Minutes of the 292nd Meeting of the State Expert Appraisal Committee (SEAC), Haryana held on 15.05.2024 under the Chairmanship of Sh.V.K. Gupta, Chairman, SEAC, in Conference Hall (SEIAA), Bays No.55-58, First Floor, Paryatan Bhawan, Sector-2, Panchkula for considering Environmental Clearance of Projects (B Category) under Government of India Notification dated 14.09.2006.

At the outset the Chairman, SEAC welcomed the Members of the SEAC and advised the Member Secretary to give brief background of this meeting.

The Minutes of 291st meeting were discussed and approved. In this meeting 19 nos. of agenda projects, received from SEIAA, were taken up for scoping, appraisal and grading as per agenda circulated.

The following members joined the meeting:

Sr. No.	Name	Designation
1.	Sh. Parbhaker Verma (Attended through VC)	Member
2.	Dr. Vivek Saxena, IFS (Attended through VC)	Member
3.	Sh. Rajbir Bondwal, IFS (Rtd). (Attended through VC)	Member
4.	Dr. Sandeep Gupta	Member
5.	Sh. Bhupender Singh Rinwa, Joint Director, Environment & Climate Change Department, Haryana	Member Secretary
6.	Sh. Rajender Parshad, Representative of Directorate, Mines & Geology, Haryana	Assistant Mining Engineer

292.01 EC for Hisar Integrated Manufacturing Cluster (Hisar IMC)" at District-Hisar, Haryana by Department of Civil Aviation, Haryana (DoCA) by M/s Department of Civil Aviation

Project Proponent : Sh. M. S. Duhan
Consultant : EQMS Global Pvt. Ltd

The Project Proponent submitted online Proposal No.SIA/HR/INFRA2/468568/2024 dated 06.04.2024 for obtaining **Environment Clearance** under Category 8(b) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.2,00,000/- vide DD No.17838 dated 12.01.2024 **during the ToR.**

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case. The committee discussed the case and raised following observations:

1. The PP shall submit an affidavit of brief note about the EC obtained by them from MoEF&CC for Phase-I.
2. The PP shall submit detail of work done in Phase-I part.
3. The PP shall submit an affidavit alongwith proof that the land included in this project has been separated from the already developed area under Phase-I.
4. The PP shall submit land ownership document.
5. The PP shall submit Forest NOC.
6. The PP shall submit land details with khasra numbers.
7. The PP shall submit affidavit regarding separate CETP.
8. The PP shall submit affidavit to the effect that within the project area, if any unit is having more than 20000 sqms built up area shall obtain separate EC.

9. The PP shall submit details of proposed FAR.
10. The PP shall submit the detailed chart of all parameters of EIA Study.
11. The PP shall submit CA certificate regarding the cost of the project applied for.
12. The PP shall submit green plan and time schedule for completion of plantation of species and list of species to be planted.
13. The PP shall provide unit wise number of trees to be planted at the project site.
14. The PP shall submit area bifurcation details.
15. The PP shall submit an affidavit that they shall obtain separate environment clearance for establishing CETP.
16. The PP shall submit an affidavit that they shall obtain occupation after constructing/operation of CETP.
17. The PP shall submit affidavit regarding any cutting or non-cutting of existing trees present at the project site.
18. The PP shall submit SOP regarding norms taken for various parameters of EIA Study.
19. The PP shall submit clarification to the effect as to whether the public hearing was jointly conducted for Phase-I area (already developed area) and the area included in this project.
20. The PP shall submit affidavit regarding rainwater harvesting
21. The PP shall adopt a pond situated nearby the project site for its rejuvenation and beautification and shall also provide detail of the said pond.
22. The PP shall submit water assurance.
23. The PP shall submit sewer assurance.
24. The PP shall submit power assurance
25. The PP shall submit affidavit to the effect that ZLD shall be achieved within project site.
26. The PP shall submit affidavit to the effect that separate RWH shall be constructed in each industry established with the project site.
27. The PP shall submit the agreement regarding disposal of hospital waste.
28. The PP shall provide highest rainfall data of any of the week for the period they have submitted baseline data.
29. The PP shall submit detail of ETP to be constructed in second phase, in the form of affidavit.
30. The PP shall submit a realistic, scientific, quantified and tangible EMP alongwith the names of villages.
31. The PP shall submit SOP regarding noise control/mitigation.
32. The PP shall clarify air quality data.
33. The PP shall submit quality report of ground water.
34. The PP shall submit Wildlife Activity Plan
35. The PP shall submit CLU details.
36. The PP shall submit the SOP/Norms taken for proposed numbers of bed.
37. The PP shall submit report about underground water table .
38. The PP shall submit all legible plan
39. The PP shall submit the documents which are duly signed by PP as well as Consultant.

The PP /consultant shall submit the reply of above mentioned observations within 15 days. The case shall be taken up as and when the reply is received.

292.02 Transfer of EC for Group Housing Colony at Village-Harsaru and Hayatpur, Sector-89 A, Gurugram, Haryana by M/s Vatika Seven Elements Private Limited

Project Proponent : Sh. Viney Gulati
Consultant : Vardan EnviroNet

The Project Proponent submitted online Proposal No.SIA/HR/INFRA2/470081/2024 dated 20.04.2024 for obtaining **Transfer of Environment Clearance** under Category 8(b) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.2,00,000/- vide DD No.523246 dated 05.04.2024.

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case:

- The Project Group Housing Colony at Village-Harsaru and Hayatpur, Sector-89 A, Gurugram, Haryana has been granted Environmental clearance for 1,57,237.0175 sqms at 57,870.28 sqms (14.30 Acre) Plot area through vide letter no.SEIAA/HR/2016/867 dated on 29.09.2016.
- The license no.41 of 2013 dated: 06.06.2013 by DTCP was granted in favor of individual land owners in collaboration with M/s Vatika Ltd. for setting up Group Housing Colony over an area measuring 14.30 Acres in the revenue estate of village Harsaru & Hayatpur, Sector 89A, Gurugram.
- The said License as well as developer has been transferred in name of M/s Vatika Seven Elements Private Limited by DTCP through vide its order no LC-2758-JE(SK)/2023/39779 dated 17.11.2023.

A discussion was held on the contention as well as documents submitted by PP in support of their case. After detailed discussion, the committee found the documents submitted by PP, in order and decided to recommend the proposal to SEIAA for **Transfer of EC** from **M/s Vatika Ltd** to **M/s Vatika Seven Elements Private Limited** whereas all other contents and conditions mentioned in the Environment Clearance will remain same.

292.03 EC for Revision & Expansion in Art, Culture and Convention Centre along with Primary School Project, sector-64, Gurgram, Haryana by M/s India Convention And Culture Centre Private Limited

Project Proponent : Sh. Ghanshyam Tiwari
Consultant : Aplinka Solutions & Technologies Pvt. Ltd

The Project Proponent submitted online Proposal No.SIA/HR/INFRA2/465090/2024 dated 20.04.2024 for obtaining **Environment Clearance for Revision & Expansion** under Category 8(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs. 2,00,000/- vide DD No.055758 dated 19.04.2024.

