Proceedings of 205th meeting of State Expert Appraisal Committee (SEAC) to be held on 21.08.2021 in the Conference Hall no. 3 at 10:30 AM, MGSIPA Complex, Sector-26, Chandigarh.

The following were present:

Sr. No.	Name of SEAC Member	Designation in SEAC
1.	Er. Yogesh Gupta	Chairman
2.	Sh. Pardeep Garg	Member Secretary
3.	K.L. Malhotra	Member
4.	Sh. Anil Kumar Gupta	Member (Through VC)
5.	Parminder Singh Bhogal	Member
6.	Dr. Preet Mohinder Singh Bedi	Member (Through VC)
7.	Satish Kumar Gupta	Member (Through VC)
8.	Dr. Sunil Mittal	Member (Through VC)
9.	Dr. Pawan Krishan	Member

Item No. 01: Confirmation of the proceedings of 204th meeting of State Level Expert Appraisal Committee held on 20.07.2021.

SEAC was apprised that the proceedings of 204th meeting of State Level Expert Appraisal Committee held on 20.07.2021, respectively were prepared and circulated through email on 26.07.2021. No comments were received from any of the members. As such, SEAC confirmed the proceedings.

Item No. 02: Action taken on the proceedings of the 204th meeting of State Level Expert Appraisal Committee held on 20.07.2021.

SEAC observed that most of the action taken on the decisions of 204th meeting of State Level Expert Appraisal Committee held on 20.07.2021 has been completed. However, as per decision taken in item no. 204.02, it was decided that the Chairman SEAC would take up the matter with the Chairman SEIAA, to deliberate on the issue of scrutiny of application on the Parivesh Portal.

In this regard, SEAC was apprised that SEIAA has already taken up this matter again in its 187th meeting held on 09.08.2021, wherein, it was decided that being primarily an administrative matter, Member Secretary, SEIAA and Member Secretary, SEAC should arrive at best possible arrangements keeping in mind that both SEIAA and SEAC have been entrusted with common responsibilities of proper and timely scrutiny, appraisal and grant of EC's to important Projects. In case any issues remained unresolved, these could be discussed at level of Chairman SEIAA and Chairman SEAC.

SEAC Noted the same.

Item no.205.01: Identification of the projects for monitoring of the compliance of the conditions of Environmental Clearance.

SEIAA vide letter no. 4623 dated 10.08.2021 has requested to monitor certain projects and send the compliance reports to SEIAA at regular intervals after site inspections. The contents of the letter are reproduced as under:

"*It is intimated that the subject cited matter was considered by SEIAA in its 186th meeting held on 29.07.2021. SEIAA perused the list of the Projects which have not submitted their six-monthly compliance reports and found that total of 41 Projects (excluding sand-mining projects - the inspection of which is to be done separately by a 5-member Committee constituted as per the directions of Hon'ble NGT) have not submitted their compliance reports as on 29.07.2021. These projects are required to be inspected for determining the status of their compliance of EC conditions.*

After deliberations, SEIAA among other decisions ***decided that the projects listed at odd Sr. No's (1,3,5…….41) of the list (Annexure-1) be assigned to SEAC for monitoring of the compliance of the EC conditions within three months' time and SEAC be requested to send the compliance reports of these projects at regular intervals after site inspections****. The schedule of all site visits be informed in advance to Director DECC as also to PPCB to provide logistic & field support respectively.*"

The SEAC deliberated the matter in its 205th meeting held on 21.08.2021. After deliberation, all the members have expressed their willingness for monitoring the compliance of EC conditions. Therefore, the Members have been assigned the various projects as per list attached as **Annexure-A** for checking the compliance of EC conditions within 3 months-time from the date of issuance of the proceedings. All the Members were requested to give their time schedule for visiting the projects to Member Secretary, SEAC for further intimation to Director, Directorate of Environment & Climate Change, Govt. of Punjab

Item no.205.02: Application for issuance of ToR for clinker grinding unit with cement production at Sadhroar & Sural Khurad, Tehsil Rajpura, District Patiala, Punjab by M/s Ultra Tech Cement Ltd. (Proposal No. SIA/PB/IND/64089/2021).

The Project Proponent has applied for issuance of ToR for establishment of stand-alone Clinker Grinding Unit with Cement production capacity of 3.0 MTPA and D.G. Set (2x6 MW) at Sadhroar & Sural Khurad, Tehsil Rajpura, District Patiala, Punjab. Project is covered under activity 3(b) & Category 'B1' as per EIA Notification, 2006. The Project cost is 250 Cr.

The project proponent has submitted the Form I, Pre-feasibility report and other additional documents on online portal. He had also deposited the requisite fee amounting Rs. 6,25,000/- through NEFT no. HDFCR52021070751660743 dated 07.07.2021, as verified by supporting staff SEIAA. The Project Proponent has deposited 25% of the total fee prescribed for the Environmental Clearance being at ToR stage and the remaining 75% of the fee i.e. Rs. 18,75,000/- will be paid at the time of applying for Environmental Clearance.

The project proponent submitted an undertaking that the project site does not cover under the Forest Conservation Act, 1980 or Punjab Land Preservation Act, 1900, Wildlife area under Wildlife (Protection) Act, 1972. Further no litigation against the project is pending in any Court of Law and no construction activity relating to the project has been started. The project site neither fall in Eco-sensitive Zone nor in the boundary of critical polluted area. The project does not attract the generation condition and specific condition.

Further, Punjab Pollution Control Board vide e-mail dated 29.07.2021 has been requested to send the latest construction status report. Punjab Pollution Control Board vide letter no. 4687 dated 17.08.2021 has sent the latest construction status report of the site and the relevant contents of the report are reproduced as under:

"*The proposed site of the industry was visited by the officer of the Board on 31.07.2021 to verify the facts and the point wise reply/comments of the Board, to the information sought by the SEAC is as under:*

Sr. no.	*Point as desired by (SEAC)*	*Comments*
1.	*Construction status of the proposal*	*The Project Proponent has not started*

		any construction activity at the proposed site as yet.
2.	*Status of physical structures within 500 m radius of the site including the status of industries if any.*	*The industry namely M/s Nabha Power Plant, Colony of Nabha Power Plant, Gurudwara Sahib of village Haripur and Government Elementary School of village Haripur & village Sadhroar, exist within 500 m from the proposed site. Further, lal lakir of village Haripur, Tehsil Sirhind, District Fatehgarh Sahib falls within* ***100 mtr from the boundary of the proposed site.***
3.	*Whether the site meets the prescribed criteria for setting up of such projects.*	*The land for the site is predominant agriculture area and the promoter has earmarked the land with small pillars. As per the documents submitted by the promoter, the site falls in the revenue estate of Village Sadhrawar, Tehsil Rajpura, Dist. Patiala. The industry has not submitted any certificate from the Revenue Department regarding its distance of the site from Wild Life Sanctuary/Zoo, National Highway, State educational institute/historical religious place/protected monuments as per the siting guideline for such type of units as per notification no. Admn/A-2F.No.178/98/# dated 02/09/1998. However, during visit along the boundary of the site, it was observed that lal lakir of Village Haripur, Tehsil Sirhind, Distt. Fatehgarh Sahib* ***falls within 100 meter form the boundary of the proposed site****. Also, Gurudwara Sahib of Village Haripur and Government Elementary School Haripur are located near to its boundary, which needs to be verified by the Revenue Authorities in addition to verification regarding education institute/ historical religious place/ protected*

		monuments etc. Further, the residential area/ lal lakir of Village Sadhrawar also seems to be near the boundary of the site from where it will take fly ash from the Nabha Power Limited. The site is beyond 5 KM from MC, Patiala and 2 KM from MC, Rajpura but certificate from the respective local bodies is required to be submitted by the promoter. No national highway falls in a radius of 500 meter and no state highway falls in a radius of 300 meter from the proposed *site but distance from any schedule road cannot be commented upon. Therefore, the distance of the roads from the proposed site required to be verified by the concerned department.* *As such, suitability of site cannot be commented upon without certification form the Revenue Authority / Department of Town & Country Planning, Punjab or other concerned departments.* *A copy of the siting criteria laid down by the Board for Cement grinding units is enclosed herewith. It is therefore, recommended that application of the promoter company may be decided, keeping in view the above-mentioned facts and sitting criteria framed for such units.*

1.0 Deliberations during 205th meeting of SEAC held on 21.08.2021

The meeting was attended by the following:

1. Dr. K.V Reddy, behalf of on the Project Proponent.
2. Ms. Ekta Arora, EIA Coordinator, M/s J.M. Environet Pvt Ltd., Environmental Consultant of the Project Proponent.

SEAC allowed the Environmental Consultant of the Project Proponent to present salient

features of the project which he presented as under:

S. No.	Item	Details
1.	Name and Location of the project	Proposed Clinker Grinding Unit with Cement Production Capacity of 3.0 MTPA and D.G. Set (2 x 6 MW) at Village: Haripur, Tehsil & District: Fatehgarh Sahib and Villages: Sadhroar & Sural Khurad, Tehsil: Rajpura, District: Patiala (Punjab) by M/s. UltraTech Cement Limited
2.	Project/activity	Category "B", Project or Activity '3(b)' Cement Plants
3.	Whether the project is in critical polluted area or not.	No
4.	If the project involves diversion of forest land. If yes, Extent of the forest land. Status of the forest clearance.	No
5.	Is the project covered under PLPA, 1900, if No but located near to PLPA area then the project proponent is required to submit NOC from the concerned DFO to the effect that project area does not fall under the provision of PLPA Act, 1900. Is the project covered under PLPA, 1900, if yes then Status of the NOC w.r.t PLPA, 1900.	No
6.	If the project falls within 10 km of Eco sensitive area/ National park/Wild Life Sanctuary. If yes, Name of Eco sensitive area/ National park/Wild Life Sanctuary and distance from the project site. Status of clearance from National Board for Wild Life (NBWL).	No

7.	Inter - district boundary	Fatehgarh Sahib - Patiala Inter district boundary (Passing through the Project site)
8.	Nearest habitation from Chimney	Haripur Village at 520 meters
9.	Classification/Land use pattern as per Master Plan	The proposed project site falls under Agricultural land as per the master plan.
10.	Cost of the project	Rs. 550 Crores
11.	Total Plot area, Built up Area and Green area (in ha)	**Total Land - 43.534** Proposed Built Up area - 17.048
12.	Manpower during operational	120 Persons
13.	Water Requirements & Source in Construction Phase	150 - 200 KLD

SEAC raised following observations to the Project Proponent:

Sr. no.	**Observations**	**Reply**
1.	As per the report of Punjab Pollution Control Board, lal lakir of Village Haripur, Tehsil Sirhind, Distt. Fatehgarh Sahib falls within 100 meter form the boundary of the proposed project site. Also, Gurudwara Sahib of Village Haripur and Government Elementary School Haripur are located near to its boundary, which needs to be verified by the Revenue Authorities in addition to verification regarding education institute/ historical religious place/ protected monuments etc. Further, the residential area/ lal lakir of Village Sadhrawar also seems to be	The boundary wall of the project will be shifted to meet the siting criteria as prescribed by Punjab Pollution Control Board. Further, the left-out area will be maintained as green belt.

	near the boundary of the site from where it will take fly ash from the Nabha Power Limited. The site is beyond 5 KM from MC, Patiala and 2 KM from MC, Rajpura but certificate from the respective local bodies is required to be submitted by the promoter. No National highway falls in a radius of 500 meter and no State highway falls in a radius of 300 meter from the proposed site but distance from any schedule road cannot be commented upon. Therefore, the distance of the roads from the proposed site is required to be verified.	
2.	The Green Belt proposed to be developed in the left-out area shall be considered in addition to 33% green belt mandatory to be developed in the premises as per the provisions of EIA notification dated 14.09.2006.	Agreed by the Project Proponent.
3.	As per report of Punjab Pollution Control Board, the Project Proponent has to comply with following siting guidelines: I. Municipal Corporation Limits – 5km II. Class A Towns & Cities Limits- 2km III. Other Towns & Cities Limits – 1km IV. Village Laldora, Phirni – 500m V. Wild Life Sanctuary Zoo- 500m VI. National Highway- 500m VII. State Highway/Scheduled Road- 300m VIII. Residential Area (15 pucca house)- 300m IX. Educational institute/Historical Religious places/Protected Moments- 300m	The Project Proponent agreed to the same.

The Project Proponent further informed the SEAC that they have already carried out Environmental Baseline Study for Winter season (Dec., 2020 to Feb., 2021) and requested to allow them to utilize the same for preparation of EIA report. SEAC observed that as per OM dated 29.08.2017, the baseline data used for preparation of EIA/EMP reports may be collected at any stage, irrespective of the request for ToR or the issue thereof. However, such a baseline data and the public consultation should not be older than 3 years, at the time of submission of the proposal, for grant of Environmental Clearance, as per ToRs prescribed. As such, SEAC allowed the Project Proponent to utilize Environmental Baseline Study for Winter season (Dec., 2020 to Feb., 2021 for preparation of EIA report.

After deliberations, the SEAC observed that the proposed project site does not meet the siting criteria prescribed by PPCB. However, the project proponent agreed to shift the boundary wall to meet the siting criteria laid down by PPCB. In view of the assurance given by the project proponent, SEAC decided to forward the case to SEIAA with recommendation to issue ToRs subject to the condition that the Project Proponent will obtain NOC from PPCB for meeting their siting criteria before considering the case by SEIAA.

After detailed deliberations, it was decided to categorize the project under Activity 3(b); B-1 with public consultation as required for the project. The Committee approved the Terms of Reference, subject to submission of NOC from Punjab Pollution Control Board regarding the suitability of site as per their siting guidelines before the next meeting of SEIAA, for establishment of stand-alone Clinker Grinding Unit with Cement production capacity of 3.0 MTPA and D.G. Set (2x6 MW) at Sadhroar & Sural Khurad, Tehsil Rajpura, District Patiala, Punjab as per the details mentioned in the application & subsequent presentation /clarifications made by the project proponent & his consultant and conditions are as under:

A. STANDARD TERMS OF REFERENCE (TOR)

1) Executive Summary

2) Introduction

i. Details of the EIA Consultant including NABET accreditation
ii. Information about the project proponent
iii. Importance and benefits of the project

3) Project Description

i. Cost of project and time of completion.
ii. Products with capacities for the proposed project.
iii. If expansion project, details of existing products with capacities and whether adequate land is available for expansion, reference of earlier EC if any.
iv. List of raw materials required and their source along with mode of transportation.
v. Other chemicals and materials required with quantities and storage capacities
vi. Details of Emission, effluents, hazardous waste generation and their management.
vii. Requirement of water, power, with source of supply, status of approval, water balance diagram, man-power requirement (regular and contract)
viii. Process description along with major equipment and machineries, process flow sheet

(quotative) from raw material to products to be provided

ix. Hazard identification and details of proposed safety systems.

Expansion/modernization proposals:

a. Copy of all the Environmental Clearance(s) including Amendments thereto obtained for the project from MOEF/SEIAA shall be attached as an Annexure. A certified copy of the latest Monitoring Report of the Regional Office of the Ministry of Environment and Forests as per circular dated 30th May, 2012 on the status of compliance of conditions stipulated in all the existing environmental clearances including Amendments shall be provided. In addition, status of compliance of Consent to Operate for the ongoing existing operation of the project from SPCB shall be attached with the EIA-EMP report.

b. In case the existing project has not obtained environmental clearance, reasons for not taking EC under the provisions of the EIA Notification 1994 and/or EIA Notification 2006 shall be provided. Copies of Consent to Establish/No Objection Certificate and Consent to Operate (in case of units operating prior to EIA Notification 2006, CTE and CTO of FY 2005-2006) obtained from the SPCB shall be submitted. Further, compliance report to the conditions of consents from the SPCB shall be submitted.

4) Site Details

i. Location of the project site covering village, Taluka/Tehsil, District and State, Justification for selecting the site, whether other sites were considered.

ii. A toposheet of the study area of radius of 10km and site location on 1:50,000/1:25,000 scale on an A3/A2 sheet. (including all eco-sensitive areas and environmentally sensitive places)

iii. Details w.r.t. option analysis for selection of site

iv. Co-ordinates (lat-long) of all four corners of the site.

v. Google map-Earth downloaded of the project site.

vi. Layout maps indicating existing unit as well as proposed unit indicating

storage area, plant area, greenbelt area, utilities etc. If located within an Industrial area/Estate/Complex, layout of Industrial Area indicating location of unit within the Industrial area/Estate.

vii. Photographs of the proposed and existing (if applicable) plant site. If existing, show photographs of plantation/greenbelt, in particular.

viii. Land-use break-up of total land of the project site (identified and acquired), government/ private - agricultural, forest, wasteland, water bodies, settlements, etc shall be included. (not required for industrial area)

ix. A list of major industries with name and type within study area (10km radius) shall be incorporated. Land use details of the study area

x. Geological features and Geo-hydrological status of the study area shall be included.

xi. Details of Drainage of the project upto 5km radius of study area. If the site is within 1 km radius of any major river, peak and lean season river discharge as well as flood occurrence frequency based on peak rainfall data of the past 30 years. Details of Flood Level of the project site and maximum Flood Level of the river shall also be provided. (mega green field projects)

xii. Status of acquisition of land. If acquisition is not complete, stage of the acquisition process and expected time of complete possession of the land.

xiii. R&R details in respect of land in line with state Government policy

5) Forest and wildlife related issues (if applicable):

i. Permission and approval for the use of forest land (forestry clearance), if any, and recommendations of the State Forest Department. (if applicable)

ii. Land-use map based on High resolution satellite imagery (GPS) of the proposed site delineating the forestland (in case of projects involving forest land more than 40 ha)

iii. Status of Application submitted for obtaining the stage I forestry clearance along with latest status shall be submitted.

iv. The projects to be located within 10 km of the National Parks, Sanctuaries, Biosphere Reserves, Migratory Corridors of Wild Animals, the project proponent shall submit the map duly authenticated by Chief Wildlife Warden showing these features vis-à-vis the project location and the recommendations or comments of the Chief Wildlife Warden-thereon.

v. Wildlife Conservation Plan duly authenticated by the Chief Wildlife Warden

of the State

Government for conservation of Schedule I fauna, if any exists in the study area

vi. Copy of application submitted for clearance under the Wildlife (Protection) Act, 1972, to the

Standing Committee of the National Board for Wildlife

6) Environmental Status

i. Determination of atmospheric inversion level at the project site and site-specific micro- meteorological data using temperature, relative humidity, hourly wind speed and direction and rainfall.

ii. AAQ data (except monsoon) at 8 locations for PM10, PM2.5, SO2, NOX, CO and other parameters relevant to the project shall be collected. The monitoring stations shall be based CPCB guidelines and take into account the pre-dominant wind direction, population zone and sensitive receptors including reserved forests.

iii. Raw data of all AAQ measurement for 12 weeks of all stations as per frequency given in the NAQQM Notification of Nov. 2009 along with - min., max., average and 98% values for each of the AAQ parameters from data of all AAQ stations should be provided as an annexure to the EIA Report.

iv. Surface water quality of nearby River (100m upstream and downstream of discharge point) and other surface drains at eight locations as per CPCB/MoEF&CC guidelines.

v. Whether the site falls near to polluted stretch of river identified by the CPCB/MoEF&CC, if yes give details.

vi. Ground water monitoring at minimum at 8 locations shall be included.

vii. Noise levels monitoring at 8 locations within the study area.

viii. Soil Characteristic as per CPCB guidelines.

ix. Traffic study of the area, type of vehicles, frequency of vehicles for transportation of materials, additional traffic due to proposed project, parking arrangement etc.

x. Detailed description of flora and fauna (terrestrial and aquatic) existing in the study area shall be given with special reference to rare, endemic and endangered species. If Schedule- I fauna are found within the study area, a Wildlife Conservation Plan shall be prepared and furnished.

xi. Socio-economic status of the study area.

