollutants emitted to air into the land or into water	No	Not Applicable
7.4	From any other sources	No	Not Applicable
7.5	Is there a risk of long term build up of pollutants in the environment from these sources?	No	Not Applicable

**8. Risk of accidents during construction or operation of the Project, which could affect human health or the environment**

S. No.	Information/Checklist confirmation	Yes/ No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
8.1	From explosions, spillages, fires etc from storage, handling, use or production of hazardous substances	No	Not Applicable
8.2	From any other causes	Yes	During <b>construction phase</b> , no accident was occurred at site. During <b>operation phase</b> possibilities of accidents may be electrical fitting etc.
8.3	Could the project be affected by natural disasters causing environmental damage e.g. floods, earthquakes, landslides, cloudburst etc)?	Yes	Project area is categorized in seismic intensity Zone III, which is classified as having a fairly less probability of moderate earthquake shocks measuring 5-6 on the Richter scale. The construction and structural design is as per

S. No.	Information/Checklist confirmation	Yes/No?	Details thereof (with approximate quantities / rates, wherever possible) with source of information data
			Codes to negate the threat of environmental and other damages.

**9. Factors which should be considered (such as consequential development) which could lead to environmental effects or the potential for cumulative impacts with other existing or planned activities in the locality**

S. No.	Information/Checklist confirmation	Yes /No ?	Details thereof (with approximate quantities/ rates, wherever possible) with source of information data
9.1	Lead to development of supporting Facilities, ancillary development or development stimulated by the project which could have impact on the environment e.g.: supporting infrastructure (roads, power supply, waste or waste water treatment, etc.) housing development extractive industries supply industries, (other)	Yes	The Group Housing Scheme is consisting of 635 flats and 112 houses for EWS and 64DU for service personals which accommodating approximately housing to 3527 people. Further the scheme provides shops, swimming pool and two basements for parking cars. Two internal 24m wide roads and a 12 m wide service road have been constructed. The project site is located adjacent to NH-8.
9.2	Lead to after-use of the site, which could have an impact on the environment	No	No increase in traffic and there is positive impact of socio-economic environment.
9.3	Set a precedent for later developments	Yes	The Group Housing Colony generates number of employment opportunities.
9.4	Have cumulative effects due to proximity to other existing or planned projects with similar effects	Yes	As Above

**III. Environmental Sensitivity**

S. No.	Areas	Name / Identity	Aerial Distance (within 15 km) of the proposed project location boundary
1	Areas protected under international conventions, national or local legislation for their ecological, landscape, cultural or other related value	No	There is no area protected under international conventions, national or local legislation for their ecological, landscape, cultural or other related value.
2	Areas which are important or sensitive for ecological reasons - Wetlands, watercourses or other water bodies, coastal zone, biospheres, mountains, forests	No	There are no areas within 15 km of the Project site location which are important or sensitive for ecological reasons.
3	Areas used by protected, important or sensitive species of flora or fauna for breeding, nesting, foraging, resting, over wintering, migration	No	There is no area that is used by protected, important or sensitive species of flora/fauna for breeding, nesting, foraging, resting over wintering, migration.

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S. No.	Areas	Name / Identity	Aerial Distance (within 15 km) of the proposed project location boundary
4	Inland, coastal, marine or underground waters	No	Not Applicable
5	State, National boundaries	Yes	The nearest state border shared between Haryana and Rajasthan is about 6 km.
6	Routes or facilities used by the public for access to recreation or other tourist, pilgrim areas	Yes	NH-8 is adjoined to the project site. The site will be connected to the various places in the state.
7	Defense installations	No	No defense installations
8	Densely populated or built-up area	Yes	Rewari is ~ 16 km in West Direction.
9	Areas occupied by sensitive man-made land uses (hospitals, schools, places of worship, community facilities)	Yes	<p><u>Hospitals:</u> Kalawati Hospital is ~ 15 km in East direction.</p> <p><u>Schools:</u> Shemrock Stepping Stones is ~ 3.4 km in SSE direction.</p>
10	Areas containing important, high quality or scarce resources (ground water resources, surface resources, forestry, agriculture, fisheries, tourism, minerals)	No	There are no areas within 15 km of the project boundary site containing important, high quality or scarce resources (ground water resources, surface resources, forestry, agriculture, fisheries, tourism, minerals etc.
11	Areas already subjected to pollution or environmental damage. (Those where existing legal environmental standards are exceeded)	No	There are no areas within 15 km of the project boundary site that are subjected to pollution or environmental damage.
12	Areas susceptible to natural hazard which could cause the project to present environmental problems (earthquakes, subsidence, landslides, erosion, flooding or extreme or adverse climatic conditions)	Yes	Project area is categorized in seismic intensity Zone III, which is classified as having a fairly less probability of moderate earthquake shocks measuring 5-6 on the Richter scale.

"I hereby given undertake that the data and information given in the application and enclosures are true to the best of my knowledge and belief and I am aware that if any part of the data and information submitted is found to be false or misleading at any stage, the project will be rejected and clearance given, if any project will be revoked at our risk and cost."

Date:

Place: Gurgaon

**Mr. S.P. Singh**  
**Sr. General Manager**  
M/s Mudra Finance Ltd.  
Gurgaon - 122002

**IV. Proposed Terms of Reference for EIA studies**

Not Applicable.