Table 1 – Basic Detail

Project Name: Environment Clearance of the Revision and Expansion in Art, Culture and Convention Centre along with Primary School Project at Sector-64, Village Maidawas, Gurgaon, Haryana by India Convention and Culture Centre Private Limited		
Sr. No.	**Particulars**	**Total**
1.	Online Proposal no.	SIA/HR/INFRA2/465090/2024
2.	Latitude	28°23'25.09"N

3.	Longitude	77° 4'15.90"E	
4.	Plot Area	72958.12 sqm	
5.	Net Plot Area	69058.84 sqm	
6.	Proposed Ground coverage	18,211.80 sqm	
7.	Total FAR Proposed	62721.89 sqm	
8.	Total Non FAR area	9,516.41 sqm	
9.	Total Built Up area	72238.3 sqm	
10.	Total Green Area with Percentage	20,605.490 sqm (29.84% of Net Plot Area)	
11.	Rain Water Harvesting	17	
12.	Proposed STP Capacity	570 KLD	
13.	Total Parking	453 ECS	
14.	Power Requirement	3,897 KW	
15.	Power Backup	4,115 kVA	
16.	Total Water Requirement	655 KLD	
17.	Fresh Water Requirement	278 KLD	
18.	Treated water Requirement	377 KLD	
19.	Wastewater Generation	471 KLD	
20.	Solid Waste Generated	3914 kg/day	
21.	Max. height of building	32.85 M	
22.	Maximum number of floors	7 (B + G + 7)	
23.	Basement	Upto 1 level	
24.	Biodegradable Waste	2,349 Kg/Day	
25.	Number of Buildings	Blocks: A, B, B2, B3, C, C2, D1, D2, D3, E	
26.	Total Cost of the project	154.2 Cr.	
27.	EMP Budget	Expenditure incurred till date Rs.37.40 Lakhs, Budget for proposed Expansion Rs.262.60 Lakhs	
28.	Incremental Load in respect of:	• PM 2.5	0.108 µg/m^3
		• PM 10	0.275 µg/m^3
		• SO2	0.376 µg/m^3
		• NO2	1.78 µg/m^3
		• CO	1.25 µg/m^3

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case. The committee discussed the case and raised some observations to which PP replied vide letter dated 15.05.2024 alongwith an affidavit stating therein as under:

- That, the project has previously obtained EC vide letter no. SEIAA/HR/2014/1139 dated 03.09.2014 on the concept basis for development of Art, Culture and Convention Centre on plot area of 46,848.58 sqm and built up area of 60,218.966 sqm.
- That, in 2015 there was revision in planning and development of the project such that the proposed Built up area was less than 20,000 sqm whereby the project didn't come under purview of EC as per EIA Notification, 2006. Therefore, approval on building plan was obtained from DTCP, Haryana on 19.02.2015 on Built up area less than 20,000 sqm.
- That, development as per the approval of drawing was initiated after obtaining the Consent to Establish from HSPCB dated 13.05.2015. The same was extended by HSPCB 27.06.2017. Construction was completed as per Consent to Establish by year 2021.

- That, Consent to Operate was obtained from HSPCB dated 05.11.2022 for built up area 19,805 sqm (less than 20,000 sqm).
- That, at present, the project is going under Revision & Expansion with incorporation of additional land area of 26,109.54 sqm (as compared to previous EC). Now in total plot area is 72,958.12 sqm.
- That, Built area of complete project after revision and expansion will be 72,238.30 sqm; the project falls under the purview of Environment clearance.
- That, the revised plans as per present planning are under approval process and we have submitted our EC application on concept basis.
- That, Certified Compliance Report as per previous Environment Clearance has been obtained from MoEF&CC dated 23.04.2024 and subsequent Action Taken report is submitted to the authority on 10.05.2024.
- That, once the project comes entirely under operation, all the efforts will be made to achieve zero liquid discharge through recycle and reuse within the project premises. The excess treated water will be disposed of through the sewer lines of GMDA after obtaining the approval from the said authority.
- That, no wildlife sanctuary falls within 10 km radius of the Project site.
- That, there are no litigations/court cases pending on the project/ project land.
- That 200 KW of energy conservation will be achieved through installation of Solar panels for complete project.

The PP further submitted revised EMP Budget of the project as under:

EMP Budget: Construction Phase (Expansion part)

Component	Capital Cost (₹ in Lakhs)- 4 years	Recurring Cost (₹ in Lakhs) per annum
EMP cost of Construction phase (green net, tarpaulin cover to cover the construction material)	3.50	1.00
Wheel wash arrangement during construction phase	1.00	0.5
Sanitation for labours (Mobile toilets, waste management etc.)	2.50	0.5
Environmental Monitoring and six monthly compliances		3.00
Anti-Smog Guns	22.00	1.5
PPE for workers, Health check-up and medical facilities	1.00	0.5
Total (in Lakhs)	30.00	7.00

EMP Budget: Operation Phase (Expansion part)

Component	Capital Cost (₹ in Lakhs)	Recurring Cost (₹ in Lakhs) per annum
Sewage Treatment Plant	100.00	12.00
Rain water Harvesting Pits	12.00	2.45
Solid Waste Management	7.50	3.00
Environmental Monitoring + Six monthly compliances	-	4.00
Green Area/ Landscape Area	12.00	4.50
Installation of Solar PV	42.00	9.00
Environment Management Cell	-	12.00
Total (in Lakhs)	173.50	46.95

EMP Budget: Outside Project (Expansion part)

S. No.	Activities	Proposed Locations	Capital Cost (₹)				Total cost (₹)
			1st Year	2nd Year	3rd Year	4th Year	
1.	Plantation in nearby village	• Village Palra • Village Begumpur Khatola • Village Kadarpur	30,000	15,000	15,000	15,000	75,000
2.	Providing Solar street Lighting in nearby village	• Village Palra • Village Begumpur Khatola • Village Kadarpur	40,000	25,000	40,000	25,000	1,30,000
3.	Food distribution in nearby temple	• Hanuman Temple Badshahpur • Shri Ram Temple, Bhondsi, Maruti Kunj • Shri Ram Darbar Mandir, Dhumaspur	15,000	15,000	15,000	15,000	60,000
4.	Pond management	Pond near Badshahpur Fort	1,00,000	50,000	50,000	50,000	2,50,000
	Total (₹)		**1,85,000**	**1,05,000**	**1,20,000**	**1,05,000**	**5,15,000**

Total EMP Budget (Complete Project)

Particulars	Cost (₹ in Lakhs)
EMP Budget for Expansion part (Capital cost)	203.50
EMP budget for Expansion part (Recurring cost)	53.95
EMP outside the project boundary (for Expansion part)	5.15
EMP Budget (Expenditure incurred till date for existing part)	37.40
Total EMP Budget (Complete project)	300.00

A detailed discussion was held on the documents submitted regarding previous EC, CTE, CTO, Occupation Certificate, Area Details, Certified Compliance Report, Action Taken Report, Anti Smog Gun, Solar Power, Green Plan, EMP, CA Certificate, Sewerage Assurance, Structure Stability, Court Case, Aravali NOC, Forest NOC, Zoning Plan, Building Plan as well as submissions made by PP and documents submitted. The PP also submitted in affidavit that no Wildlife Sanctuary falls within 10 km radius of the Project site.