7) Impact and Environment Management Plan

i. Assessment of ground level concentration of pollutants from the stack emission based on site-specific meteorological features. In case the project is located on a hilly terrain, the AQIP Modelling shall be done using inputs of the specific terrain characteristics for determining the potential impacts of the project on the AAQ. Cumulative impact of all sources of emissions (including transportation) on the AAQ of the area shall be assessed. Details of the model used and the input data used for modelling shall also be provided. The air quality contours shall be plotted on a location map showing the location of project site, habitation nearby, sensitive receptors, if any.

ii. Water Quality modelling - in case of discharge in water body

iii. Impact of the transport of the raw materials and end products on the surrounding environment shall be assessed and provided. In this regard, options for transport of raw materials and finished products and wastes (large quantities) by rail or rail-cum road transport or conveyor- cum-rail transport shall be examined.

iv. A note on treatment of wastewater from different plant operations, extent recycled and reused for different purposes shall be included. Complete scheme of effluent treatment. Characteristics of untreated and treated effluent to meet the prescribed standards of discharge under E(P) Rules.

v. Details of stack emission and action plan for control of emissions to meet standards.

vi. Measures for fugitive emission control

vii. Details of hazardous waste generation and their storage, utilization and management. Copies of MOU regarding utilization of solid and hazardous waste in cement plant shall also be included. EMP shall include the concept of waste-minimization, recycle/reuse/recover techniques, Energy conservation, and natural resource conservation.

viii. Proper utilization of fly ash shall be ensured as per Fly Ash Notification, 2009. A detailed plan of action shall be provided.

ix. Action plan for the green belt development plan in 33 % area i.e. land with not less than

1,500 trees per ha. Giving details of species, width of plantation, planning schedule etc. shall be included. The green belt shall be around the project boundary and a scheme for greening of the roads used for the project shall also be incorporated.

x. Action plan for rainwater harvesting measures at plant site shall be

submitted to harvest rainwater from the roof tops and storm water drains to recharge the ground water and also to use for the various activities at the project site to conserve fresh water and reduce the water requirement from other sources.

xi. Total capital cost and recurring cost/annum for environmental pollution control measures shall be included.

xii. Action plan for post-project environmental monitoring shall be submitted.

xiii. Onsite and Offsite Disaster (natural and Man-made) Preparedness and Emergency Management Plan including Risk Assessment and damage control. Disaster management plan should be linked with District Disaster Management Plan.

8) Occupational health

i. Plan and fund allocation to ensure the occupational health & safety of all contract and casual workers

ii. Details of exposure specific health status evaluation of worker. If the workers' health is being evaluated by pre designed format, chest x rays, Audiometry, Spirometry, Vision testing (Far
& Near vision, colour vision and any other ocular defect) ECG, during pre-placement and periodical examinations give the details of the same. Details regarding last month analysed data of above-mentioned parameters as per age, sex, duration of exposure and department wise.

iii. Details of existing Occupational & Safety Hazards. What are the exposure levels of hazards and whether they are within Permissible Exposure level (PEL). If these are not within PEL, what measures the company has adopted to keep them within PEL so that health of the workers can be preserved,

iv. Annual report of health status of workers with special reference to Occupational Health and Safety.

9) Corporate Environment Policy

i. Does the company have a well laid down Environment Policy approved by its Board of Directors? If so, it may be detailed in the EIA report.

ii. Does the Environment Policy prescribe for standard operating process / procedures to bring into focus any infringement / deviation / violation of the environmental or forest norms / conditions? If so, it may be detailed in the EIA.

iii. What is the hierarchical system or Administrative order of the company to deal with the environmental issues and for ensuring compliance with the environmental clearance conditions? Details of this system may be given.

iv. Does the company have system of reporting of non - compliances / violations of environmental norms to the Board of Directors of the company and / or shareholders or stakeholders at large? This reporting mechanism shall be detailed in the EIA report

10) Details regarding infrastructure facilities such as sanitation, fuel, restroom etc. to be provided to the labour force during construction as well as to the casual workers including truck drivers during operation phase.

11) Enterprise Social Commitment (ESC)

i. Adequate funds (at least 2.5 % of the project cost) shall be earmarked towards the Enterprise Social Commitment based on Public Hearing issues and item-wise details along with time bound action plan shall be included. Socio-economic development activities need to be elaborated upon.

12) Any litigation pending against the project and/or any direction/order passed by any Court of Law against the project, if so, details thereof shall also be included. Has the unit received any notice under the Section 5 of Environment (Protection) Act, 1986 or relevant Sections of Air and Water Acts? If so, details thereof and compliance/ATR to the notice(s) and present status of the case.

13) A tabular chart with index for points wise compliance of above TOR.

B. SPECIFIC TERMS OF REFERENCE FOR EIASTUDIES FOR CEMENT PLANTS

1. Limestone and coal linkage documents along with the status of environmental clearance of limestone and coal mines
2. Quantum of production of coal and limestone from coal & limestone mines and the projects they cater to;
3. For large Cement Units, a 3-D view i.e. DEM (Digital Elevation Model) for the area in 10 km radius from the proposal site.
4. Present land use shall be prepared based on satellite imagery. High-resolution satellite image data having 1m-5m spatial resolution like quickbird, Ikonos, IRS P-6 pan sharpened etc. for the 10 Km radius area from proposed site. The same

shall be used for land used/land-cover mapping of the area.

5. If the raw materials used have trace elements, an environment management plan shall also be included.
6. Plan for the implementation of the recommendations made for the cement plants in the CREP guidelines must be prepared.
7. Energy consumption per ton of clinker and cement grinding
8. Provision of waste heat recovery boiler
9. Arrangement for use of hazardous waste

Item no.205.03: Application for issuance of ToR for clinker grinding unit with cement production capacity of 5 million TPA at Village Deh- Kalan, Tehsil & District Sangrur, Punjab by M/s Shree Punjab Cement Plant (Proposal No. SIA/PB/IND/66130/2021).

The Project Proponent has applied for issuance of ToR for establishment of stand-alone Clinker Grinding Unit with Cement production capacity of 5.0 Million TPA and DG Sets of 1250 KVA (1000 KVA or (2X500 KVA (1000 KVA or (2X500 KVA) & 250 KVA) at Village Deh- Kalan, Tehsil & District Sangrur, Punjab. Project is covered under activity 3(b) & Category 'B1' as per EIA Notification, 2006. The Project cost is 671 Cr.

The project proponent has submitted the Form I, Pre-feasibility report and other additional documents on online portal. He had also deposited the requisite fee amounting Rs. 16,77,500/- through UTR no. SBIN521210163124 dated 29.07.2021, as verified by supporting staff SEIAA. The Project Proponent has deposited 25% of the total fee prescribed for the Environmental Clearance being at ToR stage and the remaining 75% of the fee i.e. Rs. 50,32,500/- will be paid at the time of applying for Environmental Clearance.

The project proponent submitted an undertaking that the project site does not cover under the Forest Conservation Act, 1980 or Punjab Land Preservation Act, 1900, Wildlife area under Wildlife (Protection) Act, 1972. Further no litigation against the project is pending in any Court of Law and no construction activity relating to the project has been started. The project site neither fall in Eco-sensitive Zone nor in the boundary of critical polluted area. The project does not attract the generation condition and specific condition.
The project proponent during the presentation to the Committee be asked to present the applicability of General Conditions, suitability of site, land details etc.

1.0 Deliberations during 205th meeting of SEAC held on 21.08.2021

The meeting was attended by the following:

1. Dr. Anil Kumar Trivedi, behalf of on the Project Proponent.
2. Ms. Ekta Arora, EIA Coordinator, M/s J.M. Environet Pvt Ltd., Environmental Consultant of the Project Proponent.

SEAC allowed the Environmental Consultant of the Project Proponent to present salient

features of the project which he presented as under:

Sr. no.	Item	Details
1.	Name and Location of the project	**Shree Punjab Cement Plant** (Clinker Grinding Unit) with Cement Production Capacity of 5.0 Million TPA and D.G. Sets of 1250 KVA {1000 KVA or (2 x 500 KVA) & 250 KVA} along with Railway Siding at Village: Deh-Kalan, Tehsil & District: Sangrur (Punjab) by Shree Cement North Private Limited
2.	Project/activity	Category "B", Project or Activity '3(b)' Cement Plants
3.	Whether the project is in critically polluted area or not.	No
4.	If the project involves diversion of forest land. If yes, Extent of the forest land. Status of the forest clearance.	No. Undertaking submitted.
5.	Is the project covered under PLPA, 1900, if No but located near to PLPA area then the project proponent is required to submit NOC from the concerned DFO to the effect that project area does not fall under the provision of PLPA Act, 1900. Is the project covered under PLPA, 1900, if yes then Status of the NOC w.r.t PLPA, 1900.	No. Undertaking submitted.
6.	If the project falls within 10 km of Eco sensitive area/ National park/Wild Life Sanctuary. If yes, Name of Eco sensitive area/	Bir Aishwan wildlife Sanctuary is located at a distance of 8.5 Km in South East direction from the project boundary and as per MoEF&CC notification S.O. 3313 dated 24th October, 2016 the extent of Eco-sensitive zone is upto 100 meters from the

	National park/Wild Life Sanctuary and distance from the project site. Status of clearance from National Board for Wild Life (NBWL).	boundary of the Bir sensitive zone i.e., at a distance of approx. 8.5 km.
7.	Inter - district boundary	None
8.	Classification/Land use pattern as per Master Plan	The proposed project site falls under Agricultural land as per the master plan.
9.	Cost of the project	Rs. 671 Crores
10.	Area details (in ha)	Total Land -28.16 ha Plantation & Greenbelt (Approx. 33 %) – 9.29 ha
11.	Source of Water	Ground water through bore wells

SEAC was satisfied with the presentation submitted by the Project Proponent.

The Project Proponent further informed SEAC that they had already carried out Environmental Baseline Study for Winter season (Dec., 2020 to Feb., 2021) and requested to allow them to utilize the same for preparation of EIA report. SEAC observed that as per OM dated 29.08.2017, the baseline data used for preparation of EIA/EMP reports may be collected at any stage, irrespective of the request for ToR or the issue thereof. However, such a baseline data and the public consultation should not be older than 3 years, at the time of submission of the proposal, for grant of Environmental Clearance, as per ToRs prescribed. As such, SEAC allowed the Project Proponent to utilize Environmental Baseline Study for Winter season (Dec., 2020 to Feb., 2021 for preparation of EIA report.

After detailed deliberations, it was decided to categorize the project under Activity 3(b); B-1 with public consultation as required for the project. The Committee approved the Terms of Reference for establishment of stand-alone Clinker Grinding Unit with Cement production capacity of 5.0 Million TPA and DG Sets of 1250 KVA (1000 KVA or (2X500 KVA (1000 KVA or (2X500 KVA) & 250 KVA) at Village Deh- Kalan, Tehsil & District Sangrur, Punjab as per the details mentioned in the application & subsequent

presentation /clarifications made by the project proponent & his consultant and conditions are as under:

A. STANDARD TERMS OF REFERENCE (TOR)

1) Executive Summary

2) Introduction

i. Details of the EIA Consultant including NABET accreditation
ii. Information about the project proponent
iii. Importance and benefits of the project

3) Project Description

i. Cost of project and time of completion.
ii. Products with capacities for the proposed project.
iii. If expansion project, details of existing products with capacities and whether adequate land is available for expansion, reference of earlier EC if any.
iv. List of raw materials required and their source along with mode of transportation.
v. Other chemicals and materials required with quantities and storage capacities
vi. Details of Emission, effluents, hazardous waste generation and their management.
vii. Requirement of water, power, with source of supply, status of approval, water balance diagram, man-power requirement (regular and contract)
viii. Process description along with major equipment and machineries, process flow sheet

(quotative) from raw material to products to be provided

ix. Hazard identification and details of proposed safety systems.

Expansion/modernization proposals:

a. Copy of all the Environmental Clearance(s) including Amendments thereto obtained for the project from MOEF/SEIAA shall be attached as an Annexure. A certified copy of the latest Monitoring Report of the Regional Office of the Ministry of Environment and Forests as per circular dated 30th May, 2012 on the status of compliance of conditions stipulated in all the existing environmental clearances including Amendments shall be provided. In addition, status of compliance of Consent to Operate for the ongoing existing operation of the project from SPCB shall be attached with the EIA-EMP report.

b. In case the existing project has not obtained environmental clearance,

reasons for not taking EC under the provisions of the EIA Notification 1994 and/or EIA Notification 2006 shall be provided. Copies of Consent to Establish/No Objection Certificate and Consent to Operate (in case of units operating prior to EIA Notification 2006, CTE and CTO of FY 2005-2006) obtained from the SPCB shall be submitted. Further, compliance report to the conditions of consents from the SPCB shall be submitted.

4) Site Details

i. Location of the project site covering village, Taluka/Tehsil, District and State, Justification for selecting the site, whether other sites were considered.

ii. A toposheet of the study area of radius of 10km and site location on 1:50,000/1:25,000 scale on an A3/A2 sheet. (including all eco-sensitive areas and environmentally sensitive places)

iii. Details w.r.t. option analysis for selection of site

iv. Co-ordinates (lat-long) of all four corners of the site.

v. Google map-Earth downloaded of the project site.

vi. Layout maps indicating existing unit as well as proposed unit indicating storage area, plant area, greenbelt area, utilities etc. If located within an Industrial area/Estate/Complex, layout of Industrial Area indicating location of unit within the Industrial area/Estate.

vii. Photographs of the proposed and existing (if applicable) plant site. If existing, show photographs of plantation/greenbelt, in particular.

viii. Land-use break-up of total land of the project site (identified and acquired), government/ private - agricultural, forest, wasteland, water bodies, settlements, etc shall be included. (not required for industrial area)

ix. A list of major industries with name and type within study area (10km radius) shall be incorporated. Land use details of the study area

x. Geological features and Geo-hydrological status of the study area shall be included.

xi. Details of Drainage of the project upto 5km radius of study area. If the site is within 1 km radius of any major river, peak and lean season river discharge as well as flood occurrence frequency based on peak rainfall data of the past 30 years. Details of Flood Level of the project site and maximum Flood Level of the river shall also be provided. (mega green field projects)

xii. Status of acquisition of land. If acquisition is not complete, stage of the acquisition process and expected time of complete possession of the land.

xiii. R&R details in respect of land in line with state Government policy

5) Forest and wildlife related issues (if applicable):

i. Permission and approval for the use of forest land (forestry clearance), if any, and recommendations of the State Forest Department. (if applicable)

ii. Land-use map based on High resolution satellite imagery (GPS) of the proposed site delineating the forestland (in case of projects involving forest land more than 40 ha)

iii. Status of Application submitted for obtaining the stage I forestry clearance along with latest status shall be submitted.

iv. The projects to be located within 10 km of the National Parks, Sanctuaries, Biosphere Reserves, Migratory Corridors of Wild Animals, the project proponent shall submit the map duly authenticated by Chief Wildlife Warden showing these features vis-à-vis the project location and the recommendations or comments of the Chief Wildlife Warden-thereon.

v. Wildlife Conservation Plan duly authenticated by the Chief Wildlife Warden of the State

Government for conservation of Schedule I fauna, if any exists in the study area

vi. Copy of application submitted for clearance under the Wildlife (Protection) Act, 1972, to the

Standing Committee of the National Board for Wildlife

6) Environmental Status

i. Determination of atmospheric inversion level at the project site and site-specific micro- meteorological data using temperature, relative humidity, hourly wind speed and direction and rainfall.

ii. AAQ data (except monsoon) at 8 locations for PM10, PM2.5, SO2, NOX, CO and other parameters relevant to the project shall be collected. The monitoring stations shall be based CPCB guidelines and take into account the pre-dominant wind direction, population zone and sensitive receptors including reserved forests.

iii. Raw data of all AAQ measurement for 12 weeks of all stations as per frequency given in the NAQQM Notification of Nov. 2009 along with - min., max., average and 98% values for each of the AAQ parameters from data of all AAQ stations should be provided as an annexure to the EIA Report.

iv. Surface water quality of nearby River (100m upstream and downstream of discharge point) and other surface drains at eight locations as per CPCB/MoEF&CC guidelines.

v. Whether the site falls near to polluted stretch of river identified by the CPCB/MoEF&CC, if yes give details.

vi. Ground water monitoring at minimum at 8 locations shall be included.
vii. Noise levels monitoring at 8 locations within the study area.
viii. Soil Characteristic as per CPCB guidelines.
ix. Traffic study of the area, type of vehicles, frequency of vehicles for transportation of materials, additional traffic due to proposed project, parking arrangement etc.
x. Detailed description of flora and fauna (terrestrial and aquatic) existing in the study area shall be given with special reference to rare, endemic and endangered species. If Schedule- I fauna are found within the study area, a Wildlife Conservation Plan shall be prepared and furnished.
xi. Socio-economic status of the study area.

7) Impact and Environment Management Plan

i. Assessment of ground level concentration of pollutants from the stack emission based on site-specific meteorological features. In case the project is located on a hilly terrain, the AQIP Modelling shall be done using inputs of the specific terrain characteristics for determining the potential impacts of the project on the AAQ. Cumulative impact of all sources of emissions (including transportation) on the AAQ of the area shall be assessed. Details of the model used and the input data used for modelling shall also be provided. The air quality contours shall be plotted on a location map showing the location of project site, habitation nearby, sensitive receptors, if any.
ii. Water Quality modelling - in case of discharge in water body
iii. Impact of the transport of the raw materials and end products on the surrounding environment shall be assessed and provided. In this regard, options for transport of raw materials and finished products and wastes (large quantities) by rail or rail-cum road transport or conveyor- cum-rail transport shall be examined.
iv. A note on treatment of wastewater from different plant operations, extent recycled and reused for different purposes shall be included. Complete scheme of effluent treatment. Characteristics of untreated and treated effluent to meet the prescribed standards of discharge under E(P) Rules.
v. Details of stack emission and action plan for control of emissions to meet standards.
vi. Measures for fugitive emission control
vii. Details of hazardous waste generation and their storage, utilization and management. Copies of MOU regarding utilization of solid and hazardous

waste in cement plant shall also be included. EMP shall include the concept of waste-minimization, recycle/reuse/recover techniques, Energy conservation, and natural resource conservation.

viii. Proper utilization of fly ash shall be ensured as per Fly Ash Notification, 2009. A detailed plan of action shall be provided.

ix. Action plan for the green belt development plan in 33 % area i.e. land with not less than

1,500 trees per ha. Giving details of species, width of plantation, planning schedule etc. shall be included. The green belt shall be around the project boundary and a scheme for greening of the roads used for the project shall also be incorporated.

x. Action plan for rainwater harvesting measures at plant site shall be submitted to harvest rainwater from the roof tops and storm water drains to recharge the ground water and also to use for the various activities at the project site to conserve fresh water and reduce the water requirement from other sources.

xi. Total capital cost and recurring cost/annum for environmental pollution control measures shall be included.

xii. Action plan for post-project environmental monitoring shall be submitted.

xiii. Onsite and Offsite Disaster (natural and Man-made) Preparedness and Emergency Management Plan including Risk Assessment and damage control. Disaster management plan should be linked with District Disaster Management Plan.