The reply and submissions made by the PP/consultant were discussed by the committee and the reply was considered. After deliberations, the committee rated this project with **"Gold Rating"** and was of the unanimous view that this case be recommended to the SEIAA for granting **Environmental Clearance** to **M/s India Convention and Culture Center Pvt. Ltd. (Formerly known as Gurgaon Social and Culture Centre Pvt. Ltd.) (**as per CLU issued by DTCP vide Memo no. G-2520-JE (S)-2011/7749 dated 12.10.2011, Memo no. G- 2520-B-JE(S)-2012/3727

dated 14.06.2012, Memo no. G-2520-C-JE(S)-2014/16169 dated 23.07.2014 and DULB issued CLU vide Memo no. DULB/CTP/CLU-385 GGM/2022/1064 dated 21.02.2022**)** under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India with the following specific and general stipulations.

A. Specific conditions:-

1) **The project is recommended on concept basis as such in case of any change in planning, the PP will obtain fresh EC**.
2) Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled/reused for flushing. DG cooling and Gardening. The dimension of each component of STP should be properly designed as per Norms.
3) The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
4) The PP shall ensure that total EMP Budget shall be spent on project during construction as well as during operational phase. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell as per documents submitted.
5) The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
6) Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to dumping site.
7) Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habilitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
8) 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.
9) The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon foot print. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the SO_2 load by 30% if HSD is used.
10) The PP shall install electric charging points for charging of electric vehicles.
11) Consent to establish/operate for the expansion project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.

12) The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightening etc.
13) That Project Proponent shall ensure that Revenue Rasta shall not be obstructed or transgressed to hamper the public movement in any way. Meaning thereby, Revenue Rasta shall remain open & accessible to public as existed earlier. Any attempt to obstruct/divert the Revenue Rasta, shall invite stern action as deemed appropriate from the Competent Authority.
14) The PP shall not carry any construction below the HT Line passing through the project, if any.
15) The PP shall obtain the Fire NOC from the Competent Authority before taking occupation of the building.
16) The PP shall not give occupation or possession before the water supply, sewage connection and electricity connection permitted by the competent authority.
17) The PP shall obtain the permission regarding withdrawal of ground water from CGWA before the start of the project and also obtained the CTO from HSPCB after the approval from CGWA.
18) The PP shall carry out the quarterly awareness programs for the stakeholders of the commercial colony/project.
19) The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of **RWH pits.**
20) The PP shall ensure the compliance of provisions of Plastic Waste Management (Amendment) Rules, 2022 relevant for the project.
21) The PP may provide electric charging stations to facilitate electric vehicle commuters.
22) The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
23) Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.
24) The Project Proponent shall ensure that trees planted under the project shall be well grown healthy and established trees of more than 10cm DBH (diameter above 137cm above ground level) or more than 31.4cm in girth.
25) The Project Proponent shall ensure raising the number of established trees as per norms proposed for the project and finally approved during the EC granting process.
26) As proposed **20,605.490 sqm (29.84% of Net Plot Area) shall be provided for green area development.**
27) **17 Rain Water Harvesting Pits** shall be provided for ground water recharging as per the CGWB norms.
28) **The PP shall provide 200 KW of energy conservation solar power through installation of Solar panels for complete project**
29) The PP shall install required number of **Anti Smog Guns** at the project site as per the requirement of HSPCB.
30) The PP shall register themselves on https://dustapphspcb.com portal as per the Direction No. 14 dated 11.06.2021 issued regarding dust mitigation by Commission for Air Quality Management in National Capital Region and Adjoining Areas.

B. Statutory Compliance:

1. The project proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.

2. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of fire fighting equipment etc as per National Building Code including protection measures from lightening etc.
3. The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
4. The project proponent shall obtain clearance from the National Board for Wildlife, if applicable and shall abide with the conditions imposed in NOC, if any issued by Forest Department and NBWL.
5. The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention &Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
6. The PP shall obtain the permission for withdrawal of ground/surface water from competent authority before the start of the project and also obtain the CTO from HSPCB after the approval from competent authority.
7. A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
9. The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, the Plastics Waste (Management) Rules, 2016 and Batteries Waste (Management Handling) Rules 2001 (as amended in 2020) shall be followed.
10. The project proponent shall follow the ECBC Act/ECBC- Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

I Air Quality Monitoring and Preservation

i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
iii. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM2.5) covering upwind and downwind directions during the construction period.
iv. Diesel power generating sets proposed as source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of ultra low sulphur diesel shall be ensured for DG sets. The location of the DG sets may be decided with in consultation with State Pollution Control Board
v. Construction site shall be adequately barricaded before the construction begins. Dust, smoke &other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
vi. Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
vii. Wet jet shall be provided for grinding and stone cutting.

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

ix. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.

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

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

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

II Water Quality Monitoring and Preservation

i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.

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

iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA Notification dated 12.12.2018.

iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF& CC along with six monthly Monitoring reports.

v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.

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

vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.

viii. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.

ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.

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

xi. The local bye-law provisions on rain water harvesting should be followed. If local bye law provision is not available, adequate provision for storage and recharge should be followed as

per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.

xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for use. The ground water shall not be withdrawn without approval from the Competent Authority.

xiii. All recharge should be limited to shallow aquifer.

xiv. No ground water shall be used during construction phase of the project.

xv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.

xvi. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.

xvii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.

xviii. No sewage or untreated effluent water would be discharged through storm water drains.

xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.

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

xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

III Noise Monitoring and Prevention

i. Ambient noise levels shall conform to residential area/commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB /SPCB.

ii. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.

iii. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

IV Energy Conservation Measures

i. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency as per ECBC Act, 2017 read with ECBC Rules, 2018 shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC also which is in no case should be less than 25% as prescribed.

ii. Outdoor and common area lighting shall be LED.

iii. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof R & U-values shall be as per ECBC specifications.

iv. Energy conservation measures like installation of CFLs/ LED for the lighting outside the building should be integral part of the project design and should be in place before project commissioning.

v. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.

vi. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

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

V Waste Management

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

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 Converter within the premises with a minimum capacity of 0.5 kg/person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.

v. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.

vi. Any hazardous waste generated during construction phase, shall be disposed of as per applicable rules and norms with necessary approvals of the State Pollution Control Board.

vii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, compressed earth blocks, and other environment friendly materials.

viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25thJanuary; 2016.Ready mixed concrete must be used in building construction.

ix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.

x. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VI Green Cover

i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority.

ii. 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).

iii. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose.

iv. The landscape planning should include plantation of native species.

v. The species with heavy foliage, broad leaves and wide canopy cover are desirable.

vi. Water intensive and/or invasive species should not be used for landscaping.

vii. 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 every1 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.

viii. 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.

ix. The PP shall ensure that the area marked for greenery and trees will not be rendered impervious by any means like soil, compaction or cement concrete or brick or tiles or rubber or plastic cover or any other impervious material in any manner and the area must be maintained pervious for water infiltration/percolation and air flow in the soil. It must be straight on earth and not on any roof or slab of any tile.