8) Occupational health

i. Plan and fund allocation to ensure the occupational health & safety of all contract and casual workers

ii. Details of exposure specific health status evaluation of worker. If the workers' health is being evaluated by pre designed format, chest x rays, Audiometry, Spirometry, Vision testing (Far

& Near vision, colour vision and any other ocular defect) ECG, during pre-placement and periodical examinations give the details of the same. Details regarding last month analysed data of above-mentioned parameters as per age, sex, duration of exposure and department wise.

iii. Details of existing Occupational & Safety Hazards. What are the exposure levels of hazards and whether they are within Permissible Exposure level (PEL). If these are not within PEL, what measures the company has adopted to keep them within PEL so that health of the workers can be preserved,

iv. Annual report of health status of workers with special reference to Occupational Health and Safety.

9) Corporate Environment Policy

i. Does the company have a well laid down Environment Policy approved by its Board of Directors? If so, it may be detailed in the EIA report.

ii. Does the Environment Policy prescribe for standard operating process / procedures to bring into focus any infringement / deviation / violation of the environmental or forest norms / conditions? If so, it may be detailed in the EIA.

iii. What is the hierarchical system or Administrative order of the company to deal with the environmental issues and for ensuring compliance with the environmental clearance conditions? Details of this system may be given.

iv. Does the company have system of reporting of non - compliances / violations of environmental norms to the Board of Directors of the company and / or shareholders or stakeholders at large? This reporting mechanism shall be detailed in the EIA report

10) Details regarding infrastructure facilities such as sanitation, fuel, restroom etc. to be provided to the labour force during construction as well as to the casual workers including truck drivers during operation phase.

11) Enterprise Social Commitment (ESC)

i. Adequate funds (at least 2.5 % of the project cost) shall be earmarked towards the Enterprise Social Commitment based on Public Hearing issues and item-wise details along with time bound action plan shall be included. Socio-economic development activities need to be elaborated upon.

12) Any litigation pending against the project and/or any direction/order passed by any Court of Law against the project, if so, details thereof shall also be included. Has the unit received any notice under the Section 5 of Environment (Protection) Act, 1986 or relevant Sections of Air and Water Acts? If so, details thereof and compliance/ATR to the notice(s) and present status of the case.

13) A tabular chart with index for points wise compliance of above TOR.

B. SPECIFIC TERMS OF REFERENCE FOR EIASTUDIES FOR CEMENT PLANTS

1. Limestone and coal linkage documents along with the status of environmental clearance of limestone and coal mines
2. Quantum of production of coal and limestone from coal & limestone mines and

the projects they cater to;

3. For large Cement Units, a 3-D view i.e. DEM (Digital Elevation Model) for the area in 10 km radius from the proposal site.
4. Present land use shall be prepared based on satellite imagery. High-resolution satellite image data having 1m-5m spatial resolution like quickbird, Ikonos, IRS P-6 pan sharpened etc. for the 10 Km radius area from proposed site. The same shall be used for land used/land-cover mapping of the area.
5. If the raw materials used have trace elements, an environment management plan shall also be included.
6. Plan for the implementation of the recommendations made for the cement plants in the CREP guidelines must be prepared.
7. Energy consumption per ton of clinker and cement grinding
8. Provision of waste heat recovery boiler
9. Arrangement for use of hazardous waste

Item No. 205.04: Application for issuance of ToRs for expansion of existing steel manufacturing unit namely M/s Devbhoomi Casting Pvt. Ltd., located at Transport Nagar, Village Kumbra, Mandigobindgarh, Punjab (Proposal No. SIA/PB/IND/66533/2021).

M/s Devbhoomi Casting Pvt. Ltd is an existing steel manufacturing unit located at Transport Nagar, Village Kumbra, Mandigobindgarh, Punjab. The project is involved in the manufacturing of Billets/Ingots with 1 Induction Furnace of capacity 7 TPH.

Now, the Project Proponent wants to increase their production capacity by upgradation of existing Induction Furnace and addition of new Induction Furnace and 1 Rolling Mill. Thus, after expansion, the industrial unit will have manufacturing capacity of Billets/Ingots @ 288 TPD (1,00,800 TPA) or Flats/Bars/Rounds @ 276 TPD (96,600 TPA) with 2 Induction Furnaces of capacity 12 TPH each & rolling mill. Total cost of the project including the expansion will be Rs. 24.9712 crores.

1. The project proponent submitted the Form I, Pre-feasibility report and other additional documents on online portal. He has also deposited the requisite fee of Rs. 62,430/- through UTR No. 214210690817016 dated 02.08.2021, as verified by supporting staff SEIAA. The Project Proponent has deposited 25% of the total fee prescribed for the Environmental Clearance being at ToR stage and the rest 75% of the fee i.e. Rs. 1,87,284/- will be paid at the time of applying for Environmental Clearance.
2. The project proponent during the presentation to the committee be ask to present the applicability of General Condition, suitability of site, land details etc.

Further, Punjab Pollution Control Board vide e-mail dated 16.08.2021 has been requested to send the latest construction status report. However, the report is yet awaited.

1.0 Deliberations during 205th meeting of SEAC held on 21.08.2021

The meeting was attended by the following:

1. Mr. Deepak Goyal, Managing Director, behalf of on the Project Proponent.
2. Dr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt Ltd.
3. Ms. Priyanka, EIA Coordinator, M/s Eco Laboratories Pvt Ltd.

SEAC observed that the latest construction status report from the Punjab Pollution Control Board has not been received so far.

After deliberations, SEAC decided to defer the matter and the case be placed in the next meeting only after receipt of report from the Punjab Pollution Control Board.

Item No.205.05: Application for change in the name of Unit from M/s Sharu Special Alloys Pvt Ltd Unit II to M/s Sharu Concast Pvt. Ltd., at Village Mehlon Lakhowal-Kohara Road, District Ludhiana, Punjab (Proposal No. SIA/PB/IND/223329/2021).

The Project Proponent namely M/s Sharu Special Alloys Pvt Ltd Unit II was granted Environmental Clearance vide letter no. SEIAA/MS/2021/4547 dated 23.07.2021 for steel manufacturing unit having proposed capacity 1,27,800 TPA of Steel billets & 1,25,000 TPA of Round, MS Bars, Flats, TMT Bars, Wire Rod etc by installing induction Furnaces at Village Mehlon Lakhowal-Kohara Road, District Ludhiana. Now, the Project Proponent has applied for change in name of the unit from M/s Sharu Special Alloys Pvt Ltd Unit II to M/s Sharu Concast Pvt. Ltd. through Parivesh Portal as amendment in Environmental Clearance.

The Project Proponent has submitted that M/s Sharu Special Alloys is the old existing firm and is already operating unit I and Environmental Clearance was obtained for unit II, which is a separate premise than unit-I. The industry has recently incorporated as a new firm namely M/s Sharu Concast Pvt. Ltd., so as to avail income tax incentive by forming a new firm for establishment of proposed new unit instead of establishment of new unit under the old firm.

The Project Proponent has further submitted that there will be no change in the configuration of the project, as such the projected impacts and mitigation measures to be taken will remain unchanged as detailed in the EIA study report.

The project proponent has applied for Environmental Clearance of M/s Sharu Special Alloys Pvt Ltd Unit II for steel manufacturing unit having proposed capacity 1,27,800 TPA of Steel billets & 1,25,000 TPA of Round, MS Bars, Flats, TMT Bars, Wire Rod etc by intallating induction Furnaces. Project is covered under Schedule 3(a) & Category 'B1' as per EIA Notification, 2006. The Project cost is Rs. 22.50 Cr.

The Project was issued Terms of Reference for carrying out EIA study for obtaining Environmental Clearance under EIA notification dated 14.09.2006 vide letter no. SEIAA/MS/2020/3248 dated 05.11.2020.

The Project Proponent was deposited processing fee amounting to Rs. 56,250/- (25% of the total fee) through NEFT (Rs. 52,650/- submitted through with UTR no.- N199201190050550 dated 17th July, 2020 & Rs. 3,600/- with UTR no.-

N200201190907528 dated 18th July, 2020) at the time of issuance of ToR. Now, the Project Proponent has been submitted the Environmental Clearance fee of Rs. 1,68,750/- through NEFT no. N14921156167805 dated 29.05.2021.

1.0 Deliberations during 205th meeting of SEAC held on 21.08.2021

The meeting was attended by the following:

1. Sh. Sital Singh, EIA Coordinator, M/s CPTL, Mohali.
2. Mr. Gaurav Jain, Director.

After deliberations, it was decided that SEAC has no objection for change in name of the Unit from M/s Sharu Special Alloys Pvt Ltd Unit II to M/s Sharu Concast Pvt. Ltd., Village Mehlon Lakhowal-Kohara Road, District Ludhiana, Punjab, subject to the condition that the Project Proponent shall comply with all the conditions imposed in the Environmental Clearance issued vide letter no. SEIAA/MS/2021/4547 dated 23.07.2021.

Item no. 205.06: Application for obtaining Environmental Clearance under EIA notification dated 14.09.2006 for the establishment of a group housing residential project namely "WMK MID TOWN" of M/s WMK Buildtech LLP located at Village Chajju Majra, Tehsil Kharar, SAS Nagar, Mohali, Punjab (SIA/PB/MIS/218932/2021).

The project proponent has filed an application for obtaining Environment Clearance under EIA notification, 2006 for establishment of a group housing residential of construction project namely "WMK MID TOWN" of M/s WMK Buildtech LLP located at Village Chajju Majra, Tehsil Kharar, SAS Nagar, Mohali Punjab with proposed built up area as 56,630.4 Sqm in total land area of 16,427.5 Sqm (4.059 acres). Project is covered under Activity 8(a) & Category 'B2' as per EIA notification-2006.

The project proponent submitted the Form I, 1A and other additional documents. They have also deposited the processing fee amounting to Rs. 1,13,260.80/- has been paid vide through DD No. 005535 dated 22.07.2021, as verified by supporting staff SEIAA. The Project Proponent was raised EDS online on 28.07.2021 by SEAC and the Project Proponent re-submitted the proposal with the reply.

PPCB was requested to send the latest construction status report of the project through e-mail on 28.07.2021. Now Punjab Pollution Control Board vide letter no. 4686 dated 17.08.2021 has sent the latest construction status report of the site and the relevant contents of the report are reproduced as under:

"*The proposed site of the project was visited by the officer of the Board on 4/8/2021. As per shown by the project proponent, the point-wise status report is as under:*

1. *The proposed site of the project is located on L.H.S. of Mohali to kharar Airport road & situated on backside of Gillco Towers. The proposed site of plot is in size of L-shape and plot was found vacated.* ***No construction activity pertaining to the project has been started at the site.***

2. *As per the boundary limits shown by the representative, it was observed that there is no industry such as saila plat/ brick kiln/stone crushing /screening cum washing unit/hot mix plant /cement unit etc. within a radius of 500 m except 1 no. rice sheller situated within 300 mtr from the edge of the site and same was measured as crow fly distance through Google Earth. Therefore, the project proponent shall provide 15 mtr buffer of green belt towards the industrial site. However, there is thickly populated residential /commercial project are existing*

around the proposed site. There is no other air polluting industry within a radius 100 m from the boundary of the project site and there is no MAH Industry within a radius of 250 m radius form the boundary of the proposed site.

3. *The CPCB notified the siting guidelines for the retail outlet vide notification no. B-13011/1/2019-20/AQM/10809 dated 07.01. 2020.The operational part regarding the siting criteria of retail outlet is as under.*

   In case of siting criteria for petrol pumps new Retail Outlets shall not be located within a radial distance of 50 meters (form fill point/ dispensing units /vent pipe whichever is nearest) form schools, hospitals (10 beds and above) and residential area designated as per local laws. In case of constraints in providing 50 meters distance, the retail outlet shall implement additional safety measure as per prescribe by PESO. In no case the distance between new retail outlet from schools, as per local shall be less than 30 meters. No high-tension line shall pass over the retail outlet002E

4. *As per the boundary limits shown by the representative, it was observed that no petroleum retail outlet falls within the 50 m of the boundary of the project.*

5. *Hence, the site is suitable for the development of residential colony."*

1.0 Deliberations during 200th meeting of SEAC held on 07.05.2021

The meeting was attended by the following:

1. Sh. Mohan Singh, behalf of on the Project Proponent.
2. Ms. Priyanka, EIA Coordinator, M/s Eco Laboratories Pvt Ltd.

SEAC observed that as per report of the Punjab Pollution Control Board no construction activity had been started by the Project Proponent.

SEAC allowed the Environmental Consultant of the Project Proponent to present salient features of the project which he presented as under:

Sr. no.	Description	Details
1.	Name & Location of the project	Group Housing project namely "WMK Mid Town" at Village Chajju Majra, Tehsil Kharar, Distt. S.A.S Nagar, Mohali by M/s WMK Buildtech LLP.

2.	Project/activity covered under item of scheduled to the EIA Notification, 14.09.2006	The project falls under Schedule 8(a) - 'Building & Construction Project' Category B as the built-up area of project is 56,630.4 sq. m.
3.	Copy of the Master plan duly marked with the project site	The project falls in Residential zone as per Master Plan of SAS Nagar.
4.	Proof of ownership of land mentioning Khasra no. & ownership details (Latest Jamabandi or Registry)	Land Documents has been submitted along with application.
5.	Copy of Memorandum of Article & Association/ partnership deed/ undertaking of sole proprietorship/ list of Directors and names of other persons responsible for managing the day-to-day affairs of the project.	Partnership Deed of M/s WMK Buildtech LLP has been submitted.
6.	Whether the proposal involves approval/clearance under the Forest (Conservation) Act, 1980	CLU has been obtained for the site
7.	Does the project cover under PLPA, 1900	CLU has been obtained for the site
8.	If the project falls within 10 km of eco-sensitive area/ National park/ Wild Life Sanctuary. If yes, a. Name of eco-sensitive area/ National park/ Wild Life Sanctuary and distance from the project site. b. Status of clearance from the National Board for Wild Life (NBWL).	Yes a. City Bird Sanctuary: Approx. 10 km. However, the project site is located out of the eco-sensitive zone of the City Bird Sanctuary (i.e. 125 m radius from the boundary of sanctuary) as per the Gazette Notification S.O 69 (E) dated 4th Jan, 2017. b. NBWL clearance is not required as project lies outside the eco-sensitive zone of the City Bird Sanctuary.
9.	Classification/Land use pattern as per Master Plan	CLU has been obtained for the site
10.	Cost of the project	The total estimated cost of the project including land & construction work is Rs. 70.04 Crores
11.	Processing Fee details (Amount/NEFT no./dated)	Processing fees for Environmental Clearance application has been calculated @ Rs. 2 / sq. m. of Total built up area. Thus, Rs. 1,13,260.80 has been paid vide DD No.

		005535 dated 22.07.2021.

12. Detail of various components

S.no	Description	Particulars	Unit
1.	Plot Area (4.059 acres)	16,427.5	sq. m.
2.	Built-up Area	56,630.4	sq. m.
3.	Number of Building Blocks	370 residential flats, club house, etc.	-
4.	Total no. of Saleable DU's	370 DUs	-
5.	Max. No. of Floors	Blocks A-F (Residential): S+14; Block G (Club): G+2	-
6.	Expected Population	2,139	Persons

13. Breakup of Water Requirements & source in Operation Phase (Summer, Rainy, Winter):

S.No	Season	Domestic (KLD)	Flushing (KLD)	Green area (KLD)	
1.	Summer	171	88	17	276
2.	Winter	171	88	6	265
3.	Rainy	171	88	2	261

S.No.	Description	Source of water
1.	Domestic	Borewell
2.	Flushing purposes	Treated water from STP
3.	Green area	Treated water from STP

14.	Details of acknowledgement of application filed to CGWA/ Competent Authority for obtaining permission for abstraction of ground water.	The source of water during operation phase will be from borewell. Application has been filed to Punjab Water Regulation and Development Authority (PWRDA).
15.	Details of Wastewater generation, Treatment facility & its Disposal arrangements in Construction Phase	During Construction Phase, wastewater generation will be treated in septic tank.
16.	Details of Wastewater generation, Treatment facility & its Disposal arrangements in Operation Phase and if wastewater being disposed in MC sewer then also mention	During Operation Phase, the wastewater generation will be 207 KLD which will be treated in proposed STP of 250 KLD capacity based on MBBR technology followed by UF treatment. Total 203 KLD of treated wastewater shall be available after STP. The details of the breakup of the utilization of treated

<table>
<tr><td></td><td>the details of NOC from competent authority</td><td>wastewater is as under: -
<table><tr><th>Season</th><th>Flushing (KLD)</th><th>Green area (KLD)</th><th>MC Sewer (KLD)</th></tr><tr><td>Summer</td><td>88</td><td>17</td><td>98</td></tr><tr><td>Winter</td><td>88</td><td>6</td><td>109</td></tr><tr><td>Monsoon</td><td>88</td><td>2</td><td>113</td></tr></table>
The MC kharar vide letter no. 1290 dated 30.07.2021 has certified that the local Body has no objection for allowing discharging 120 KLD of the treated wastewater into the sewer, as per the norms made by the Punjab Pollution Control Board, at on cost. Further, the sewer line is approximately 1000 ft away from the site.</td></tr>
<tr><td>17.</td><td>Details of Rainwater recharging/ Harvesting (m^3/hr) proposal & technology proposed to be adopted</td><td>Total 6 nos. of Rain water recharging pits are being proposed for rain water recharging within the project premises.</td></tr>
<tr><td>18.</td><td>Details of Solid waste generation (Qty), treatment facility and its disposal arrangement</td><td>a) 790 kg/day
b) The total solid waste projected from the project premises is 790 Kg/day. The Project Proponent will ensure proper management of solid waste generated within the project premises. Biodegradable waste will be managed by installation of composter (1 Mechnical Composter of size 400 kg) and manure generated will be utilized within the project for landscaping. Recyclable waste will the recycled through authorized recyclers. Inert waste will be disposed at our own cost to approved dumping site or disposal site of MC, Kharar. While, domestic hazardous waste will be handed over to authorized vendors approved by Punjab Pollution Control Board . Thus, solid waste will be managed as per provision of solid waste management handling Rules, 2016 & amendments thereof. Further, MC Kharar vide letter no. 1289 dated 30.07.2021 has certified that the solid waste to be generated from the project will be disposed of by the firm at the dumping site or will be collected by the MC, Kharar.</td></tr>
<tr><td>19.</td><td>Details of Hazardous Waste & E- Waste generation (Qty), Treatment facility and its disposal arrangement</td><td>Used oil from DG set will be generated which will be sold to authorized vendor. E-waste generated from the project will be handled as per E-Waste (Management) Rules, 2016 & its amendments.</td></tr>
</table>

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<tr><td></td><td></td><td></td></tr>
<tr><td>20.</td><td>Detail of DG sets</td><td>Total 8 nos. of DG set of capacity 250 KVA each have been proposed for power back up.</td></tr>
<tr><td>21.</td><td>Energy Requirements & Saving</td><td>2,856.7 KW (3,570.8 KVA) from Punjab State Power Corporation Limited (PSPCL). LED lights and solar panels have been proposed on the roof top of blocks.</td></tr>
<tr><td>22.</td><td>Details of Environmental Management Plan</td><td>Construction phase
<table>
<tr><th>Description</th><th>Capital Rs. Lakhs</th><th>Recurring Cost Rs. Lakhs</th></tr>
<tr><td>Waste Water Management</td><td>50</td><td>3</td></tr>
<tr><td>Air & Noise Pollution Management: (Acoustics enclosures for DG sets, Tree plantation).</td><td>12</td><td>1</td></tr>
<tr><td>Landscaping</td><td>10</td><td>1</td></tr>
<tr><td>Rainwater Recharging</td><td>10</td><td>1</td></tr>
<tr><td>Environmental Monitoring</td><td>4</td><td>4</td></tr>
<tr><td>Waste Management (Collection of Solid Waste & disposal)</td><td>60</td><td>1</td></tr>
<tr><td>Solar lighting, CFL & solar panel system</td><td>90</td><td>1</td></tr>
<tr><td>TOTAL</td><td>236 Lakhs</td><td>12 Lakhs</td></tr>
</table>
Operation Phase
<table>
<tr><th>Description</th><th>Recurring Cost (Rs. In Lakhs/annum)</th></tr>
<tr><td>Waste water Management</td><td>5.0</td></tr>
<tr><td>Air & Noise Pollution Management</td><td>0.5</td></tr>
<tr><td>Landscaping</td><td>2</td></tr>
<tr><td>Rainwater Recharging</td><td>1.0</td></tr>
<tr><td>Environmental Monitoring</td><td>4</td></tr>
<tr><td>Solid Waste Management</td><td>2.5</td></tr>
</table></td></tr>
</table>

<table>
<tr><td></td><td></td><td>
<table>
<tr><td>Miscellaneous</td><td>2</td></tr>
<tr><td>TOTAL</td><td>Rs. 17 Lakhs</td></tr>
</table>
Total
<table>
<tr><th>S. No</th><th>Environmental Protection Measures</th><th>Capital Cost Rs. Lakh</th><th>Recurring Cost Rs. Lakh</th></tr>
<tr><td>1.</td><td>Construction</td><td>236</td><td>12</td></tr>
<tr><td>2.</td><td>Operation</td><td>-</td><td>17</td></tr>
</table>
</td></tr>
<tr><td>23.</td><td>Details of green belt development shall include following:
a) No. of tree to be planted against the requisite norms.

b) Percentage of the area to be developed.</td><td>a) No. of trees required = 1 Tree per 80 sq. m. of plot area
= 16,427.5 /80= 206 trees
No. of trees proposed = 220 trees

b) Green Area proposed = 3,120.7 sq. m (@ 19%)</td></tr>
</table>

SEAC raised following observations which he presented as under:

Sr. no.	Observation	Reply
1.	Whether permission from PWRDA for abstraction of ground water has obtained.	The Project Proponent informed that the permission from PWRDA has been obtained and also submitted a copy of the same.
2.	The Project Proponent is required to lay down own sewer line to connect its sewer to the main sewer of MC located at a distance of 1000 feet from the project site.	The Project Proponent agreed to the same submitted an undertaking in this regard.
3.	The Project Proponent shall mark the location of the project and the sewer line on the layout plan and also mentioned the dimeter of the proposed pipeline to be laid down to connect with the main sewer line.	The Project Proponent informed that proposed sewer line will be of 16-inch diameter and also submitted that google earth image showing the location of MC sewer w.r.t. project location.

SEAC was satisfied with the reply and the presentation of the Project Proponent and took a copy of the same on record.

After detailed deliberations, SEAC decided to award 'Silver Grading' to the project proposal and to forward the application of the project proponent to SEIAA with the recommendations to grant Environmental Clearance for the establishment of a group housing residential project namely "WMK MID TOWN" of M/s WMK Buildtech LLP having builtup area 56,630.4 Sqm in total land area of 16,427.5 Sqm (4.059 acres), located at Village Chajju Majra, Tehsil Kharar, SAS Nagar, Mohali, Punjab as per the details mentioned in the Form 1, 1A, EMP & subsequent presentation /clarifications made by the project proponent and his consultant with, proposed measures and subject to the following conditions: -

I. Statutory compliance:

i) 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 bye laws.

ii) 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.

iii) The project proponent shall obtain forest clearance under the provisions of the Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.

iv) The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.

v) The project proponent shall obtain Consent to Establish / Operate under the provisions of the Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board / Committee.

vi) The project proponent shall obtain the necessary permission for drawl of ground water/ surface water required for the project from the competent authority.

vii) 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.

viii) 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.

ix) The provisions of the Solid Waste (Management) Rules, 2016, E-Waste (Management) Rules, 2016, Construction & Demolition Waste Rules,2016 and the Plastics Waste (Management) Rules, 2016 shall be followed.

x) The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.

xi) The project site shall confirm to the suitability as prescribed under the provisions laid down under the master plan of respective city/ town. For that, the project proponent shall either to submit the NOC/ land use conformity certificate from Deptt. of Town and Country Planning or other concerned Authority under whom jurisdiction, the site falls.

xii) Besides above, the project proponent shall also comply with siting criteria / guidelines, standard operating practices, code of practice and guidelines if any prescribed by the SPCB/CPCB/MoEF&CC for such type of projects.

xiii) The project proponent shall get the layout plans approved from the Competent Authority for the activities / establishments to be set up at project site in consonance of the project proposal for which this environment clearance is applied.

II. 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 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 m height or 1/3rd of the building height and maximum upto 10 m). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

vi) No Excavation of soil shall be carried out without adequate dust mitigation measures in place.

vii) No loose soil or sand or construction & demolition waste or any other construction material that causes dust shall be left uncovered.

viii) No uncovered vehicles carrying construction material and waste shall be permitted

ix) All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.

x) Grinding and Cutting of building material in open area shall be prohibited. Wet jet shall be provided for grinding and stone cutting.

xi) Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.

xii) All construction and demolition debris shall be stored at the site within earmarked area and road side storage of construction material and waste shall be prohibited. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.

xiii) The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.

xiv) 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. 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.

xv) For indoor air quality the ventilation provisions as per National Building Code of India.

xvi) Roads leading to or at construction site must be paved and blacktopped (i.e. metallic road)

xvii) Dust Mitigation measures shall be displayed prominently at the construction site for easy public viewing.

xviii) Construction and Demolition Waste Processing and Disposal site shall be identified and required dust mitigation measure be notified at the site.

III. Water quality monitoring and preservation

i) The natural drain system should be maintained for ensuring unrestricted flow of water.

ii) 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.

iii) Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.

iv) The total water requirement for the project will be 259 KL/day, out of which fresh water demand of 171 KL /day shall be met through borewell and remaining through recycling of treated wastewater from the proposed STP of 250 KLD to be installed within the project. Total fresh water use shall not exceed the proposed requirement as provided in the project details.

iv) a) The total wastewater generation from the project will be 208 KL/day, which will be treated in proposed STP of 250 KLD to be installed within the project. As proposed, reuse of treated wastewater shall be as under: -

Sr. No.	Season	For Flushing purposes (KLD)	Green Area (KLD)	MC Sewer KLD
1.	Summer	88	17	99
2.	Winter	88	6	110
3.	Rainy	88	2	114

b) Storage tank of adequate capacity shall be provided for the storage of treated wastewater and all efforts shall be made to supply the same for construction purposes.

c) During construction phase, the project proponent shall ensure that the waste water being generated from the labour quarters/toilets shall be treated and disposed in environment friendly manner. The project proponent shall also exercise the option of modular bio-toilets or will provide proper and adequately design septic tanks for the treatment of such waste water and treated effluents shall be utilized for green area/plantation.

vi) The project proponent shall ensure safe drinking water supply to the habitants. Adequate treatment facility for drinking water shall be provided, if required.

vii) 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.

viii) 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.

ix) 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.

x) 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.

xi) The respective project proponent shall discourage the installation of R.O. plants in their projects in order to save the wastage in form of RO reject. However, in case the requirement of installing RO plant is utmost necessary then the rejected stream from the RO shall be separated and shall be utilized by storing the same within the particular component or in a common place in the project premises.

xii) The project proponent shall also adopt the new/innovating technologies like less water discharging taps (faucet with aerators)/urinals with electronic sensor system /water less urinals / twin flush cisterns/ sensor based alarming system for overhead water storage tanks and make it a part of the environmental management plans / building plans so as to reduce the water consumption/ground water abstraction in their Building Construction & Industrial projects.

xiii) The project proponent will provide plumbing system for reuse of treated wastewater for flushing/other purposes etc. and colour coding of different pipe lines carrying water/wastewater from different sources / treated wastewater as follows:

Sr. No	Nature of the Stream	Color code
a)	Fresh water	Blue
b)	Untreated wastewater from Toilets/ urinal & from Kitchen	Black
c)	Untreated wastewater from Bathing/shower area, hand washing (Washbasin / sinks) and from Cloth Washing	Grey
d)	Reject water streams from RO plants & AC condensate (this is to be implemented wherever centralized AC system and common RO has been proposed in the Project). Further, in case of individual houses/establishment this proposal may also be implemented wherever possible.	White
e)	Treated wastewater (for reuse only for plantation purposes) from the STP treating black water	Green
f)	Treated wastewater (for reuse for flushing purposes or	Green with

	any other activity except plantation) from the STP treating grey water	strips
g)	Storm water	Orange

xiv) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.

xv) The CGWA provisions on rain water harvesting should be followed. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of plot 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. As per the proposal submitted by the project proponent 6 no. rain water recharge pits /storage tanks shall be provided for ground water recharging as per the CGWB norms. The ground water shall not be withdrawn without approval from the Competent Authority.

xvi) All recharge should be limited to shallow aquifer.

xvii) No ground water shall be used during construction phase of the project. Only treated sewage/wastewater shall be used. A proper record in this regard should be maintained and available at site.

xviii) 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.

xix) 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.

xx) Sewage shall be treated in the STP with tertiary treatment. STP shall be installed in a phased manner viz a viz in the module system designed in such a way so as to efficiently treat the wastewater with an increase in its quantity due to rise in occupancy. The treated effluent from STP shall be recycled/reused for flushing and gardening. No treated water shall be disposed of into the municipal storm water drain.

xxi) No sewage or untreated effluent water would be discharged through storm water drains. 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, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by the Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.

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

xxiii) 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.

IV. Noise monitoring and prevention

i) Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone 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.

V. Energy Conservation measures

i) Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.

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 u-values shall be as per ECBC specifications.

iv) Energy conservation measures like installation of LEDs 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 by utilizing at least 30% of the roof top area 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.

VI. Waste Management

i) A certificate from the competent authority handling municipal solid waste, 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 compost/ Vermiculture pit/ Organic Waste Converter within the premises with a minimum capacity of 0.3 kg /person/day must be installed for treatment and disposal of the waste.

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 waste 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.

VII. 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) At least single line plantation all around the boundary of the project as proposed shall be provided. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous species/variety. The project proponent shall ensure planting of 220 trees in the project area at the identified location, as per proposal submitted, with plants of native species preferably having broad leaves. The size of the plant thus planted should not be less than 3 ft and each plant shall be protected with a fence and properly maintained. The project proponent shall make adequate provisions of funds to ensure maintenance of the plants for a further period of three years. The plants shall be protected and maintained by the project proponent or Residents Welfare Association, as the case may be, even after three years. 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. The plantation should be provided as per SEIAA guidelines.

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.

v) The project proponent shall not use any chemical fertilizer /pesticides /insecticides and shall use only Herbal pesticides/insecticides and organic manure in the green area.

vi) The green belt along the periphery of the plot shall achieve attenuation factor conforming to the day and night noise standards prescribed for commercial land use.

VIII. 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.

iv) Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.

IX. 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 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, creche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.

iv) Occupational health surveillance of the workers shall be done on a regular basis.

v) A First Aid Room shall be provided in the project both during construction and operations of the project.

X. Environment Management Plan

i) 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.

ii) 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.

iii) Action plan for implementing EMP and environmental conditions along with the 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 accounts and not to be diverted for any other purpose. The project proponent shall spend the minimum amount of Rs. 236 Lacs towards the capital cost and Rs. 12 Lacs/annum towards recurring cost in the construction phase of the project including the environmental monitoring cost and shall spend the minimum amount of Rs. 17 Lacs/annum towards the recurring cost in operation phase of the project including the environmental monitoring cost. The entire cost of the environmental management plan will continue to be borne by the project proponent until the responsibility of the environmental management plan is transferred to the occupier/person society under proper MOU under intimation to SEIAA, Punjab. Year-wise progress of implementation of the action plan shall be reported to the Ministry/Regional Office along with the Six-monthly Compliance Report.

XI. Validity

i) This environmental clearance will be valid for a period of seven years from the date of its issue or till the completion of the project, whichever is earlier.

XII. Miscellaneous

i) The project proponent before allowing any occupancy shall obtain completion and occupancy certificate from the Competent Authority and submit a copy of the same to the SEIAA, Punjab.

ii) The project proponent shall comply with the conditions of CLU, if obtained.

iii) 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.

iv) 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.

v) 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.

vi) 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.

vii) 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.

viii) 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.

ix) The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.

x) The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report, commitment made during Public Hearing and also that during their presentation to the Expert Appraisal Committee.

xi) No further expansion or modifications in the plant shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC).

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 SEIAA/Ministry may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.

xiv) The SEIAA/ Ministry 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 and Punjab Pollution Control Board 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.

xvii) Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Item no. 205.07: Application for obtaining Environmental Clearance under EIA notification dated 14.09.2006 for the establishment of a hotel project namely "Medallion Edge" of M/s Turnstone Reality LLP located at Sector 67, SAS Nagar, Mohali, Punjab (SIA/PB/MIS/222773/2021).

The project proponent has filed an application for obtaining Environment Clearance under EIA notification, 2006 for the establishment of a hotel project namely "Medallion Edge" of M/s Turnstone Reality LLP located at Sector 67, SAS Nagar, Mohali, Punjab with proposed built up area as 47719.73 Sqm. Project is covered under Activity 8(a) & Category 'B2' as per EIA notification-2006.

The project proponent submitted the Form I, 1A and other additional documents. They have also deposited the processing fee amounting to Rs. 95,445/- has been paid vide through DD No. 500637 dated 26.07.2021. The Project Proponent was raised EDS online on 05.08.2021 by SEIAA and the Project Proponent re-submitted the proposal with the reply. The Punjab Pollution Control Board vide e-mail dated 13.08.2021 has been requested to send the latest construction status report. However, the report is yet awaited.

Summary of the project is as under:

Sr. no	Description	Details
1.	Name & Location of the project	Hotel project namely "Medallion Edge" at Sector 67, Mohali, Distt. SAS Nagar, Punjab by M/s Turnstone Realty LLP.
2.	Project/activity covered under item of scheduled to the EIA Notification, 14.09.2006	The project falls under Schedule 8(a) - 'Building & Construction Project' Category B as the built-up area of project is 47,719.73 sq. m.
3.	Copy of the Master plan duly marked with the project site	Land is allotted by GMADA vide allotment letter no 77680 dated 26.07.2021.
4.	Pre-feasibility report as per Ministry of Environment & Forests, Circular dated 30.12.2010.	PFR is not applicable for 8(a) projects. While, Conceptual plan mentioning all the details has been submitted along with application.

5.	Proof of ownership of land mentioning Khasra no. & ownership details (Latest Jamabandi or Registry)	Land is allotted by GMADA vide allotment letter no. 77680 dated 26.07.2021.
6.	Details as per CLU certificate like Khasra no., Project area (Existing & after expansion)	Land is allotted by GMADA vide allotment letter no. 77680 dated 26.07.2021.
7.	Copy of Memorandum of Article & Association/ partnership deed/ undertaking of sole proprietorship/ list of Directors and names of other persons responsible for managing the day-to-day affairs of the project.	Partnership Deed of M/s Turnstone Realty LLP has been submitted.
8.	Does it attract the general condition? If yes, please specify	No
9.	Whether the proposal involves approval/clearance under the Forest (Conservation) Act, 1980	No. The project does not involve any forest land. Further, land has been allotted by GMADA.
10.	Does the project cover under PLPA, 1900	Same as above
11.	If the project falls within 10 km of eco-sensitive area/ National park/ Wild Life Sanctuary. If yes, a. Name of eco-sensitive area/ National park/ Wild Life Sanctuary and distance from the project site. b. Status of clearance from the National Board for Wild Life (NBWL).	Yes a. City Bird Sanctuary: Approx. 7.7 km & Sukhna Wildlife Sanctuary: approx. 13.8 km. However, project lies outside the eco-sensitive zone of the City Bird Sanctuary and 10 km from Sukhna Wildlife Sanctuary. b. NBWL clearance is not required as project lies outside the eco-sensitive zone of the City Bird Sanctuary and 10 km from Sukhna Wildlife Sanctuary.
12.	Classification/Land use pattern as per Master Plan	As per Master Plan of SAS Nagar, project site falls within the Commercial zone.
13.	Cost of the project	The total estimated cost of the project including land & construction work is Rs. 154.75 Crores.
14.	Detail of various components	

S.no.	Description	Particulars	Unit

	1.	Plot Area (Approx. 2.5 acres)	10,117.15	sq. m.
	2.	Built-up Area	47,719.73	sq. m.
	3.	Components	130 Hotel Rooms, 110 Shops, Banquet Halls, Restaurants, Spa, Saloon.	-
	4.	Max. No. of Floors	2 Basements + Ground floor+13 floors	-
	5.	Expected Population	2,809	Persons

15. Breakup of Water Requirements & source in Operation Phase (Summer, Rainy, Winter):

S.No	Season	Freshwater		Total (KLD)		
		Domestic (KLD)	Others (KLD)	Flushing (KLD)	Green area (KLD)	
1.	Summer	92	-	74	1	167
2.	Winter	92	-	74	0.5	166.5
3.	Rainy	92	-	74	0.1	166.1

S.No.	Description	Source of water
1.	Domestic	GMADA supply
2.	Flushing purposes	Treated water from STP
3.	Green area	Treated water from STP

16.	Details of acknowledgement of application filed to CGWA/ Competent Authority for obtaining permission for abstraction of ground water.	The source of water during operation phase will be provided from GMADA.
17.	Details of Wastewater generation, Treatment facility & its Disposal arrangements in Construction Phase	During Construction Phase, wastewater generation will be treated in septic tank.