VII Transport

i. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.

a) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
b) Traffic calming measures.
c) Proper design of entry and exit points.
d) Parking norms as per local regulation.

ii. Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.

iii. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments..

VIII Human Health Issues

i. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.

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

iii. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.

iv. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.

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

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

IX Corporate Environment Responsibility

i. The project proponent shall comply with the provisions of CER, as applicable.

ii. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/conditions. The company shall have defined system of reporting infringements/deviation/ violation of the environmental/ forest/ wildlife norms/ conditions and/ or share holders/ stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.

iii. A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.

iv. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

X Miscellaneous

i. The project proponent shall prominently advertise it at least in two local news papers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.

ii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30days from the date of receipt.

iii. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.

iv. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.

v. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.

vi. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.

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

viii. The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.

ix. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.

x. Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance

xi. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.

xii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.

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

xiv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.

xv. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) of the Regional Office by furnishing the requisite data / information/monitoring reports.

xvi. The above conditions shall be enforced, inter-alia under the provisions of the Water (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 Trans boundary 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.

292.04 Extension of Validity of Environment Clearance for Construction of Hotel Project Located at Village-Sihi, Sector 84, Tehsil-Manesar, District-Gurgaon, Haryana by M/s Mark Buildtech Pvt Ltd

Project Proponent : Sh. Sumit Dewan
Consultant : Ind Tech House Consult

The Project Proponent submitted online Proposal No.SIA/HR/INFRA2/470646/2024 dated 25.04.2024 for obtaining **Extension of Validity of Environment Clearance** under Category 8(b) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.2,00,000/- vide DD No.620832 dated 25.04.2024.

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case. The committee discussed the case and raised some observations to which PP replied vide affidavit dated 15.05.2024 stating therein as under:

- That, Initial Environment Clearance was granted to the project by SEIAA, Haryana with vide File no. SEIAA/HR/2013/464 dated 12.07.2013 for plot area 8903.07 m^2 and built-up area 37498.007 m^2.
- That, Further extension in validity of Environment Clearance was obtained from SEIAA, Haryana with vide Memo no. SEIAA/HR/2020/482 dated 28.10.2020, valid for a period of 3 years till 11.07.2023.

- That, As per MoEF&CC notification vide letter number CG-DL-E-18012021-224513 dated 18.01.2021, the validity of Environment Clearance was extended for an additional year due to the COVID outbreak, thus extending the EC validity until 11.07.2024. Copy of MoEF&CC notification dated 18th January 2021 is attached as Annexure 1.
- That, we have applied for a further one-year extension in the validity of the EC as per MoEF&CC notification dated 12.04.2022, based on the same parameters as initially granted EC. Copy of MoEF&CC notification dated 12.04.2022 is attached as Annexure 2.
- That, at present approx. 27883.77 sqm of Built-up area has been constructed and schedule of completion of project is by June 2025.

A detailed discussion was held on the documents submitted regarding previous EC and extension validity of EC, notification of COVID-19, license, status of construction as well as the submissions made by the PP and the documents submitted.

After detailed discussion, the committee decided to recommend the case to SEIAA for the Extension of Validity of EC from the date of expiry of EC, for further 01 year (as per MoEF&CC notification dated 12th April 2022).

292.05 Transfer of Environment Clearance from M/s Tata Realty and Infrastructure Ltd to M/s Gurgaon Realtech Limited for mixed use development project in Sector-72, Gurgaon, Haryana by M/s Gurgaon Realtech Limited

Project Proponent : Sh. Kamal Kant
Consultant : Aplinka Solutions & Technologies Pvt. Ltd

The Project Proponent submitted online Proposal No.SIA/HR/INFRA2/470318/2024 dated 02.05.2024 for obtaining **Transfer of Environment Clearance** under Category 8(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.2,00,000/- vide DD No.528511 dated 26.02.2024.

The case was taken up in 292nd meeting held on 15.05.2024. PP presented the case before the committee. The committee discussed the case and raised some observations to which PP submitted the reply in form of an affidavit mentioning therein as under;

1. That, the Environment Clearance has been granted vide letter no. SEIAA/HR/2018/713 dated 13.07.2018 valid upto 12.07.2028 under the name of M/s Tata Realty and Infrastructure Ltd. over an area of 31,970.11 sq.m (7.90 Acres) located at Sector 72, Gurgaon, Haryana***. (Enclosure 1)***
2. That, this project comprises of License No. 149 of 2008, 153 of 2008 & 154 of 2008 were granted in favour of Gurgaon Construct Well Pvt. Ltd. (valid upto 01.08.2025)., Arrow Infraestate Pvt. Ltd. (valid upto 10.08.2025) and Gurgaon Realtech Ltd. (valid upto 13.08.2025) respectively for development of the said project aggregating to 7.9 acres***. (Enclosure 2)***
3. That, we have proposed transfer of EC for the Mixed Use Development Project.
4. That, Order for Change of name of developer has been issued in favor of Gurgaon Realtech Ltd. by Directorate of Town & Country Planning, Haryana vide Memo No. LC-1766-JE(DS)/2022/34444 dated 16.11.2022. ***(Enclosure 3)***
5. That, we accept the terms and conditions of the prior Environment Clearance dated 13.07.2018.

A discussion was held on the documents submitted by PP in support of their case.

After detailed discussion, the committee found the documents submitted by PP, in order and decided to recommend the proposal to SEIAA for Transfer of EC from **M/s Tata Realty**

and Infrastructure Ltd. **to Gurgaon Realtech Ltd.** whereas all other contents and conditions mentioned in the Environment Clearance will remain same.

292.06 Modification/amendment in Environment Clearance of Commercial/IT Park at Village- Ghata, Sector-61, Gurugram, Haryana developed by M/s Active Promoters Pvt. Ltd & Others

Project Proponent : Sh. Shishir Lal
Consultant : Vardan EnviroNet

The Project Proponent submitted online Proposal No.SIA/HR/INFRA2/471874/2024 dated 06.05.2024 for obtaining **Modification/amendment in Environment Clearance** under Category 8(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.2,00,000/- vide DD No.301126 dated 30.04.2024.