<table>
<tr><td>18.</td><td>Details of Wastewater generation, Treatment facility & its Disposal arrangements in Operation Phase and if wastewater being disposed in MC sewer then also mention the details of NOC from competent authority</td><td>During Operation Phase, the wastewater generation will be 133 KLD which will be treated in proposed STP of 150 KLD capacity based on MBBR technology followed by UF treatment. The details of the breakup of the utilization of treated wastewater is as under: -
<table>
<tr><th>Season</th><th>Flushing (KLD)</th><th>Green area (KLD)</th><th>HVAC (KLD)</th><th>GMADA Sewer (KLD)</th></tr>
<tr><td>Summer</td><td>74</td><td>1</td><td>-</td><td>55</td></tr>
<tr><td>Winter</td><td>74</td><td>0.5</td><td>-</td><td>55.5</td></tr>
<tr><td>Monsoon</td><td>74</td><td>0.1</td><td>-</td><td>55.9</td></tr>
</table></td></tr>
<tr><td>19.</td><td>Details of Rainwater recharging/ Harvesting (m^3/hr) proposal & technology proposed to be adopted</td><td>Total 4 nos. of Rain water recharging pits with single bore are being proposed for rain water recharging within the project premises.</td></tr>
<tr><td>20.</td><td>Details of Solid waste generation (Qty), treatment facility and its disposal arrangement</td><td>a) 645 kg/day
b) The solid waste generated within the project premises is 645 kg/day. The project proponent will ensure proper management of solid waste generated within the project premises. Biodegradable waste will be managed by installation of one Mechanical Composter of size 300 kg and manure generated will be utilized within the project for landscaping. Recyclable waste will be recycled through authorized recyclers. Inert waste will be disposed at our own cost to approved dumping site. While, domestic hazardous waste will be handed over to authorized vendors approved by PPCB. Thus, solid waste will be managed as per provision of Solid Waste Management Handling Rules, 2016 & amendments thereof.</td></tr>
<tr><td>21.</td><td>Details of Hazardous Waste & E- Waste generation (Qty), Treatment facility and its disposal arrangement</td><td>Used oil from DG set will be generated which will be sold to authorized vendor. E-waste generated from the project will be handled as per E-Waste (Management) Rules, 2016 & its amendments.</td></tr>
<tr><td>22.</td><td>Detail of DG sets</td><td>Total 2 DG sets of capacity 1000 KVA each and 1 DG set of capacity 500 KVA have been proposed for power back up.</td></tr>
<tr><td>23.</td><td>Energy Requirements & Saving</td><td>3000 KW from Punjab State Power Corporation Limited (PSPCL). LED lights and solar panels have been proposed on the roof top of blocks.</td></tr>
<tr><td>24.</td><td colspan="2">Details of Environmental Management Plan</td></tr>
</table>

Construction Phase

Description	**Capital (Rs. Lakhs)**	**Recurring Cost (Rs. Lakhs/annum)**
Waste Water Management	50	3
Air & Noise Pollution Management: (Acoustics enclosures for DG sets, Tree plantation).	12	1
Landscaping	10	1
Rainwater Recharging	10	1
Environmental Monitoring	4	4
Waste Management (Collection of Solid Waste & disposal)	60	1
Solar lighting, CFL & solar panel system	90	1
TOTAL	**236 Lakhs**	**12 Lakhs**

Operation Phase

Description	**Recurring Cost (Rs. Lakhs/annum)**
Waste water Management	6.0
Air & Noise Pollution Management: (Acoustics enclosures for DG sets, Tree plantation)	0.5
Landscaping	3.0
Rainwater Recharging	1.0
Environmental Monitoring (Water sprinkling for dust control, Monitoring of DG sets as per PPCB Guidelines)	1.0
Waste Management (Collection of Solid Waste And disposal)	3.0
Solar lighting, CFL & Solar Panel system	2.5
TOTAL	**17 Lakhs**

Total:

		S. No	**Environmental Protection Measures**	**Capital Cost Rs. Lakh**	**Recurring Cost Rs. Lakh**
		1.	Construction	236	12
		2.	Operation	-	17
25.	Details of green belt development shall include following: a) No. of tree to be planted against the requisite norms. b) Percentage of the area to be developed.		a. No. of trees required = 1 Tree per 80 sq. m. of plot area =10,117.15/80 = 126 trees No. of trees proposed = 130 trees b) Green Area proposed = 154.18 sq. m (@ 1.523%)		

1.0 Deliberations during 205th meeting of SEAC held on 21.08.2021

The meeting was attended by the following:

1. Mr. Kapil Awasthi, on behalf of the Project Proponent.
2. Dr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt Ltd.
3. Ms. Priyanka, EIA Coordinator, M/s Eco Laboratories Pvt Ltd.

SEAC observed that the latest construction status report from the Punjab Pollution Control Board has not been received so far.

After deliberations, SEAC decided to defer the matter and the case be placed in the next meeting only after receipt of report from the Punjab Pollution Control Board.

Item no.205.08: Application for grant of Environment Clearance for expansion of group housing project namely "Homeland Heights" at Sector 70, SAS Nagar, by M/s Homeland Buildwell Pvt. Ltd. (Proposal No. SIA/PB/MIS/175313/2020).

Earlier, the Project Proponent was granted Environmental Clearance for development of group housing project namely "Homeland Heights" at Sector 70, SAS Nagar vide letter no. SEIAA/2014/5863 dated 24.01.2014. The said Environment Clearance was granted for development of project having total built up area of 50,837.37 Sqm.

Thereafter, the Project Proponent applied for expansion in the said Environment Clearance for total built up area of 84448.397 sqm as violation case vide vide proposal no. IA/PB/NCP/68564/2017 on 13/09/2017 to MOEF&CC, for issuance of TORs for obtaining Environmental Clearance for expansion of residential project located at Sector-70, SAS Nagar (Mohali), Punjab. Later on, in accordance with amended notification No S.O.1030 (E) dated 08/03/2018 MoEF&CC, New Delhi has transferred proposal no. IA/PB/NCP/68564/2017 dated 13.09.2017 to SEIAA vide proposal no. SIA/PB/NCP/22978/2018 on 28/03/2018 for appraisal of the project in compliance to the amended notification dated 08.03.2018. In connection with said application, the Project Proponent was issued Additional Specific ToR vide letter no. SEIAA/2018/906 dated 16.07.2018.

Now, the Project Proponent has submitted the EIA report. The Project Proponent has deposited Rs. 1,27,667/- through NEFT dated 18.09.2020 & Rs. 42,556/- has been paid through NEFT dated 30.07.2021 as verified by SEIAA.

Earlier, the Regional Office MoEF&CC was requested vide this office letter no. 4126 dated 13.05.2021 to send the certified compliance report of the conditions of Environment Clearance granted to the Project Proponent, earlier. However, it was informed by the Regional Office MoEF&CC that their office was not carrying out the field visits due to covid pendamic. Accordingly, in compliance to the OM dated 07.09.2017, Punjab Pollution Control Board was requested vide this office letter no. 4212 dated 21.05.2021 to send the certified compliance report. A complaint was also received by SEIAA against the Project Proponent and was forwarded to the Punjab Pollution Control Board vide letter no. 4448 dated 25.06.2021 to conduct an enquiry regarding the contents of the complaint. The complaint was made w.r.t. the following:

1. STP of capacity 200 KLD was not working properly to its capacity and no arrangement

has been made for utilizing the treated water for flushing purposes.

2. Rain water harvesting pits were non-functional.

3. 18 no. commercial shops were constructed illegally by utilizing green area in place of four utility shops.

Punjab Pollution Control Board vide letter no. 4037 dated 20.07.2021 has sent consolidated report covering the contents of the complaint as well as the compliance report of the conditions of Environment Clearance granted to the Project Proponent earlier. The said report is attached as Annexure – A. The report of the Punjab Pollution Control Board w.r.t. the contents of the complaint are reproduced as under:

1. During visit, STP was in operation and effluent sample from outlet and inlet of STP was collected and send to Punjab Pollution Control Board HO Lab for analysis and result are awaited. The Project Proponent has installed STP of 200 KLD capacity based on MBBR Technology. The Project Proponent has installed EMF meter over the outlet of STP, treated water line leading to flushing and treated water line leading to plantation. The reading of the same was 20564 Kwh. The Project Proponent was advised to maintain sludge generation and disposal record. On average basis, 140-190 KLD water is being treated in the STP. The treated wastewater is presently being used in flushing, green areas water into flushing and green area w.e.f. 01.07.2021.The Project Proponent has provided cemented overhead tanks of capacity 50,000 Ltr capacity on each tower for supplying STP treated water in flushing activities.

2. The Project Proponent has provided 5 no. rain water recharging pits which were in functional condition.

3. "The work regarding construction of 5 towers and 18 commercial shops have been completed. As per the representative, in the 5 towers, 298 flats & 18 SCOs have been constructed, out of which all the flats have been sold out, but approx.150-250 families are living in the towers. Further, out of 18 shops, 6 shops have been occupied. Further, a club and restaurant has been constructed at ground floor of tower no. 05. The layout plan of the 18 SCOs have been approved by GMADA vide letter no. 54508 dated 30.11.2018 and the SCOs have not been built up in the green area as per the layout plan.

4. The representative informed that fresh water is extracted from the ground by using 1 no. borewell. The reading of EMF meter installed over the fresh water line was

2739.439 m^3. The Project Proponent is maintaining record of consumption of fresh water. As per record, on average basis 180-210 KLD fresh water is extracted from ground. The Project Proponent has provided sand filter followed by activated carbon filter for cleaning the raw water before supplying in the towers for domestic purposes.

5. The Project Proponent has made agreement with M/s B.N. Concast Pvt. Ltd., Plot no. 18, HSIIDC Complex, Barwala, Panchkula valid till 31.032026 for lifting of hazardous waste of category 5.1.

6. The Project Proponent has installed 5 KW solar plant for lighting of basement common area.

7. The Project Proponent has obtained CTO under water Act, 1974 vide no. CTOW/Fresh/SAS/2021/14576336 dated 21.04.2021 expired on 08.05.2021 and CTO under Air Act, 1981 vide no. CTOA/Fresh/SAS/2021/14576303 dated 21.04.2021 expired on 08.05.2021 for 276 flats and 4 shops (built up area of 50,837.34 sqm)."

Further, Punjab Pollution Control Board has filed complaint against the Project Proponent u/s 15, 16 of the Environment (Protection) Act, 1986 for violation of the provisions of the EIA notification, 14.09.2006 and the same has been conveyed Punjab Pollution Control Board letter no. 1368 dated 06.05.2021 and e-mail dated 11.08.2021. The Project Proponent has also submitted a certified copy of the said complaint.

1.0 Deliberations during 205th meeting of SEAC held on 21.08.2021

The meeting was attended by the following:

1. Mr. Puneet Bhandari on behalf of the Project Proponent.
2. Dr. Sandeep Garg and Ms. Priyanka, EIA Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant to the Proponent to present salient features of the project which he presented as under:

Sr. no.	Description	Details
1.	Name & Location of the project	Group Housing Project namely "Homeland Heights" located at Site No. 5, Sector 70, SAS Nagar (Mohali), Punjab by M/s Homeland Buildwell Pvt. Ltd.

2.	Project/activity covered under item of scheduled to the EIA Notification,14.09.2006	The project falls under S. No. 8(a) - 'Building & Construction Project' as the built-up area of the project is 85,111.5 sq.m.
3.	Copy of the Master plan duly marked with the project site	Project falls within the residential zone as per Master Plan of Mohali.
4.	Proof of ownership of land mentioning Khasra no. & ownership details (Latest Jamabandi or Registry)	Allotment letter from GMADA has been submitted.
5.	Copy of Memorandum of Article & Association/ partnership deed/ undertaking of sole proprietorship/ list of Directors and names of other persons responsible for managing the day-to-day affairs of the project.	Memorandum of Article & Association of the company and current directors has been submitted along with EIA report.
6.	Proposed ToRs (based on the standard ToRs)	Submitted along with EIA report.
7.	Does it attract the general condition? If yes, please specify	No
8.	Whether the proposal involves approval/clearance under the Forest (Conservation) Act, 1980	The project does not involve any forest land as land has been allotted by GMADA.
9.	Does the project cover under PLPA, 1900	Same as above
10.	If the project falls within 10 km of eco-sensitive area/ National park/Wild Life Sanctuary. If yes, a) Name of eco-sensitive	a) As per proposal, Project is situated at a distance of

	area/ National park/ Wild Life Sanctuary and distance from the project site. b) Status of clearance from the National Board for Wild Life (NBWL)	approx. 7.5 km from City Bird Sanctuary and approx. 12 km from Sukhna Wildlife Sanctuary. b) As per proposal, the project is located outside of the eco-sensitive zone of the City Bird Sanctuary and Sukhna Wildlife Sanctuary; thus, there is no need of obtaining NBWL clearance.
11.	Classification/Land use pattern as per Master Plan	As per Master Plan of Mohali, project falls within the residential zone.
12.	Cost of the project	Total expenditure incurred till 31st October, 2019 is Rs. 268.81 Crores. While, expenditure incurred on the project till 31st March, 2021 is Rs. 297.59 Crores.
13.	Processing Fee details (Amount/NEFT no./dated)	**Built-up area of the project** = 85111.5 sq.m. **Total processing fees applicable for EC =** Rs. 2 per sq.m. of built-up area = 85,111.5 * 2 = Rs. 1,70,223/- • Rs. 1,27,667/- has been deposited vide NEFT No. N262201248817110 dated 18.09.2020. • Rs. 42,556/- has been paid vide UPI transaction reference no. 121166948753 dated 30.07.2021.
14.	Detail of various components	

15.

S. No	Description	Particulars	
		EC Accorded	**Total (After expansion)**
1.	Plot Area (4.6019 acres)	18,623.325	
2.	Built-up Area	50,837.34 sq. m.	85,111.5 sq. m.
3.	Number of Building Blocks	276 DUs, Club house	303 DUs, 18 Shops, Club House, Restaurant
4.	Total no. of Saleable DU's	276 DUs	303 DUs
5.	Max. No. of Floors	Residential (S+17)	Residential (S+17) & Shops (G+1)
6.	Expected Population	1380 Persons	1400 Persons

16. Breakup of Water Requirements & source in Operation Phase (Summer, Rainy, Winter):

S. No.	Season	Reuse water			
		Domestic (KLD)	Flushing (KLD)	Green area (KLD)	Total KLD water
1.	Summer	124	62	16	202
2.	Winter	124	62	5	191
3.	Rainy	124	62	2	188

S. No.	Description	Source of water
1.	Domestic	Borewell
2.	Flushing purposes	Treated water from STP
3.	Green area	Treated water from STP

17. Details of acknowledgement of application filed to CGWA/ Competent Authority for obtaining permission for abstraction of ground water

Permission has already been obtained from CGWA; copy submitted with EIA report. NOC has also been obtained from Punjab Water Regulation & Development Authority (PWRDA) for seeking permission regarding abstraction of ground water.

18. Details of Wastewater generation, Treatment facility & its Disposal arrangements in Operation Phase and if waster water being disposed in MC sewer then also mention the details of NOC from competent authority

During Operation Phase, total wastewater generation from the project on full occupancy is 149 KLD which is being treated in already installed STP of capacity 200 KLD based on MBBR technology. Total 146 KLD of treated wastewater will available after STP.

The details of the breakup of the utilization of wastewater is as under: -

Season	Flushing (KLD)	Green area (KLD)	Excess Disposal* (KLD)
Summer	62	16	68
Winter	62	5	79
Monsoon	62	2	82

Excess to already laid GMADA sewer.

19. Details of Rainwater recharging/Harvesting (m^3/hr) proposal & technology proposed to be adopted

5 rain water recharging pits are already constructed within project premises in order to recharge the ground water.

<table>
<tr><td></td><td></td><td></td></tr>
<tr><td>20.</td><td>Details of Solid waste generation (Qty), treatment facility and its disposal arrangement</td><td>During Operation Phase, on full occupancy about 553 kg/day (@ 0.40 kg/capita/day for residential and @ 0.2 kg/capita/day for floating) of solid waste will be generated. Letter has been obtained from GMADA recently regarding management of solid waste and enclosed with EIA report. Biodegradable waste is being treated in mechanical composter of 300 kg capacity & 12 nos. daily dumps and manure generated is being utilized within the project for landscaping. Recyclable waste is being recycled through authorized recyclers. Inert waste is being disposed at its own cost to approved dumping site or disposal site of MC located at Industrial Area, Phase VIII B, Mohali, While, domestic hazardous waste is being handed over to authorized vendors approved by PPCB. Thus, solid waste is being managed as per provision of Solid Waste Management Handling Rules, 2016 & amendments thereof.
<table>
<tr><th>S. No.</th><th>Description</th><th>EC accorded</th><th>Total (After expansion)</th></tr>
<tr><td>1.</td><td>Solid waste Generation</td><td>554 kg/day</td><td>553 kg/day</td></tr>
</table>
</td></tr>
<tr><td>21.</td><td>Details of Hazardous Waste & E- Waste generation (Qty), Treatment facility and its disposal arrangement</td><td>Used oil from DG set is being generated and given to authorized vendor. E-waste generated from the project will be handled as per E-Waste (Management) Rules, 2016 & its amendments.</td></tr>
</table>

<table>
<tr>
<td>22.</td>
<td>Detail of DG sets</td>
<td>
<table>
<tr><th>S. No.</th><th>Description</th><th>Earlier EC</th><th>Total (After expansion)</th></tr>
<tr><td>1.</td><td>Power load</td><td>2,400 KW</td><td>3,861 KVA</td></tr>
<tr><td>2.</td><td>DG set details</td><td>4 DG sets of total 550 KVA (i.e. 1 DG of 240, 2 DG of 125 & 1 DG of 60 KVA)</td><td>2 DG sets of capacity 500 KVA each
(Already installed)</td></tr>
</table>
</td>
</tr>
<tr>
<td>23.</td>
<td>Energy Requirements & Saving</td>
<td>LEDs have been provided instead of CFLs.
5KW solar energy system has been provided.</td>
</tr>
<tr>
<td>24.</td>
<td>Details of Environmental Management Plan</td>
<td>
<table>
<tr><th>S. No</th><th>Environmental Protection Measures</th><th>Capital Cost Rs. Lakh</th><th>Recurring Cost Rs. Lakh</th></tr>
<tr><td>1.</td><td>Construction Phase</td><td>Already incurred</td><td>Already incurred</td></tr>
<tr><td>2.</td><td>Operational Phase</td><td>--</td><td>7</td></tr>
</table>
</td>
</tr>
<tr>
<td>25.</td>
<td>a. Details of Corporate Environmental Responsibility (CER) indicating various activities to be undertaken as per the provision of OM dated 01.05.2018
b. Details of NOC from the village Sarpanch, Certificate from the School Principal & concerned Govt. Departments etc.</td>
<td>Various Corporate Social Responsibility (CSR) activities are being done. Details of the same are given below:

• Rs. 10 Lakhs has been paid to ‘Dr. Narayan Dutt Shrimali Foundation International Charitable Trust Society’ through RTGS mode vide UTR No. HDCFR 52018070284628539 dated 02.07.2018.

• Donation of Rs. 2,51,000/- has been given to Anubhuti Sewa Samiti Charitable Society vide dated 22.08.2019, focusing on providing relief and disaster management to flood and earthquake affected areas, organizing health camps throughout India and provide education & vocational training to underprivileged youth.

• Maintenance of Green belts in financial year 2017-18</td>
</tr>
</table>

		at the entry of Airport & Banur Road Crossing Triangles and an amount of approx. Rs. 4,68,000/- has been spent thereon through a professional horticulturist firm namely Shri Ajit Nursery.
26.	Details of green belt development shall include following: a) No. of tree to be planted against the requisite norms. b) Percentage of the area to be developed.	 a) Plot area: 18,623.325 sq.m No. of trees required: 233 trees (1 tree per 80 sq.m of plot area) No. of trees existing: 441 trees b) Total organized green area measures 2,855.16 sq.m i.e. 15.33% of the total project area which is area covered under parks within the project premises.

SEAC observed that:

(i) GMADA vide letter no. 3372 dated 18/07/2013 has allowed the project proponent the water supply and sewer connection for the project. Further, it has also certified to take care of the solid waste to be generated from the project.

(ii) The project proponent has submitted satisfactory report on the Additional ToR issued vide letter no. SEIAA/2014/5863 dated 20.01.2014.

(iii) The Project Proponent was complying with all the conditions of Environment Clearance issued vide letter no. SEIAA/2014/5863 dated 24.04.2014.

(iv) The Project Proponent is complying with all the points highlighted in the complaint, as per report submitted by the Punjab Pollution Control Board vide letter no. 4037 dated 20.07.2021.