Table 1 – Basic Detail

Name of the Project: Modification of commercial/IT Park project at Village-Ghata, Sector-61, District Gurgram, Haryana developed by M/s Active Promoters Pvt. Ltd. & others.				
Sr. No.	**Particulars**	**As per Earlier EC (sqm.)**	**Modification (Sqm.)**	**After Modification (sqm.)**
1.	Online Proposal Number	SIA/HR/INFRA2/471874/2024		
2.	Latitude	28°25'00.1"N	28°25'00.1"N	28°24'52.01"N
3.	Longitude	77° 05'41.5"E	77° 05'41.5"E	77° 5'42.58"E
4.	Plot Area	50,342.94	-22,864.42	27,478.52
5.	Proposed Ground Coverage	12,796.31	-9,111.96	3,684.35
6.	Proposed FAR	1,49,454.19	-82,531.90	66,922.29
7.	Non FAR Area	82,316.76	-32,806.95	49,509.81
8.	Total Built Up area	2,31,770.95	-1,15,338.85	1,16,432.10
9.	Total Green Area	15,102.88	-6,859.324	8,243.556 (25.83% of plot area)
10.	Rain Water Harvesting Pits (with size)	12	-5	7
11.	STP Capacity	780	-480	300
12.	Total Parking	3159	-937	2222
13.	Organic Waste Converter	3,500	-2,000	1500
14.	Maximum Height of the Building (m)	115.57	-34.12	81.45
15.	Power Requirement in KVA	4000	-2000	2000
16.	Power Backup KW	4 nos. of DG Sets 7010 KVA (3*2000+1*1010)	-2000	3 nos. of DG Sets 5,010 KVA (2×2000 KVA+1×1010 KVA)
17.	Population	18782	-11,128	7,654
18.	Water Requirement	784	-416	368
19.	Fresh Water Requirement	350	-191	159
20.	Treated Water	434	-225	209
21.	Waste Water Generated	596	-332	264
22.	Solid Waste Generated	4782	-2706	2076
23.	Biodegradable Waste	2,869	-1623	1246
24.	Basement	5	-2	3
25.	Number of Towers/Blocks	2 Blocks+2 Tower+Service	-1 Block+Service Blocks	2 Towers+1 MLCP Block

			Blocks		
26.	Stories		G+28F	-9F	G+19 F
27.	R+U Value of Material used (Glass)		6.8	NIL	6.8
28.	Total Cost of the project:	Land Cost	1320 Cr.	-1007.46 Cr.	312.54 Cr.
		Construction Cost			
29.	CER		660 Lakhs	NIL	NA
30.	EMP Budget in Lakhs		503	-16	487
31.	Incremental Load in respect of:	PM 2.5	0.0267	0.00985	0.03655 µg/m3
		PM 10	0.0648	-0.00632	0.05848µg/m3
		SO_2	1.1570	-1.01079	0.14621µg/m3
		NO_2	1.7051	-1.48472	0.22038µg/m3
		CO	--	--	0.0000121 mg/m3
32.	Construction Phase:	Power Back-up	Temporary electrical connection of 280 KW & 01 DG of 125 KVA	NA	Construction completed
		Water Requirement & Source	Fresh water – 10 KLD for drinking & sanitation. Treated wastewater 30 KLD for construction Source: Fresh water – HSVP Construction Water – Treated water from Operational project	NA	Construction completed
		STP (Modular)	Existing STP	NA	Construction completed
		Anti-Smoke Gun	As per NGT order, 01 Anti-smog Gun will be provided at site	NA	Construction completed

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and discussed the case. The committee discussed the case and raised some observations to which PP replied vide letter dated 15.05.2024 along with affidavit stating therein as under:

i. That we have obtained License No.34 of 2008 on dated: 23.02.2008 which was valid upto dated: 22.02.2010 which is further renewed up to date: 22.02.2024 and approved zoning plan which having DRG No. DTCP 1598 on dated: 28.05.2008 from DTCP, Haryana for development of I.T. Park Colony over a land area of 5.65 Acres. License along with Zoning are attached as Annexure-A.

ii. That we have also obtained License No.66 of 2008 on dated: 20.03.2008 which was valid upto dated: 19.03.2010 which is further renewed up to date: 19.03.2025 and approved zoning plan which having DRG No. DTCP 1597 on dated: 28.05.2008 from DTCP, Haryana for development of I.T. Park Colony over a land area of 6.79 Acres. License and zoning are attached as Annexure B.

iii. That we have already been granted combined Environmental Clearance from SEIAA, Haryana for proposed I.T project at village-Ghata, Sector-61, Gurugram and Haryana for total built-up area of 2,13,417.52 m^2 and total plot area of 50,342.94 m^2(12.44 acres i.e. 6.79+5.65) through memo no.DEH/09/SEIAA/82 dated 01.04 2009. Copy of earlier EC of 2009 is enclosed as ***Annexure-C***

iv. That we have obtained expansion in Environmental Clearance from SEIAA, Haryana for expansion cum modification of commercial/IT Park at village-Ghata, Sector-61, Gurugram and Haryana for total built-up area of 2,31,770.95 m^2 and total plot area of 50,342.94 m^2 (12.44 acres i.e. 6.79+5.65) through memo no. SEIAA(124)/HR/2020/411 dated 15.09.2020. **(**Copy of earlier EC of 2020 is enclosed as ***Annexure-D.***

v. That we have already developed and completed construction of only plot area of 6.79 acres. The total built-up area of constructed part is 1,16,432.104 m^2. We have also already obtained occupancy certificate for constructed area from DTCP, Haryana through memo no. ZP-402/SD(BS)/2017/5371 on dated:20.03.2017. Copy of occupancy certificate is enclosed as ***Annexure-E***

vi. That we have not carried out any construction activity in plot area of 5.65 acres (only excavation was carried out in the said plot).

vii. Now we have applied for amendment/modification as we have received revised license from DTCP. Earlier, we have been granted license to develop IT park but now we have got the approval from DTCP through memo no.LC-1295/JE(DS)/2023/21891 on dated:06.07.2023 to develop I.T. Park Colony (Mix Land Use with 85% I.T. & 15% Commercial) under Transient Orient Development (TOD) policy. Revised license for 5.65 acres under TOD policy is attached as *Annexure-F and* approved zoning plan which having DRG No. DTCP 9371 on dated: 06.07.2023 from DTCP, Haryana for development I.T. Park Colony (Mix Land Use with 85% I.T. & 15% Commercial) under Transient Orient Development (TOD) policy over a land area of 5.65 Acres (copy attached as Annexure-G) and we have also submitted the plans with DTCP for approval with TOD for 5.65 acres only.

viii. That we will develop green area of 30% of 6.79 acres.

ix. That Sultanpur National Park and Asola Bhatti Wildlife Sanctuary is at a distance of approx.19.8 km in WNW direction and approx. 6.7 km in E direction respectively.

x. That there is no litigation pending against project.

The PP further submitted an undertaking stating therein as under:

i. That maximum numbers of floors is G+19 Floor instead of G+10 Floor in plot area of 6.79 acres.

ii. That total number of towers is 2 nos. & 1 MLCP Block instead of 2 Blocks & Service blocks in plot area of 6.79 acres.

iii. That maximum building height is 81.45 mtrs. instead of 51.8 mtrs. in plot area of 6.79 acres.