(v) GMADA vide memo no. 1638 dated 01.11.2018 has certified that the number of Dwelling Units (DUs) has been changed from 276 to 303.

(vi) Permission from PWRDA has been obtained for abstraction of 124 kld ground water vide permission no. PWRDA/07/2021/L2/177 dated 29.07.21. A copy of the same was also submitted.

(vii) GMADA vide letter no. 79435 dated 06.08.21 has certified that the total built-up area of the project is 85111.5 sqm.

The Project Proponent informed that the impact due to construction of 5th tower on environmental parameters such as air, water, noise, land and ecological environment is low. An amount of Rs. 59.7 lacs have already been spent on the environment protection measures during the construction phase as capital expenditure. Thus, no additional action/ work is required to be done from the pollution angle. However, as the 5th tower has been constructed without obtaining environmental clearance, few activities have been proposed in Natural & Community Resource Augmentation Plan on the basis of need-based assessment of the affected area.

SEAC raised following observations to the Project Proponent:

<table>
<tr><th>Sr. No.</th><th>Observation</th><th>Reply</th></tr>
<tr><td>1.</td><td>The Project Proponent shall revise the cost of Natural & Community Resource Augmentation Implementation Plan.</td><td>The Project Proponent submitted that same with details as under:
<table>
<tr><td>Sr. No.</td><td>Description</td><td>Budget</td></tr>
<tr><td>1</td><td>Develop greenery in vicinity of project site along external roads, round abouts, greenbelts, parks, etc. in consultation with local authorities</td><td>Rs. 4 lakhs</td></tr>
<tr><td>2</td><td>Providing rain water harvesting in Govt. School, Sohana</td><td>Rs. 1 lakh</td></tr>
<tr><td>3</td><td>Provision of water cooler in nearby bus shelter</td><td>Rs. 1 lakh</td></tr>
<tr><td></td><td>Total</td><td>Rs. 6 lakhs</td></tr>
</table></td></tr>
<tr><td>2.</td><td>The Project Proponent shall submit Bank Guarantee of Rs. 6 lakhs (equivalent to the amount mentioned in the remediation plan) to Punjab Pollution Control Board, in compliance with the provisions of MoEF Notification dated 14.03.2017 as amended on 08.03.2018</td><td>The Project Proponent agreed to the same and assured to submit the Bank Guarantee within next 15 days.</td></tr>
</table>

SEAC was satisfied with the presentation submitted by the Project Proponent.

After detailed deliberations, SEAC decided to award 'Silver Grading' to the project proposal under category B2, Activity 8 (a) and to forward the application to SEIAA with the recommendations to grant Environmental Clearance **for expansion of group housing project namely "Homeland Heights" at Sector 70, SAS Nagar, by M/s Homeland Buildwell Pvt. Ltd.,** subject to submission of Bank Guarantee of Rs. 6 Lakhs with the Punjab Pollution Control Board, as per the details mentioned in the application & subsequent presentation /clarifications made by the project proponent & his consultant and conditions are as under:

Additional Conditions:

i. The project proponent shall submit a Bank Guarantee of amount Rs. 6 Lakhs (equivalient to the amount mentioned in the remediation plan) with the Punjab Pollution Control Board in compliance with the provisions of MoEF notification dated 14.03.2017 as amended on 08.03.2018. The Bank Guarantee shall be deposited prior to the grant of Environmental Clearance and will be released after successful implementation of remediation plan.

I. Statutory compliance:

i) 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 bye laws.

ii) 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.

iii) The project proponent shall obtain forest clearance under the provisions of the Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.

iv) The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.

v) The project proponent shall obtain Consent to Establish / Operate under the provisions of the Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board / Committee.

vi) The project proponent shall obtain the necessary permission for drawl of ground water/ surface water required for the project from the competent authority.

vii) 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.

viii) 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.

ix) The provisions of the Solid Waste (Management) Rules, 2016, E-Waste (Management) Rules, 2016, Construction & Demolition Waste Rules,2016 and the Plastics Waste (Management) Rules, 2016 shall be followed.

x) The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.

xi) The project site shall confirm to the suitability as prescribed under the provisions laid down under the master plan of respective city/ town. For that, the project proponent shall either to submit the NOC/ land use conformity certificate from Deptt. of Town and Country Planning or other concerned Authority under whom jurisdiction, the site falls.

xii) Besides above, the project proponent shall also comply with siting criteria / guidelines, standard operating practices, code of practice and guidelines if any prescribed by the SPCB/CPCB/MoEF&CC for such type of projects.

xiii) The project proponent shall get the layout plans approved from the Competent Authority for the activities / establishments to be set up at project site in consonance of the project proposal for which this environment clearance is applied.

II. 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 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 m height or 1/3rd of the building height and maximum upto 10 m). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

vi) No Excavation of soil shall be carried out without adequate dust mitigation measures in place.

vii) No loose soil or sand or construction & demolition waste or any other construction material that causes dust shall be left uncovered.

viii) No uncovered vehicles carrying construction material and waste shall be permitted

ix) All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.

x) Grinding and Cutting of building material in open area shall be prohibited. Wet jet shall be provided for grinding and stone cutting.

xi) Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.

xii) All construction and demolition debris shall be stored at the site within earmarked area and road side storage of construction material and waste shall be prohibited. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.

xiii) The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.

xiv) 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. 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.

xv) For indoor air quality the ventilation provisions as per National Building Code of India.

xvi) Roads leading to or at construction site must be paved and blacktopped (i.e. metallic road)

xvii) Dust Mitigation measures shall be displayed prominently at the construction site for easy public viewing.

xviii) Construction and Demolition Waste Processing and Disposal site shall be identified and required dust mitigation measure be notified at the site.

III. Water quality monitoring and preservation

i) The natural drain system should be maintained for ensuring unrestricted flow of water.

ii) 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.

iii) Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.

iv) The total water requirement for the project will be 186 KL/day, out of which fresh water demand of 124 KL /day shall be met through borewell and remaining through recycling of treated wastewater from the already installed STP of 200 KLD within the project. Total fresh water use shall not exceed the proposed requirement as provided in the project details.

iv) a) The total wastewater generation from the project will be 149 KL/day, which will be treated in already installed STP of 200 KLD within the project. As proposed, reuse of treated wastewater shall be as under: -

Sr. No.	Season	For Flushing purposes (KLD)	Green Area (KLD)	GMADA Sewer KLD
1.	Summer	62	16	68
2.	Winter	62	5	79

3.	Rainy	62	2	82

b) Storage tank of adequate capacity shall be provided for the storage of treated wastewater and all efforts shall be made to supply the same for construction purposes.

c) During construction phase, the project proponent shall ensure that the waste water being generated from the labour quarters/toilets shall be treated and disposed in environment friendly manner. The project proponent shall also exercise the option of modular bio-toilets or will provide proper and adequately design septic tanks for the treatment of such waste water and treated effluents shall be utilized for green area/plantation.

vi) The project proponent shall ensure safe drinking water supply to the habitants. Adequate treatment facility for drinking water shall be provided, if required.

vii) 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.

viii) 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.

ix) 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.

x) 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.

xi) The respective project proponent shall discourage the installation of R.O. plants in their projects in order to save the wastage in form of RO reject. However, in case the requirement of installing RO plant is utmost necessary then the rejected stream from the RO shall be separated and shall be

utilized by storing the same within the particular component or in a common place in the project premises.

xii) The project proponent shall also adopt the new/innovating technologies like less water discharging taps (faucet with aerators)/urinals with electronic sensor system /water less urinals / twin flush cisterns/ sensor based alarming system for overhead water storage tanks and make it a part of the environmental management plans / building plans so as to reduce the water consumption/ground water abstraction in their Building Construction & Industrial projects.

xiii) The project proponent will provide plumbing system for reuse of treated wastewater for flushing/other purposes etc. and colour coding of different pipe lines carrying water/wastewater from different sources / treated wastewater as follows:

Sr. No	Nature of the Stream	Color code
a)	Fresh water	Blue
b)	Untreated wastewater from Toilets/ urinal & from Kitchen	Black
c)	Untreated wastewater from Bathing/shower area, hand washing (Washbasin / sinks) and from Cloth Washing	Grey
d)	Reject water streams from RO plants & AC condensate (this is to be implemented wherever centralized AC system and common RO has been proposed in the Project). Further, in case of individual houses/establishment this proposal may also be implemented wherever possible.	White
e)	Treated wastewater (for reuse only for plantation purposes) from the STP treating black water	Green
f)	Treated wastewater (for reuse for flushing purposes or any other activity except plantation) from the STP treating grey water	Green with strips
g)	Storm water	Orange

xiv) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.

xv) The CGWA provisions on rain water harvesting should be followed. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of plot 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. As per the proposal submitted by the project proponent 5 no. rain water recharge pits have already been constructed for ground water recharging as per the CGWB norms. The ground water shall not be withdrawn without approval from the Competent Authority.

xvi) All recharge should be limited to shallow aquifer.

xvii) No ground water shall be used during construction phase of the project. Only treated sewage/wastewater shall be used. A proper record in this regard should be maintained and available at site.

xviii) 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.

xix) 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.

xx) Sewage shall be treated in the STP with tertiary treatment. STP shall be installed in a phased manner viz a viz in the module system designed in such a way so as to efficiently treat the wastewater with an increase in its quantity due to rise in occupancy. The treated effluent from STP shall be recycled/reused for flushing and gardening. No treated water shall be disposed of into the municipal storm water drain.

xxi) No sewage or untreated effluent water would be discharged through storm water drains. 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, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by the Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.

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

xxiii) 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.

Noise monitoring and prevention

i) Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone 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.

V. Energy Conservation measures

i) Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.

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 U-values shall be as per ECBC specifications.

iv) Energy conservation measures like installation of LEDs 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 by utilizing at least 30% of the roof top area 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.

VI. Waste Management

i) A certificate from the competent authority handling municipal solid waste, 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 neighbouring 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 compost/ Vermiculture pit/ Organic Waste Converter within the premises with a minimum capacity of 0.3 kg /person/day must be installed for treatment and disposal of the waste.

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.

VII. 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) At least single line plantation all around the boundary of the project as proposed shall be provided. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous species/variety. The project proponent shall ensure planting of 441 trees in the project area at the identified location, as per proposal submitted, with plants of native species preferably having broad leaves. The size of the plant thus planted should not be less than 3 ft and each plant shall be protected with a fence and properly maintained. The project proponent shall make adequate provisions of funds to ensure maintenance of the plants for a further period of three years. The plants shall be protected and maintained by the project proponent or Residents Welfare Association, as the case may be, even after three years. 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. The plantation should be provided as per SEIAA guidelines.

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.

v) The project proponent shall not use any chemical fertilizer /pesticides /insecticides and shall use only Herbal pesticides/insecticides and organic manure in the green area.

vi) The green belt along the periphery of the plot shall achieve attenuation factor conforming to the day and night noise standards prescribed for commercial land use.

VIII. 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.

iv) Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.

IX. 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 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, creche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.

iv) Occupational health surveillance of the workers shall be done on a regular basis.

v) A First Aid Room shall be provided in the project both during construction and operations of the project.

X. Environment Management Plan

i) 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.

ii) 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.

iii) Action plan for implementing EMP and environmental conditions along with the 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 accounts and not to be diverted for any other purpose. The project proponent shall spend the minimum amount of Rs. 7 Lacs towards the recurring cost in operation phase of the project including the environmental monitoring cost. The entire cost of the environmental management plan will continue to be borne by the project proponent until the responsibility of the environmental management plan is transferred to the occupier/person society under proper MOU under intimation to SEIAA, Punjab. Year-wise progress of implementation of the action plan shall be reported to the Ministry/Regional Office along with the Six-monthly Compliance Report.

XI. Validity

i) This environmental clearance will be valid for a period of seven years from the date of its issue or till the completion of the project, whichever is earlier.

XII. Miscellaneous

i) The project proponent before allowing any occupancy shall obtain completion and occupancy certificate from the Competent Authority and submit a copy of the same to the SEIAA, Punjab.

ii) The project proponent shall comply with the conditions of CLU, if obtained.

iii) 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.

iv) 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.

v) 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.

vi) 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.

vii) 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.

viii) 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.

ix) The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.

x) The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report, commitment made during Public Hearing and also that during their presentation to the Expert Appraisal Committee.

xi) No further expansion or modifications in the plant shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC).

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 SEIAA/Ministry may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.

xiv) The SEIAA/ Ministry 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 and Punjab Pollution Control Baord 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.

xvii) Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Item NO. 205.09: Application for obtaining environmental clearance under EIA notification dated 14.09.2006 for the development of commercial project namely "Judicial Court Complex and District Administrative Complex", District Tarn Taran, Punjab by Executive Engineer, Construction Division no. 1, PWD (B& R), Court Road, Amritsar. (New Proposal No. SIA/PB/MIS/EC/ 202330/2021).

The case was a violation case and was issued additional specific ToR by SEIAA vide letter no. 3189 dated 21.10.2020, by adopting procedure as enumerated by O.M dated 14.03.2017 and 08.03.2018.

Now, the Project Proponent has applied for obtaining Environmental Clearance for the development of commercial project namely "Judicial Court Complex and District Administrative Complex", District Tarn Taran, Punjab by Executive Engineer, Construction Division no. 1, PWD (B& R), Court Road, Amritsar. The Project Proponent has submitted compliance of the Additional Specific ToR and other relevant documents on Parivesh Portal. The Project Proponent has deposited Rs. 1,17,180/- vide UTR no. BKL210405760187, dated 05.04.2021.

1.0 Deliberations during 200th meeting of SEAC held on 07.05.2021

The meeting was attended by the following:

1. Sh. Sital Singh, EIA Coordinator, M/s CPTL, Mohali.

SEAC observed that project proponent i.e. Executive Engineer, Construction Division no. 1, PWD (B& R), Court Road, Amritsar failed to appear before the Committee for presentation. However, SEAC allowed the Environmental Consultant of the Project Proponent to present salient features of the project which he presented as under:

Sr.no.	Item	Details
1.	Project/activity	8 (a)
2.	If the project involves diversion of forest land. If yes, a) Extent of the forest land. b) Status of the forest clearance.	No

<table>
<tr><td>3.</td><td>a) Is the project covered under PLPA,1900, if No

but located near to PLPA area then the project proponent is required to submit NOC from the concerned DFO to the effect that project area does not fall under the provision of PLPA Act, 1900.

b) Is the project covered under PLPA, 1900, if yes then Status of the NOC w.r.t PLPA,1900.</td><td>No</td></tr>
<tr><td>4.</td><td>If the project falls within 10 km of ecosensitive area/ National park/Wild Life Sanctuary. If yes,

a) Name of ecosensitive area/ National park/Wild Life Sanctuary and distance from the project site.

b) Status of clearance from National Board for Wild Life (NBWL).</td><td>No

N.A.

N.A.</td></tr>
<tr><td>5.</td><td>Classification/Land use pattern as per Master Plan</td><td>Within Municipal limits of Tan Taran, Mixed land use (as per Master Plan)</td></tr>
<tr><td>6.</td><td>Cost of the project</td><td>About Rs. 37 Cr.</td></tr>
<tr><td>7.</td><td>Total Plot area, Built up Area and Green area</td><td><table><tr><td>Land</td><td>55320 m^2 (16.54 acres)</td></tr><tr><td>Built up area</td><td>Total built-up area = 58590 m^2
• Court complex (basement + 4 floors) = 22048 m^2
• District administrative complex (basement + 4 floors) = 19400 m^2
• Lawyer chambers (ground + 4 floors) = 6150 m^2
• Judge’s residences = 2553</td></tr></table></td></tr>
</table>

<table>
<tr><td></td><td></td><td><table><tr><td></td><td>m^2</td></tr><tr><td>Green area</td><td>24960 m2 (45.1%)</td></tr></table></td></tr>
<tr><td>8.</td><td>Population (when fully operational)</td><td>• Residential = 100
• Institutional occupants = 3000
• Visitors = 4000</td></tr>
<tr><td>9.</td><td>Water Requirements & source in Construction Phase</td><td>Construction: 10 kLD, STP with in project
Domestic: 225 kLD, ground water</td></tr>
<tr><td>10.</td><td colspan="2">Break up of Water Requirements & source in Operation Phase (Summer, Rainy, Winter):
<table>
<tr><td>S. No.</td><td>Season</td><td>Fresh Water</td><td colspan="3">Reuse water</td></tr>
<tr><td></td><td></td><td>Domestic</td><td>Fresh water) KLD</td><td>For Flushing purposes KLD</td><td>Green Area KLD</td><td>HVAC If any KLD</td></tr>
<tr><td>1</td><td>Summer</td><td>225</td><td>225</td><td>NIL</td><td>135</td><td></td></tr>
<tr><td>2</td><td>Winter</td><td>225</td><td>225</td><td>NIL</td><td>75</td><td></td></tr>
<tr><td>3</td><td>Rainy</td><td>225</td><td>225</td><td>NIL</td><td>50</td><td></td></tr>
</table></td></tr>
<tr><td>11.</td><td>Source of Water</td><td>Ground water</td></tr>
<tr><td>12.</td><td>Treatment & Disposal arrangements of waste water in Construction Phase</td><td>STP installed at Site
• Reuse for watering of green area
• Disposal into Patti drain</td></tr>
<tr><td>13.</td><td>Disposal Arrangement of Waste water in Operation Phase</td><td>Total sewage = 180 KLD
STP capacity = 250 KLD
<table>
<tr><td>S. No.</td><td>Season</td><td>For Flushing purposes (kLD)</td><td>Green Area sqm (kLD)</td><td>Patti drain (kLD)</td></tr>
<tr><td>1.</td><td>Summer</td><td>NIL</td><td>135</td><td>45</td></tr>
<tr><td>2.</td><td>Winter</td><td>NIL</td><td>75</td><td>105</td></tr>
<tr><td>3.</td><td>Rainy</td><td>NIL</td><td>50</td><td>130</td></tr>
</table></td></tr>
<tr><td>14.</td><td>Rain water recharging detail</td><td>Number of recharge structures = 8</td></tr>
</table>

<table>
<tr><td></td><td></td><td>Annual recharge potential = 21300 kL</td></tr>
<tr><td>15.</td><td>Solid waste generation and its disposal</td><td>• 300 kg/day
• The solid wastes will be appropriately segregated (at source) into recyclable, bio-degradable Components, and non- biodegradable.
• Disposal of non-recyclable fraction through MC</td></tr>
<tr><td>16.</td><td>Hazardous Waste & EWaste</td><td>• Used oil from DG set (Cat. 5.1) = 300 kg/year
• Used oil will be sold to registered recyclers
• E-waste will be disposed off as per the E-waste (Management) Amendment Rules, 2018.</td></tr>
<tr><td>17.</td><td>Energy Requirements & Saving</td><td>• 1500 kW to be sourced from PSPCL.
• DG set –125 kVA
<table>
<tr><th></th><th>Measure</th><th>Energy saving potential*</th></tr>
<tr><td>1.</td><td>Solar based common lighting</td><td>2%</td></tr>
<tr><td>2.</td><td>Roof-top solar (PV) power (325 kWp potential)</td><td>6%</td></tr>
<tr><td>3.</td><td>Use of LED lighting</td><td>2%</td></tr>
<tr><td>4.</td><td>Energy efficiency in receiving/distribution</td><td>1%</td></tr>
<tr><td>5.</td><td>High efficiency motors/transformers</td><td>0.5%</td></tr>
<tr><td>6.</td><td>Miscellaneous architectural features</td><td>0.5%</td></tr>
<tr><td></td><td>Total</td><td>12%</td></tr>
</table></td></tr>
<tr><td>18.</td><td>Environment Management Plan along with Budgetary break up phase wise and responsibility to implement</td><td>Executive Engineer, Construction Division No. 1, PWD (B&R), Amritsar, or any other officer authorized by the competent authority.
<table>
<tr><td>Description</td><td>Capital Cost
(Rs)</td><td>Recurring Cost – annual (Rs)</td></tr>
<tr><td>Construction</td><td>31 lacs</td><td>5 lacs</td></tr>
<tr><td>Operation</td><td>331 lacs</td><td>42 lacs</td></tr>
</table></td></tr>
<tr><td>19.</td><td>on-site construction, environmental remediation plan</td><td>On-site construction, environmental remediation plan is proposed as under;
<table>
<tr><th></th><th>Proposed activity</th><th>Amount (₹)</th></tr>
<tr><td>1.</td><td>Plantation of trees and their maintenance along the</td><td>6,00,000.00</td></tr>
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				national highway on at least 1 km of both sides of the project	
			2.	Storm water management system of surrounding villages	10,00,000.00
			3.	Provision of *Organic Waste Converter* for biodegradable solid waste management in Villages Rasulpur and Chutala	10,00,000.00
				Total	**26,00,000.00**

SEAC raised following observations to the Environmental Consultant of the Project Proponent:

Sr. No.	Observation	Reply
1.	Methodology adopted to estimate the Environmental damage of Rs. 26 lakhs	The Environmental Consultant of the Project Proponent sought time to submit reply in this regard.
2.	The activities proposed in the Environmental Remediation Plan are general in nature.	The Environmental Consultant of the Project Proponent sought time to submit the revised Environmental Remediation Plan.
3.	The KML file uploaded on the Portal indicates that no green area has been developed. The Project Proponent is required to submit proposal for development of the green area.	The Environmental Consultant of the Project Proponent sought time to submit reply in this regard.

SEAC decided to defer the case till the next meeting and be placed for appraisal only after the reply from the Project Proponent is received.

The Executive Engineer, Construction Division No. 1, PWD B&R, Amritsar has now submitted the reply of the observations raised by the SEAC vide letter no. 199 dated 25.05.2021 and is placed **(Annexure -A)** of the agenda.

2.0 Deliberations during 201st meeting of SEAC held on 02.06.2021

The meeting was attended by the following:

1. Sh. Sital Singh, EIA Coordinator, M/s CPTL, Mohali.
2. Sh. Inderjit Singh, Executive Engineer, PWD(B&R), Tarn Taran and Sh. Vishal Duggal, Technical Advisor.

SEAC perused the reply submitted by the Project Proponent and observed that the Project Proponent has not submitted the reply of observation mentioned at Sr. No. 2 of the above table. After deliberation, SEAC further enquired the Project Proponent regarding the following:

Sr. no.	Observations	Reply
1.	As per the decision taken during 200th meeting of SEAC held on 07.05.21, the Project Proponent was to submit the revised Environmental Remediation Plan.	The Project Proponent again sought time to submit the revised Environmental Remediation Plan.
2.	Whether, Project Proponent has obtained permission for extraction of Ground Water for meeting the fresh water requirement from PWRDA.	No application has been filed to the PWRDA for the extraction of ground water.
3.	Whether rain water harvesting pits have been provided by the Project Proponent. If yes, how many pits have been constructed till date.	The Project Proponent failed to give satisfactory reply to the Project Proponent and sought time to submit the reply in this regard.
4.	The Project Proponent has to submit the Bank Guarantee to the Punjab Pollution Control Board equivalent to the amount of Remediation Plan and Natural & Community Resource Augmentation Plan.	The Project Proponent agreed to provide the same.

SEAC observed that the Technical Advisor of the Project Proponent is not guiding the Project Proponent properly. Therefore, SEAC directed the EIA Coordinator as well as Technical Advisor to take the matter seriously and submit proper reply to the observations made by the Committee.

After detailed deliberations, SEAC decided to defer the matter till the next meeting subject to submission of the reply by the Project Proponent.

Now, the Project Proponent has submitted the reply of the Additional Details Sought through online system on 10.08.2021.

3.0 Deliberations during 205th meeting of SEAC held on 21.08.2021

The meeting was attended by the following:

1. Sh. Sital Singh, EIA Coordinator, M/s CPTL, Mohali.
2. Sh. Surinder Singh, Executive Engineer, PWD(B&R), Tarn Taran and Sh. Vishal Duggal, Technical Advisor.

SEAC perused the reply of the Project Proponent and it was found satisfactory.

SEAC asked the Project Proponent to deposit Bank Guarantee of Rs. 28.86 lakhs (equivalent to the amount mentioned in the remediation plan) with the Punjab Pollution Control Board, in compliance with the provisions of MoEF notification dated 14.03.2017, as amended on 08.03.2018, before consideration of the case by SEIAA. The Project Proponent agreed to the same and assured to deposit the Bank Guarantee to PPCB within next 15 days.

After detailed deliberations, SEAC decided to award 'Silver Grading' to the project proposal under category B2, Activity 8 (a) and to forward the application to SEIAA with the recommendations to grant Environmental Clearance to **Executive Engineer, Construction Division no. 1, PWD (B& R), Court Road, Amritsar for development of project namely "Judicial Court Complex and District Administrative Complex", District Tarn Taran, Punjab,** subject to submission of Bank Guarantee of Rs. 28.86 Lakhs with the Punjab Pollution Control Board, as per the details mentioned in the application & subsequent presentation /clarifications made by the project proponent & his consultant and conditions are as under:

Additional Conditions:

ii. The project proponent shall submit a Bank Guarantee of amount Rs. 28.86 Lakhs (equivalient to the amount mentioned in the remediation plan) with the Punjab Pollution Control Board in compliance with the provisions of MoEF notification dated 14.03.2017 as amended on 08.03.2018. The Bank Guarantee shall be deposited prior to the grant of Environmental Clearance and will be released after successful implementation of remediation plan.

I. Statutory compliance:

i) 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.

ii) 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.

iii) The project proponent shall obtain forest clearance under the provisions of the Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.

iv) The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.

v) The project proponent shall obtain Consent to Establish / Operate under the provisions of the Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board / Committee.

vi) The project proponent shall obtain the necessary permission for drawl of ground water/ surface water required for the project from the competent authority.

vii) 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.

viii) 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.

ix) The provisions of the Solid Waste (Management) Rules, 2016, E-Waste (Management) Rules, 2016, Construction & Demolition Waste Rules,2016 and the Plastics Waste (Management) Rules, 2016 shall be followed.

x) The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.

xi) The project site shall confirm to the suitability as prescribed under the provisions laid down under the master plan of respective city/ town. For that, the project proponent shall either to submit the NOC/ land use conformity certificate from Deptt. of Town and Country Planning or other concerned Authority under whom jurisdiction, the site falls.

xii) Besides above, the project proponent shall also comply with siting criteria / guidelines, standard operating practices, code of practice and guidelines if any prescribed by the SPCB/CPCB/MoEF&CC for such type of projects.

xiii) The project proponent shall get the layout plans approved from the Competent Authority for the activities / establishments to be set up at project site in consonance of the project proposal for which this environment clearance is applied.

II. 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 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 3m height or 1/3rd of the building height and maximum upto 10m). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

vi) No Excavation of soil shall be carried out without adequate dust mitigation measures in place.

vii) No loose soil or sand or construction & demolition waste or any other construction material that causes dust shall be left uncovered.

viii) No uncovered vehicles carrying construction material and waste shall be permitted

ix) All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.

x) Grinding and Cutting of building material in open area shall be prohibited. Wet jet shall be provided for grinding and stone cutting.

xi) Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.

xii) All construction and demolition debris shall be stored at the site within earmarked area and road side storage of construction material and waste shall be prohibited. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.

xiii) The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.

xiv) 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. 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.

xv) For indoor air quality the ventilation provisions as per National Building Code of lndia.

xvi) Roads leading to or at construction site must be paved and blacktopped (i.e. metallic road)

xvii) Dust Mitigation measures shall be displayed prominently at the construction site for easy public viewing.

xviii) Construction and Demolition Waste Processing and Disposal site shall be identified and required dust mitigation measure be notified at the site.

III. Water quality monitoring and preservation

i) The natural drain system should be maintained for ensuring unrestricted flow of water.

ii) 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.

iii) Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.

iv) The total water requirement for the project will be 225 kL /day shall be met through groundwater. Total fresh water use shall not exceed the proposed requirement as provided in the project details.

a) The total wastewater generation from the project will be 180 kL/day, which will be treated in STP to be installed within the project premises. As proposed, reuse of treated wastewater shall be as under:-

Sr. No.	Season	For Flushing purposes (kLD)	Green Area (kLD)	Patti Drain (kLD)
1.	Summer	NIL	135	45
2.	Winter	NIL	75	105
3.	Rainy	NIL	50	130

b) Storage tank of adequate capacity shall be provided for the storage of treated wastewater and all efforts shall be made to supply the same for construction purposes.

c) During construction phase, the project proponent shall ensure that the waste water being generated from the labour quarters/toilets shall be treated and disposed in environment friendly manner. The project proponent shall also exercise the option of modular bio-toilets or will provide proper and adequately design septic tanks for the treatment of such waste water and treated effluents shall be utilized for green area/plantation

vi) The project proponent shall ensure safe drinking water supply to the habitants. Adequate treatment facility for drinking water shall be provided, if required.

vii) 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.

viii) 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.

ix) At least 20% of the open spaces as required by the local building bye-Jaws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.

x) 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.

xi) The respective project proponent shall discourage the installation of R.O. plants in their projects in order to save the wastage in form of RO reject. However, in

case the requirement of installing RO plant is utmost necessary then the rejected stream from the RO shall be separated and shall be utilized by storing the same within the particular component i.e. (Tower/Mall) or in a common place in the project premises.

xii) The project proponent shall also adopt the new/innovating technologies like less water discharging taps (faucet with aerators)/urinals with electronic sensor system /water less urinals / twin flush cisterns/ sensor based alarming system for overhead water storage tanks and make it a part of the environmental management plans / building plans so as to reduce the water consumption/ground water abstraction in their Building Construction & Industrial projects.

xiii) The project proponent will provide plumbing system for reuse of treated wastewater for flushing/ HVAC/ other purposes etc. and colour coding of different pipe lines carrying water/wastewater from different sources / treated wastewater as follows:

Sr. No	Nature of the Stream	Color code
a)	Fresh water	Blue
b)	Untreated wastewater from Toilets/ urinal & from Kitchen	Black
c)	Untreated wastewater from Bathing/shower area, hand washing (Washbasin / sinks) and from Cloth Washing	Grey
d)	Reject water streams from RO plants & AC condensate (this is to be implemented wherever centralized AC system and common RO has been proposed in the Project). Further, in case of individual houses/establishment this proposal may also be implemented wherever possible.	White
e)	Treated wastewater (for reuse only for plantation purposes) from the STP treating black water	Green
f)	Treated wastewater (for reuse for flushing purposes or any other activity except plantation) from the STP treating grey water	Green with strips
g)	Storm water	Orange

xiv) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.

xv) The CGWA provisions on rain water harvesting should be followed. 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. As per the proposal submitted by the project proponent 8 no. rain water harvesting recharge pits /storage tanks shall be provided for ground water recharging as per the CGWB norms. The ground water shall not be withdrawn without approval from the Competent Authority.

xvi) All recharge should be limited to shallow aquifer.

xvii) No ground water shall be used during construction phase of the project. Only treated sewage/wastewater shall be used. A proper record in this regard should be maintained and available at site.

xviii) 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.

xix) 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.

xx) Sewage shall be treated in the STP with tertiary treatment. STP shall be installed in a phased manner viz a viz in the module system designed in such a way so as to efficiently treat the wastewater with an increase in its quantity due to rise in occupancy. The treated effluent from STP shall be recycled/reused for flushing, AC make up water and gardening. No treated water shall be disposed of into the municipal storm water drain.

xxi) No sewage or untreated effluent water would be discharged through storm water drains. 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 the Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.

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

xxiii) 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.

IV. Noise monitoring and prevention

i) Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone 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.

V. Energy Conservation measures

i) Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.

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 u-values shall be as per ECBC specifications.

iv) Energy conservation measures like installation of LEDs 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 by utilizing at least 30% of the roof top area 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.

VI. 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 compost/ Vermiculture pit/ Organic Waste Converter within the premises with a minimum capacity of 0.3 kg /person/day must be installed for treatment and disposal of the waste.

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.

VII. 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) At least single line plantation all around the boundary of the project as proposed shall be provided. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous species/variety. The project proponent shall ensure planting one tree for every 80 sqm (of native varieties) of total project land in the project area at the identified location, as per proposal submitted, with plants of native species preferably having broad leaves. The size of the plant thus planted should not be less than 3 ft and each plant shall be protected with a fence and properly maintained. The project proponent shall make adequate provisions of funds to ensure maintenance of the plants for a further period of three years. The plants shall be protected and maintained by the project proponent or Residents Welfare Association, as the case may be, even after three years. 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. The plantation should be provided as per SEIAA guidelines.

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.

v) The project proponent shall not use any chemical fertilizer /pesticides /insecticides and shall use only Herbal pesticides/insecticides and organic manure in the green area.

vi) The green belt along the periphery of the plot shall achieve attenuation factor conforming to the day and night noise standards prescribed for residential land use.

VIII. 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.

iv) Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.

IX. 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 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, creche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.

iv) Occupational health surveillance of the workers shall be done on a regular basis.

v) A First Aid Room shall be provided in the project both during construction and operations of the project.

X. Environment Management Plan

i) 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.

ii) 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.

iii) Action plan for implementing EMP and environmental conditions along with the 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 accounts and not to be diverted for any other purpose. The project proponent shall spend the minimum amount of Rs 362 Lacs towards the capital cost and Rs 5 Lacs/annum towards recurring cost in the construction phase of the project including the environmental monitoring cost and shall spend the minimum amount of Rs 42 Lacs/annum towards the recurring cost in operation phase of the project including the environmental monitoring cost. The entire cost of the environmental management plan will continue to be borne by the project proponent until the responsibility of the environmental management plan is transferred to the occupier/residents society under proper MOU under

intimation to SEIAA, Punjab. Year-wise progress of implementation of the action plan shall be reported to the Ministry/Regional Office along with the Six-monthly Compliance Report.

XI. Validity

i) This environmental clearance will be valid for a period of seven years from the date of its issue or till the completion of the project, whichever is earlier.

XII. Miscellaneous

i) The project proponent before allowing any occupancy shall obtain completion and occupancy certificate from the Competent Authority and submit a copy of the same to the SEIAA, Punjab.

ii) The project proponent shall comply with the conditions of CLU, if obtained.

iii) 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.

iv) 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.

v) 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.

vi) 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.

vii) 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.

viii) 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.

ix) The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.

x) The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report, commitment made during Public Hearing and also that during their presentation to the Expert Appraisal Committee.

xi) No further expansion or modifications in the plant shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC).

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 SEIAA/Ministry may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.

xiv) The SEIAA/ Ministry 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 and Punjab Pollution Control Baord 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.

xvii) Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Item No 205.10: Application for obtaining expansion in Environmental Clearance under EIA notification dated 14.09.2006 for the expansion of a township project namely "Omaxe Chandigarh Extension" located at Kansala, Ranimajra, Dhodemajra, Rasoolpur, Salamatpur, Raul, Bharonjian, Ghandouli, Bhagat Majra, Saini Majra, Bansepur, paintpur, chahar majra, sanglan, in Mullanpur (LPA),Punjab, by M/s Omaxe New Chandigarh Developers Pvt. Ltd. (Proposal No. SIA/PB/MIS/62162/2014).

Earlier the project proponent was granted Environmental Clearance for the expansion of a township project namely "Chandigarh Extension" located at Kansala, Ranimajra, Dhodemajra, Rasoolpur in Mullanpur (LPA). The said EC was granted for total plot area 592.463 acres and total built up area 289325 sqm.

Now the project proponent has submitted an application for obtaining expansion in Environmental Clearance for the expansion of the earlier project. After expansion, the land area will be 805.611 acres and built up area will increase by 1884325 sqm and the total built up area will become 2145325 sqm.

The ToR to the project were issued by the MoEF&CC vide letter no. 21-94/2020-IA.III dated 10.12.2020. The project proponent submitted the Form I, IA and EIA report, other additional documents. They have also deposited the processing fee amounting to Rs. 2,61,000/- through NEFT no. 010206201499/1 Dated 02.06.2020 and Rs. 18,84,325/- vide NEFT No. 0119062114507/0 dated 19.06.2021. Thus, the total fee comes out to be Rs. 21,45,325/- which is adequate as per notification dated 27.06.2019 against the total builtup area of 2145325 sqm. MoEF&CC vide letter no. 5-704/2014 (IRO)/790 dated 16.11.2020 has sent the certified compliance report of the conditions of the previous Environment Clearance which was granted to the Project Proponent.

1.0 Deliberations during 204th meeting of SEAC held on 20.07.2021.

The meeting was attended by the following:

1. Mr. Mukesh Bhati, AVP, on behalf of the Project Proponent.
2. Mr. Deepak Gupta, Environmental Advisor on behalf of the Project Proponent.
3. Sh. Sandeep Singh, FAE, M/s CPTL, Mohali, Environmental Consultant.