The PP also submitted EMP Budget as given below:

Table.1.1 Expenditure on EMP

Description	Expense done (Rupees)
Monitoring for Air, Water, Stack, emission & Noise	12,00,000
Dust mitigation measures including Barricading, water sprinkling, anti-smog gun	50,00,000/-
PPE for workers & Health Care	10,00,000

Medical cum First Aid facility (providing medical room & Doctor)	24,00,000
Greenbelt development/landscaping	8,50,000
Installation of Sewage Treatment Plant	80,00,000
Construction of RWH pits and its Maintenance	20,00,000
Solid Waste Management (OWC & Dustbin)	10,00,000
Installation of Solar Panel	2,50,000
Miscellaneous	20,00,000
Total	2,37,00,000/-

Table.1.2 Recurring cost on EMP during operation phase

During Operation Phase	
Description	**Recurring Cost (In Lakhs for 10 Year)**
Waste Water Management (Sewage Treatment Plant)	80.00
Solid Waste Management (Dust bins & OWC)	50.00
Green Belt Development	60.00
Monitoring for Air, Water, Noise & Soil	20.00
Rainwater harvesting system	10.00
DG Sets including stack height and acoustics	20.00
Energy Saving(Solar Panel system)	10.00
Total	**250 Lakhs**

The committee discussed the matter and recommended the amendment/modification in earlier Environment Clearance issued to the project vide no. SEIAA (124)/HR/2020/411 dated 15.09.2020 as per above project details and all other contents and conditions mentioned in the Environment Clearance will remain same.

292.07 EC for Proposed Residential Group Housing Colony over an Area of 14.86225 Acres planned at Village-Daultabad, Sector-103, Gurugram, Haryana by M/s Godrej Vestamark LLP

Project Proponent : Sh. Avi Tomar
Consultant : Vardan EnviroNet

The Project Proponent submitted online Proposal No.SIA/HR/INFRA2/471525/2024 dated 06.05.2024 for obtaining **Environment Clearance** under Category 8(b) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.2,00,000/- vide DD No.00629 dated 04.05.2024.

Table 1 – Basic Detail

Project Name: Environmental Clearance of proposed Residential Group Housing Colony at village-Daultabad, Sector-103, Gurugram, Haryana being developed by M/s Godrej Vestamark LLP		
Sr. No.	**Particulars**	
1.	Online Proposal no.	SIA/HR/INFRA2/471525/2024
2.	Latitude	28°29'42.29"N
3.	Longitude	76°58'36.54"E

4.	Plot Area		60,145.30 m^2
5.	Total FAR Proposed		1,12,454.31 m2
6.	Proposed Ground coverage		20,000.00 m2
7.	Total Non -FAR		56,430.00 m2
8.	Total Built Up area		1,68,884.31 sqm
9.	Total Green Area with Percentage		12509 sqm (20% of the total plot area)
10.	Total Parking		1500 ECS
11.	Power Requirement		4,652 kVA
12.	Power Backup		Total 5 Nos. of DG sets of total capacity of 5,610 KVA (2×2,000 KVA+1×1010 KVA+1×500 KVA +1×100 KVA)
13.	Rain Water Harvesting tank		01 RWH tank of capacity 300 KL
14.	Total Water Requirement		568 KLD
15.	Fresh Water Requirement		370 KLD
16.	Waste water Requirement		457 KLD
17.	Treated water Requirement		198 KLD
18.	Proposed STP Capacity		680 KLD
19.	Solid Waste Generated		2,940 kg/day
20.	Organic waste converter		1450 Kg/day
21.	Total Population		7,990
22.	Max. height of building		110 M
23.	Max. no of floorsfor Residential		S+30 F
24.	Total No. of Towers		(6 Main Resi. + 1 EWS)
25.	Dwelling units		669
26.	EWS Units		118
27.	Total Cost of the project		1,223.76 Cr
28.	EMP Budget		Rs. 3,273.025 Lakhs.
29.	Incremental Load in respect of:	i) PM 2.5	0.00497 µg/m^3
		ii) PM 10	0.00798 µg/m^3
		iii) SO_2	0.1824 µg/m^3
		iv) NO_2	0.1904 µg/m^3
		v) CO	0.0000025 mg/m^3
30.	Construction Phase:	i) Power Back-up	Temporary electrical connection of 19 KW & 01 DG of 125 KVA
		ii) Water Requirement & Source	Fresh water – 20 KLD for drinking. Treated water-250 KLD for construction Source: Fresh water – GMDA Construction Water – GMDA
		iii) STP (Modular)	1 Nos of 10 KLD
		iv) Anti-Smog Gun	01 Nos of Anti-smog gun

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case. The committee discussed the case and raised some observations to which PP submitted reply vide letter dated 15.05.2024 alongwith an affidavit dated 15.05.2024 stating therein as under:

i. That we will increase the solar panel capacity from 45 KWp to 60 KWp.
ii. That there is no litigation pending against project.

iii. That we will develop 1 Rain water collection tank of capacity 300 KL instead of 15 No. of small rain water collection tanks.

iv. That there are few trees present at the site. Some of the trees may be cut for development of our project. We will take prior permission from the concerned department before cutting of trees. We will plant 10 times the number of trees required to be cut.

v. That revenue rasta is passing through our project site. We have submitted application with MCG to cross/laying the services through the revenue rasta. We have received demand notice from the MCG and we have paid the amount of Rs.43,41,620 through demand draft number 002674 dated 19.04.2024.

vi. That we will not cross/lay services through revenue rasta till the time final permission is obtained from the concerned department.

vii. We have proposed two number of STP with 600 KLD and 80 KLD capacity.

viii. That we have proposed 56,430.00 sq mtr of Non FAR area in our project site.

ix. That there are minor changes in the online EIA report submitted and the details mention in the presentation done at SEAC in their meeting held on 15.05.2024. The changes are as per below table:

S. No	Particular	As per online application	Correct configuration
1.	Total Plot area	60,145.45 m^2	60,145.30 m^2
2.	Permissible Ground Coverage (@35%)	21,050.91 m^2	21,050.85 m^2
3.	Permissible FAR (@175%)	1,05,255.00 m^2	1,05,254.27 m^2
4.	Additional FAR of GRIHA/IGBC/LEED (@12%)	7,216.00 m^2	7,217.44 m^2
5.	Total permissible FAR Area	1,12,471.00 m^2	1,12,471.71 m^2
6.	Green Area of total plot area	20.80 %	20.00 %
7.	Max. No of Floors	G+30 Floor	S+30 Floor
8.	Rain water Tank	15 nos Rain water conservation Tank	300 KL Rain water conservation Tank

PP further submitted EMP details of the project:

Table 2 – EMP Budget

During Construction Phase			During Operational Phase		
Description	**Capital Cost (In Lakhs)**	**Recurring Cost (In Lakhs for 5 Year)**	**Description**	**Capital Cost (in Lakhs)**	**Recurring Cost (In Lakhs for 10 Year)**
Sanitation and Wastewater Management (Modular STP)	22.50	5.63	Waste Water Management (Sewage Treatment Plant)	118.00	59.00
Garbage & Debris disposal	20.00	5.00	Solid Waste Management (Dust bins & OWC)	17.10	8.55
Green Belt Development	30.00	12.50	Green Belt Development	250.00	200.00

Air (incl PM sensor), Noise, Soil, Water Monitoring	10.00	2.50	Monitoring for Air, Water, Noise & Soil	3.00	10.00
Dust Mitigation Measures Including site barricading, water sprinkling and anti-smog gun)	350.00	111.25	DG Sets (Dual Kit & RECD) including stack height and acoustics	700.00	350.50
Medical cum First Aid facility (providing medical room & Doctor)	30.00	7.50	Energy Saving (Solar Panel System / Capacitor for improving Power Factor)	46.00	5.00
Storm Water Management (temporary drains and sedimentation basin)	70.00	17.50	Other Waster Management (Used Oil / E-Waste / Battery Waste etc.)	0.00	24.00
Health & Safety - PPEs	30.00	7.50	Dual Plumbing (STP water re-use)	500.00	250.00
Total	562.5	169.375	Total	1634.1	907.05
G. Total	Rs. 3,273.025 Lakhs				

A detailed discussion was held on the documents submitted regarding Court case, CA Certificate, Green Area, Solar Power, RWH, Area Details, EMP, STP, Revenue Rasta as well as the submissions made by the PP and the documents submitted.