SEAC allowed the Environmental Consultant of the Project Proponent to present salient features of the project which he presented as under:

Sr.	Item	Details

no.		
1.	Online Proposal No.	SIA/PB/MIS/62162/2014 TOR issued by MoEF& CC on Delhi on 10th December 2020
2.	Name and Location of the project	"Omaxe Chandigarh Extension" located at Kansala, Ranimajra, Dhodemajra, Rasoolpur, Salamatpur, Raul, Bharonjian, Ghandouli, Bhagat Majra, Saini Majra, Bansepur, paintpur, chahar majra, sanglan, in Mullanpur (LPA),Punjab.
3.	Project/activity covered under item of scheduled to the EIA Notification, 14.09.2006	8 B (Expansion)
4.	Whether the project is in critical polluted area or not.	None
5.	If the project involves diversion of forest land. If yes, a) Extent of the forest land. b) Status of the forest clearance.	CLU already obtained.
6.	a) Is the project covered under PLPA,1900, if No but located near to PLPA area then the project proponent is required to submit NOC from the concerned DFO to the effect that project area does not fall under the provision of PLPA Act, 1900. b) Is the project covered under PLPA, 1900, if yes then Status of the NOC w.r.t PLPA,1900.	No
7.	If the project falls within 10 km of ecosensitive area/ National park/Wild Life Sanctuary. If yes, a) Name of ecosensitive area/ National park/Wild Life Sanctuary and distance from the project site. b) Status of clearance from National	No No

<table>
<tr><td></td><td>Board for Wild Life (NBWL).</td><td>No</td></tr>
<tr><td>8.</td><td>Classification/Land use pattern as per Master Plan</td><td>Residential, mix land use as per CLU submitted.</td></tr>
<tr><td>9.</td><td>Cost of the project</td><td>550 Cr.</td></tr>
<tr><td>10</td><td>Total Plot area, Built up Area and Green area</td><td>
<table>
<tr><td colspan="4">"Table A"</td></tr>
<tr><td>Description</td><td>OLD</td><td>Addition</td><td>Total</td></tr>
<tr><td>Land</td><td>592.463 Acres</td><td>213.148 Acres</td><td>805.611 Acres</td></tr>
<tr><td>Built-up area</td><td>289325 Sqm</td><td>1884325 Sqm</td><td>2145325 Sqm</td></tr>
<tr><td colspan="3">Green area</td><td>237550 Sqm.</td></tr>
</table>
</td></tr>
<tr><td>11</td><td>Population (when fully operational)</td><td>124915 persons</td></tr>
<tr><td>12</td><td>Water Requirements & source in Construction Phase</td><td>20-30 KLD
met by STP with in the project</td></tr>
<tr><td>13</td><td colspan="2">Break up of Water Requirements & source in Operation Phase (Summer, Rainy, Winter):
<table>
<tr><th>Sr. No.</th><th>Season</th><th>Total Water (KLD)</th><th>Fresh water (KLD)</th><th>Flushing (KLD)</th><th>Green Area (KLD)</th></tr>
<tr><td>1</td><td>Summer</td><td>15779</td><td>13467</td><td>2312</td><td>1565</td></tr>
<tr><td>2</td><td>Winter</td><td>15779</td><td>13467</td><td>2312</td><td>512</td></tr>
<tr><td>3</td><td>Rainy</td><td>15779</td><td>13467</td><td>2312</td><td>142</td></tr>
</table>
</td></tr>
<tr><td>14</td><td>Source of Water</td><td>• Ground water (tube well)
• Treated waste water will be used in the construction (STP installed within project)
• The permission from the PWRDA has been applied.
• Recirculation of treated water.</td></tr>
<tr><td>15</td><td>Treatment & Disposal arrangements of waste water in Construction Phase</td><td>At present 3 STPs of capacity 1000KLD, 100KLD and 50KLD have been installed to treat the wastewater generated from the current population. The wastewater generated during the construction will be treated in the same STPs.</td></tr>
<tr><td>16</td><td>Disposal Arrangement of Waste water in Operation Phase</td><td>Total =12623 KLD waste water will be generated, which will be treated in different STPs of capacity installed for the different phases with total treatment capacity of 13 MLD (500KLD X 6no., 1000KLD X 4 no., 2500KLD X 2no.). At present 3 STPs of capacity 1000KLD, 100KLD and 50KLD have already been installed. The disposal of treated wastewater is given as under:
<table>
<tr><td>Sr.</td><td>Season</td><td>For</td><td>Green</td><td>MC</td></tr>
</table>
</td></tr>
</table>

<table>
<tr><td></td><td></td><td>
<table>
<tr><td>No.</td><td></td><td>Flushing purposes (KLD)</td><td>Area sqm (KLD)</td><td>Sewer if any (KLD)</td></tr>
<tr><td>1.</td><td>Summer</td><td>2312</td><td>1565</td><td>8746</td></tr>
<tr><td>2.</td><td>Winter</td><td>2312</td><td>512</td><td>9799</td></tr>
<tr><td>3.</td><td>Rainy</td><td>2312</td><td>142</td><td>10169</td></tr>
</table>
</td></tr>
<tr><td>17</td><td>Rain water recharging detail</td><td>1699723 m3/year rain water will be collected and 80 no. of recharging pits will be provided to recharge the rooftop rainwater of buildings after treatment through oil & Grease traps.</td></tr>
<tr><td>18</td><td>Solid waste generation and its disposal</td><td>
<table>
<tr><td></td><td>Earlier</td><td>Additional</td><td>Total</td></tr>
<tr><td>MSW</td><td>30235 Kg/day</td><td>17885 Kg/day</td><td>48120 Kg/day</td></tr>
</table>
a)48120 kg/day
b) Solid wastes will be appropriately segregated (at source. by providing bins) into recyclable, Bio-degradable Components, and non- biodegradable.
</td></tr>
<tr><td>19</td><td>Hazardous Waste & EWaste</td><td>1) Cat 5.1 Qty 25 ltr.
2) Any other Category

Used oil from DG sets will be sold to registered recyclers and E-waste will be disposed off as per the E-waste (Management) Amendment Rules, 2018.</td></tr>
<tr><td>20</td><td>Energy Requirements & Saving</td><td>a) 30 MW from PSPCL.
b) 6x 240 KVA, 4x500 KVA
Energy Saving measures:
• Solar Light 500 No = 3750 KWHD
• Common area (5000) light bulbs(60W) replaced with LED 15 W = 2700 KWHD
• Energy Saving @2200 KWH annually with 100 liters solar heated water use/day
• Energy Saved for use of 8000 lit hot water/day 8000 x2200/100 = 176000 KWH/year = 482 KWHD
• Total Energy saved/day = 6932 KWHD</td></tr>
<tr><td>21</td><td>Environment Management Plan along with Budgetary break up phase wise and responsibility to implement</td><td>During construction phase GM will be responsible and during operation phase, GM Will be responsible for implementation of the EMP.

<table>
<tr><td>Description</td><td>Capital Cost (Rs)</td><td>recuring Cost (Rs)</td></tr>
<tr><td>Construction</td><td>1022 lac</td><td>18.50</td></tr>
<tr><td>Operation</td><td></td><td>53.0</td></tr>
</table>
</td></tr>
<tr><td>22</td><td>Certified Compliance</td><td>Submitted</td></tr>
</table>

	report from regional office of MoEF& CC	

SEAC raised following observations to the Project Proponent to which he replied as under:

Sr. no.	Observation	Reply
1.	The Project Proponent shall submit compliance of the observations made by the MoEF while sending the certified compliance report.	The Project Proponent agreed to the same.
2.	As per the condition of the earlier Environmental Clearance granted to the Project Proponent, the Environmental Clearance was subject to final order of the Hon'ble Supreme Court of India in the matter of Goa foundation Vs. Union of India in writ petition (Civil) no. 460 of 2004 as may be applicable to this project and decisions of any competent Court, to the extent applicable. The Project Proponent is required to submit proper reply to this condition.	The Project Proponent sought some time to submit reply to the same.
3.	The Project Proponent shall submit details w.r.t. No. of Towers to be constructed, No. of stories in each tower, details of flats on each floor such as 3BHK/4BHK etc., the basis of estimating the population, calculation of water requirement and wastewater generation with treatment and disposal arrangements.	The Project Proponent agreed to the same.
4.	The project proponent shall submit the detailed plan for the collection, segregation, treatment and disposal of Municipal Solid Waste in compliance of Solid Waste Management Rules, 2016.	The Project Proponent agreed to the same.
5.	The Project Proponent shall mark the location of the STPs in the layout plan as proposed by him.	The Project Proponent agreed to the same.

SEAC also observed that the Hon'ble NGT has recently passed order on 02.07.2021 in OA no. 980/2019 in which the project proponent is one of the respondents. SEAC observed that the matter requires in depth deliberations.

After detailed deliberations, SEAC decided to defer the case till the next meeting of SEAC subject to submission of reply by the Project Proponent. The latest Hon'ble NGT order dated 02.07.2021 shall be circulated to all the members of SEAC through e-mail so that the said order can be deliberated in depth in the next meeting.

Now, the Project Proponent vide letter dated 30.07.2021 has submitted the point wise reply of the observations raised by the SEAC and is attached as **(Annexure- A).**

Further, the latest Hon'ble NGT order dated 02.07.2021 was circulated to all the members of SEAC vide e-mail dated 27.07.2021.

The operative part of the said order is given as under:

"We request the committee to look into the issue in respect of village Kansala and give a further supplementary report on the subject as far as possible within two months by e-mail at judicial-ngt@gov.in preferably in the form of searchable PDF/OCR Support PDF and not in the form of image PDF. It will be open to the concerned stakeholder to put forward their respective view point before the committee by way of written representation and/or personal appearance which may be duly considered by the committee. The report of the committee may be placed on the website of the State PCB for being accessed by all the stakeholders for their response to the report before the next date. List for further consideration on 27.10.2021."

Recently, a representation has been received on 7.08.2021 from Sh. Sandeep Singh S/o Sukhpal Singh R/o Village Gandhon Kalan, VPO Rangilpur, Tehsil & District Rupnagar, Punjab, wherein it was informed as under:

1. That the Project Proponent added around 60 acres of land in the area for which earlier Environment Clearance was obtained and started construction of seven different projects in newly added land. Out of 7 projects, excavation was completed in 1 project, plotted development (Roads, sewerage etc.) completed in 2 projects, external structure development completed in 2 projects and external structure upto 9th floor completed in 2 projects.
2. The complainant has highlighted that the STP installed by the Project Proponent for treating the wastewater from the present population (1500 residential apartments) is not operational and untreated wastewater is discharged into the River Siswan.
3. The Project Proponent has installed 2 no. RMC plants at villages Bharounjian and village Ranimajra without obtaining statutory approval from Punjab Pollution Control Board.

4. The Project Proponent has also not taken adequate measures for storage of construction material lying at the site in compliance of Construction and Demolition Waste Management Rules, 2016. The Project Proponent has not obtained separate Environment Clearance for the project namely "The Lake" without obtaining separate Environment Clearance, as the same was not included in the Environment Clearance application of the "Chandigarh Extension".
5. The complainant has requested not to grant expansion in the Environment Clearance to M/s Omaxe New Chandigarh Developers Pvt. Ltd and initiate action under the provision of EIA Notification 14.09.2006 due to aforesaid violation.

Copy of the representation is attached as Annexure-C of the agenda.

2.0 Deliberations during 205th meeting of SEAC held on 21.08.2021.

Member Secretary, SEAC apprised the Committee that the above said representation/ complaint dated 7.08.21 was also addressed to Principal Secretary, Department of Science, Technology & Environment, Punjab besides Chairman, SEIAA, Chairman, SEAC and Chairman, PPCB. Further, the Department of Science, Technology & Environment is in the process of constituting a Committee to verify the facts of the complaint.

After deliberations, SEAC decided to defer the case and will be considered after receipt of report of the Committee.

Annexure-A

S. No	Proposal Details			Company/Proponent Name	Category	Location			Date of EC Granted	Visit Duty (Members)
1	**Proposal no.**	:	SIA/PB/MIS/53933/2016	ELDECO INFRASTRUCTURES AND PROPERTIES LTD	INFRA -2	**State**	:	Punjab	23-11-16	Sh. S.K. Gupta
	File no.	:	SEIAA/PB/NCP/EC/EXPN/2016/3			**District**	:	Ludhiana		
	Proposal Name	:	Expansion of Estate One Residential Colony at Village Rajpura Hussainpura and Bhatian District Ludhiana Eldeco Infrastructure & Properties Ltd			**Village**	:	Ludhiana (West)		
3	**Proposal no.**	:	SIA/PB/NCP/63304/2017	UNITED BUILDERS	INFRA -1	**State**	:	Punjab	03-05-17	Sh. Sunil Mittal
	File no.	:	SEIAA/PB/NCP/EC/2017/5			**District**	:	SAS Nagar		
	Proposal Name	:	LA - PRISMA			**Village**	:	Derabassi		
5	**Proposal no.**	:	SIA/PB/NCP/42238/2016	SANDWOODS INFRATECH PROJECTS PRIVATE LTD	INFRA -1	**State**	:	Punjab	10-06-16	Dr. Pawan Krishan
	File no.	:	SEIAA/PB/BC/EC/2016/16			**District**	:	SAS Nagar		
	Proposal Name	:	Sandwoods Infratech Project Private Limited			**Village**	:	Baddi		
7	**Proposal no.**	:	SIA/PB/NCP/62959/2017	MAYA BUILDERS	INFRA -1	**State**	:	Punjab	03-05-17	Sh. Sunil Mittal
	File no.	:	SEIAA/PB/NCP/EC/2017/8			**District**	:	SAS Nagar		
	Proposal Name	:	GREEN LOTUS SAKSHAM			**Village**	:	Derabassi		
9	**Proposal no.**	:	SIA/PB/NCP/81182/2018	NK AND KK INFRADEVELOPERS PVT LIMITED	INFRA -1	**State**	:	Punjab	22-08-19	Dr. P.M.S. Bedi
	File no.	:	SEIAA/PB/NCP/EC/2018/19			**District**	:	SAS Nagar		
	Proposal Name	:	THE EARLWOOD			**Village**	:	Kharar		
11	**Proposal no.**	:	SIA/PB/NCP/71644/2017	PUNJAB LEGISLATURE CO OPERATIVE HOUSE BUILDING SOCIETY LTD	INFRA -1	**State**	:	Punjab	29-01-18	Dr. Pawan Krishan
	File no.	:	SEIAA/PB/NCP/2017/EC/29			**District**	:	SAS Nagar		
	Proposal Name	:	PUNJAB LEGISLATORS FLATS			**Village**	:	S.A.S.Nagar (Mohali)		
13	**Proposal no.**	:	SIA/PB/NCP/50084/2016	AMAZING REAL ESTATE PVT LTD	INFRA -1	**State**	:	Punjab	28-06-16	Sh. Sunil Mittal
	File no.	:	SEIAA/PB/BLDG CONST/EC/2016/11			**District**	:	SAS Nagar		
	Proposal	:	JOYNEST MOH 1			**Villag**	:	Derabas		

	Name					**e**		si		
15	**Proposal no.**	:	SIA/PB/NCP/75616/2018	GUPTA BUILDERS AND PROMOTERS PVT LIMITED	INFRA -1	**State**	:	Punjab	07-09-18	Sh. Sunil Mittal
	File no.	:	SEIAA/PB/NCP/EC/2018/14			**District**	:	SAS Nagar		
	Proposal Name	:	GBP TIME SQUARE			**Village**	:	Derabassi		
17	**Proposal no.**	:	SIA/PB/NCP/53252/2016	SEKHON CONSTRUCTION AND DEVELOPERS PRIVATE LIMITED	INFRA -1	**State**	:	Punjab	21-07-16	Sh. S.K.Gupta
	File no.	:	SEIAA/PB/NCP/BC/EC/2016/22			**District**	:	Ludhiana		
	Proposal Name	:	DELTA TOWER			**Village**	:	Ludhiana (West)		
19	**Proposal no.**	:	SIA/PB/NCP/71433/2017	A G I INFRA LIMITED	INFRA -1	**State**	:	Punjab	26-02-18	Dr. P.M.S. Bedi
	File no.	:	SEIAA/PB/NCP/2017/EC/2017			**District**	:	Jalandhar		
	Proposal Name	:	AGI Palace			**Village**	:	Jalandhar - I		
21	**Proposal no.**	:	SIA/PB/NCP/71464/2017	MALWA PROJECTS PVT LTD	INFRA -1	**State**	:	Punjab	21-03-18	Sh. A.K. Gupta
	File no.	:	SEIAA/PB/NCP/2017/EC/21			**District**	:	SAS Nagar		
	Proposal Name	:	ESCON PRIMERA			**Village**	:	Derabassi		
23	**Proposal no.**	:	SIA/PB/NCP/42930/2016	HERO REALTY LIMITED	INFRA -1	**State**	:	Punjab	28-06-16	Sh. K.L. Malhotra
	File no.	:	SEIAA/PB/BC/EC/2016/14			**District**	:	SAS Nagar		
	Proposal Name	:	Group Housing Project Site No. 1 "Hero Homes" located at Sector-88, Distt. SAS Nagar (Mohali), Punjab By M/s. Hero Realty Pvt. Ltd.			**Village**	:	S.A.S.Nagar (Mohali)		
25	**Proposal no.**	:	SIA/PB/NCP/53111/2016	CURO INDIA PVT LTD	INFRA -1	**State**	:	Punjab	28-06-16	
	File no.	:	SEIAA/PB/NCP/BC/EC/2016/21			**District**	:	SAS Nagar		
	Proposal Name	:	"Curo North Square" at Village Mullanpur Garibdass, Distt. SAS Nagar (Mohali), Punjab by M/s. Curo India Pvt.Ltd.			**Village**	:	S.A.S.Nagar (Mohali)		
27	**Proposal no.**	:	SIA/PB/NCP/59653/2016	GUPTA BUILDERS AND PROMOTERS PVT LIMITED	INFRA -1	**State**	:	Punjab	23-01-17	Sh. A.K. Gupta
	File no.	:	SEIAA/PB/NCP/EC/2016/36			**District**	:	SAS Nagar		
	Proposal Name	:	GBP CINEPOLIS			**Village**	:	Derabassi		
29	**Proposal no.**	:	SIA/PB/NCP/58465/2016	CREDO ASSETS PRIVATE LIMITED	INFRA -1	**State**	:	Punjab	23-11-16	Sh. P.S. Bhogal
	File no.	:	SEIAA/PB/NCP/EC/2016/32			**District**	:	SAS Nagar		

	Proposal Name	:	Group Housing Project "City Of Dreams - II" located at Village Sante Majra, Sector-116, Kharar, Distt. SAS Nagar (Greater Mohali), Pb.			**Village**	:	Kharar		
31	**Proposal no.**	:	SIA/PB/NCP/74916/2018	HARMONY COLONISERS PVT LTD	INFRA -1	**State**	:	Punjab	07-09-18	Sh. A.K.Gupta
	File no.	:	SEIAA/PB/NCP/EC/2018/10			**District**	:	SAS Nagar		
	Proposal Name	:	IMPERIAL APARTMENTS			**Village**	:	Derabassi		
33	**Proposal no.**	:	SIA/PB/NCP/74967/2018	GK RESIDENCY PVT LTD	INFRA -1	**State**	:	Punjab	02-04-19	Dr. P.M.S. Bedi
	File no.	:	SEIAA/PB/NCP/EC/2018/16			**District**	:	SAS Nagar		
	Proposal Name	:	CITY OF DREAMS 115			**Village**	:	Kharar		
35	**Proposal no.**	:	SIA/PB/NCP/59654/2016	GUPTA BUILDERS AND PROMOTERS	INFRA -1	**State**	:	Punjab	23-01-17	
	File no.	:	SEIAA/PB/NCP/EC/2016/35	PVT LIMITED		**District**	:	SAS Nagar		
	Proposal Name	:	GBP CAMELLIA BUSINESS CENTER			**Village**	:	Kharar		
37	**Proposal no.**	:	SIA/PB/NCP/63176/2017	PUNJAB STATE POWER CORPORATION LIMITED PATIALA	INFRA -1	**State**	:	Punjab	03-05-17	Dr. Pawan Krishan
	File no.	:	SEIAA/PB/NCP/EC/2017/9			**District**	:	Patiala		
	Proposal Name	:	Proposed construction of Multistoreyed integrated corporate office complex at Badungar, Patiala by Punjab State Power Corporation Limited.			**Village**	:	Patiala		
39	**Proposal no.**	:	SIA/PB/NCP/56497/2016	A B ALOCOBEV P LIMITED	INFRA -1	**State**	:	Punjab	22-08-16	Sh. P.S. Bhogal
	File no.	:	SEIAA/PB/NCP/BC/EC/2016/23			**District**	:	SAS Nagar		
	Proposal Name	:	HOMELAND MALL			**Village**	:	S.A.S.Nagar (Mohali)		
41	**Proposal no.**	:	SIA/PB/NCP/63459/2017	LUDHIANA IMPROVEMENT TRUST	INFRA -1	**State**	:	Punjab	03-05-17	Sh. S.K. Gupta
	File no.	:	SEIAA/PB/NCP/EC/2017/11			**District**	:	Ludhiana		
	Proposal Name	:	Atal Apartments at Shaheed Karnail Singh Nagar, Pakhowal Road, Ludhiana, Punjab by Ludhiana , Improvement Trust.			**Village**	:	Ludhiana (West)		