The reply and submissions made by the PP/consultant were discussed by the committee and the reply was considered. After deliberations, the committee rated this project with **"Gold Rating"** and was of the unanimous view that this case be recommended to the SEIAA for granting **Environmental Clearance to Godrej Vestmark LLP (as per license issued by DTCP vide Endst.No. LC-2408-B-PA (VA)-2024/6597 dated 22.02.2024**under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India with the following specific and general stipulations.

A. Specific conditions:-

1. **The project is recommended on concept basis as such in case of any change in planning, the PP will obtain fresh EC**.
2. Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening. The dimension of each component of STP should be properly designed as per Norms.
3. The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
4. The PP shall ensure that total EMP Budget shall be spent on project during construction as well as during operational phase as per table given above. The EMP cost on Socio

Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell as per documents submitted.

5. The project proponent shall upload the status of compliance of the basic details (given in above tables), stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
6. The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
7. Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to dumping site.
8. Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
9. 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.
10. Consent to establish/operate for the expansion project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
11. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightening etc.
12. The PP shall not carry any construction above or below the Revenue Rasta, if any
13. The PP shall keep the ROW below the HT Line passing through the project, if any.
14. The PP shall obtain the Fire NOC from the Competent Authority before taking occupation of the building.
15. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon footprint. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the SO_2 load by 30% if HSD is used. The DG sets will be operated for maximum 04 hours during power failure through Executing Agency
16. The PP shall not give occupation or possession before the water supply, electricity and sewage connection permitted by the competent authority.
17. The PP shall carry out the quarterly awareness programs for the stakeholders of the commercial colony/project.
18. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of **RWH Tank.**
19. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
20. The PP may provide electric charging stations to facilitate electric vehicle commuters.

21. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.
22. The Project Proponent shall ensure that trees planted under the project shall be well grown healthy and established trees of more than 10cm DBH (diameter above 137cm above ground level) or more than 31.4cm in girth.
23. The Project Proponent shall ensure raising the number of established trees as per norms proposed for the project and finally approved during the EC granting process.
24. As **proposed 12509 sqm (20% of the total plot area) shall be provided for green area development.**
25. **01 Rain water collection tank** shall be provided for ground water recharging as per the CGWB norms.
26. The PP shall install required number of **Anti Smog Guns** at the project site as per the requirement of HSPCB.
27. The PP shall increase the solar panel capacity from **45 KWp to 60 KWp.**
28. The PP shall register themselves on the http://dustapphspcb.com portal as per the Direction No.14 dated 11.06.2021 issued regarding dust mitigation by Commission for Air Quality Management in National Capital Region and Adjoining Areas.

B. Statutory Compliance:

1. The project proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
2. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of fire fighting equipment etc as per National Building Code including protection measures from lightening etc.
3. The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
4. The project proponent shall obtain clearance from the National Board for Wildlife, if applicable and shall abide with the conditions imposed in NOC, if any issued by Forest Department and NBWL.
5. The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention &Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
6. The PP shall obtain the permission for withdrawal of ground/surface water from competent authority before the start of the project and also obtain the CTO from HSPCB after the approval from competent authority.
7. A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
9. The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, the Plastics Waste (Management) Rules, 2016 and Batteries Waste (Management Handling) Rules 2001 (as amended in 2020) shall be followed.
10. The project proponent shall follow the ECBC Act/ECBC- Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

I Air Quality Monitoring and Preservation

i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.

ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.

iii. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 andPM2.5) covering upwind and downwind directions during the construction period.

iv. Diesel power generating sets proposed as source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of ultra low sulphur diesel shall be ensured for DG sets. The location of the DG sets may be decided with in consultation with State Pollution Control Board

v. Construction site shall be adequately barricaded before the construction begins. Dust, smoke &other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

vi. Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.

vii. Wet jet shall be provided for grinding and stone cutting.

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

ix. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.

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

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

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

II Water Quality Monitoring and Preservation

i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.

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

iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA Notification dated 12.12.2018.

iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF& CC along with six monthly Monitoring reports.

v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.

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

vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.

viii. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.

ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.

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

xi. The local bye-law provisions on rain water harvesting should be followed. If local bye law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.

xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for use. The ground water shall not be withdrawn without approval from the Competent Authority.

xiii. All recharge should be limited to shallow aquifer.

xiv. No ground water shall be used during construction phase of the project.

xv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.

xvi. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.

xvii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.

xviii. No sewage or untreated effluent water would be discharged through storm water drains.

xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per

statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.

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

xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

III Noise Monitoring and Prevention

i. Ambient noise levels shall conform to residential area/commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB /SPCB.

ii. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.

iii. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

IV Energy Conservation Measures

i. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency as per ECBC Act, 2017 read with ECBC Rules, 2018 shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC also which is in no case should be less than 25% as prescribed.

ii. Outdoor and common area lighting shall be LED.

iii. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof R & U-values shall be as per ECBC specifications.

iv. Energy conservation measures like installation of CFLs/ LED for the lighting outside the building should be integral part of the project design and should be in place before project commissioning.

v. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.

vi. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

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

V Waste Management

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

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 Converter within the premises with a minimum capacity of 0.5 kg/person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.

v. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.

vi. Any hazardous waste generated during construction phase, shall be disposed of as per applicable rules and norms with necessary approvals of the State Pollution Control Board.

vii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, compressed earth blocks, and other environment friendly materials.

viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25thJanuary; 2016.Ready mixed concrete must be used in building construction.

x. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.

xi. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VI Green Cover

i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority.

ii. 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).

iii. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose.

iv. The landscape planning should include plantation of native species.

v. The species with heavy foliage, broad leaves and wide canopy cover are desirable.

vi. Water intensive and/or invasive species should not be used for landscaping.

vii. 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 every1 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.

viii. 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.

ix. The PP shall ensure that the area marked for greenery and trees will not be rendered impervious by any means like soil, compaction or cement concrete or brick or tiles or rubber or plastic cover or any other impervious material in any manner and the area must be maintained pervious for water infiltration/percolation and air flow in the soil. It must be straight on earth and not on any roof or slab of any tile.

VII Transport

i. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be

designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.

a) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
b) Traffic calming measures.
c) Proper design of entry and exit points.
d) Parking norms as per local regulation.

ii. Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.

iv. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments..

VIII Human Health Issues

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

IX Corporate Environment Responsibility

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

implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

X Miscellaneous

i. The project proponent shall prominently advertise it at least in two local news papers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.

ii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30days from the date of receipt.

iii. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.

iv. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.

v. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.

vi. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.

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

viii. The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.

ix. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.

x. Any change in planning of the approved plan will leads to Environment Clearance void-ab-i nitio and PP will have to seek fresh Environment Clearance

xi. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.

xii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.

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

xiv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.

xv. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) of the Regional Office by furnishing the requisite data / information/monitoring reports.

xvi. The above conditions shall be enforced, inter-alia under the provisions of the Water(Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Trans boundary 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.

292.08 Proposed Sand mining (Minor Mineral) from the Riverbed of Yamuna with 20,17,000 TPA production over an area of 51.15 Ha located at Village Bega, Tehsil Ganaur, District Sonipat, State- Haryana by M/s Tirupati Earth & Project Work Pvt. Ltd.

Project Proponent : Sh. Mohit Goyal
Consultant : Eco Paryavaran Laboratories & Consultants Pvt. Ltd.

The Project Proponent submitted online Proposal No.SIA/HR/MIN/468522/2024 dated 25.04.2024 for obtaining **Terms of Reference** under Category 1(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.1,50,000/- vide DD No.003350 dated 05.04.2024.

Table 1 – Basic Detail

Name of the Project: Environment Clearance for Mining of Sand (Minor Mineral) from the Riverbed of Yamuna with 20,17,000 TPA production over an area of 51.15 Ha located at Village Bega, Tehsil-Ganaur, District Sonipat, State Haryana by M/s Tirupati Earth & Project Work Pvt. Ltd		
1.	Online Proposal Number	SIA/HR/MIN/468522/2024
2.	Category/Item no. (in schedule):	B1
3.	Area of the project	51.15 ha
4.	Date of LoI granted by Mines & Geology Department, Haryana	27/06/2023
5.	Date of approval of Mining plan granted by Mines & Geology Department, Haryana	03/04/2024
6.	Location of Project	Village: Bega, Tehsil: Ganaur& District: Sonipat, State : Haryana
7.	Project Details Khasra No	For Mining 7//24min, 25/1, 25/2 8//21, 22, 23, 24/1 min, 24/2 min 12//1/1, 1/2, 2, 3/1, 3/2, 4/1 min, 4/2, 5/4 min, 6 min, 7, 8, 9, 10 min, 11 min, 12, 13, 14, 15 min, 16/1, 16/2, 17, 18, 19 min, 20/1 min, 22/1 min, 22/2 min, 23, 24, 25. 13//4 min, 5 min, 6 min 11//11 min, 19 min, 20/1 min, 20/2, 21, 22 min 31//2min, 3 min, 4, 5/1, 5/2, 6/1, 6/2, 6/3, 7, 8/1min, 8/2min, 13 min, 14/1 min, 14/2 min, 14/3, 15/1, 15/2, 15/3, 15/4, 16/1, 16/2min, 17, 25/1 min, 25/2 min 32//1, 2/1, 2/2min, 3min, 8min, 9, 10, 11/1, 11/2, 12, 13, 14min, 16min, 17min, 18, 19, 20, 21, 22, 23, 24, 25min 34//1/1, 1/2, 2/1, 2/2, 3, 4, 5, 6, 7, 8/1, 8/2, 9/1, 9/2, 10min, 11min, 12, 13, 14, 15, 16, 17, 18, 19/1, 19/2, 20min, 21min, 22/1, 22/2, 23/1, 23/2, 24/1, 24/2, 25, 35//5/1min, 5/2min, 6min 57//1min, 2, 3, 4, 5, 6, 7, 8, 9, 10min, 11min,12, 13, 14, 15, 16, 17, 18, 19, 20min, 21/2min, 22, 23, 24/1, 24/2, 25, 26 59// 1min, 2, 3, 4/1, 4/2, 5, 6/1, 6/2, 7, 8/1, 8/2, 9/1min, 9/2min, 12min, 13, 14, 15, 16, 17, 18min, 23/2min, 24min, 25, 58//10, 11, 20, 21, 84//4/1min, 4/2min, 5min, 6min, 85//1, 2, 9/1, 9/2, 10min, 11min, 12min, 18min, 19min . For Ancillary Area 13//21,22/1, 22/2, 23 14//24, 25 29//4, 5 30//1, 2, 3
8.	Project Cost	3.89 Crores
9.	Water Requirement	10kld
10.	Source of water	water tankers
11.	Environment Management Plan Budget	Capital cost for EMP approx. 14.90 Lakhs and recurring Cost will be approx. 31.28 Lakhs.

<table>
<tr><td>12.</td><td>Production</td><td>20,17,000 TPA</td></tr>
<tr><td>13.</td><td>Corner Coordinates of the lease area</td><td>
<table>
<tr><th>Pillar No.</th><th>Latitude</th><th>Longitude</th></tr>
<tr><td>A1</td><td>29°10' 4.705"N</td><td>77°7' 47.090"E</td></tr>
<tr><td>A2</td><td>29°9' 57.640"N</td><td>77°7' 52.853"E</td></tr>
<tr><td>A3</td><td>29°9' 50.904"N</td><td>77°7' 56.999"E</td></tr>
<tr><td>A4</td><td>29°9' 44.727"N</td><td>77°8' 1.964"E</td></tr>
<tr><td>A5</td><td>29°9' 36.945"N</td><td>77°8' 4.713"E</td></tr>
<tr><td>A6</td><td>29°9' 26.847"N</td><td>77°8' 5.862"E</td></tr>
<tr><td>A7</td><td>29°9' 21.834"N</td><td>77°8' 5.574"E</td></tr>
<tr><td>A8</td><td>29°9' 17.150"N</td><td>77°8' 8.706"E</td></tr>
<tr><td>A9</td><td>29°9' 10.627"N</td><td>77°8' 14.587"E</td></tr>
<tr><td>B1</td><td>29°10' 3.822"N</td><td>77°8' 0.021"E</td></tr>
<tr><td>B2</td><td>29°9' 58.325"N</td><td>77°8' 3.630"E</td></tr>
<tr><td>B3</td><td>29°9' 54.921"N</td><td>77°8' 6.790"E</td></tr>
<tr><td>B4</td><td>29°9' 48.385"N</td><td>77°8' 11.766"E</td></tr>
<tr><td>B5</td><td>29°9' 42.964"N</td><td>77°8' 16.022"E</td></tr>
<tr><td>B6</td><td>29°9' 31.245"N</td><td>77°8' 14.490"E</td></tr>
<tr><td>B7</td><td>29°9' 19.482"N</td><td>77°8' 16.625"E</td></tr>
<tr><td>B8</td><td>29°9' 5.729"N</td><td>77°8' 23.259"E</td></tr>
</table>
</td></tr>
<tr><td>14.</td><td>Green belt/ plantation</td><td>Out of 51.15 Ha lease area, 16.96 ha area will be covered under greenbelt/ Plantation. It proposed to plant 1000 number of native species per hectare.</td></tr>
<tr><td>15.</td><td>Machinery required</td><td>
<table>
<tr><th></th><th>Name of Machinery</th><th>Capacity</th><th>Nos.</th></tr>
<tr><td>1</td><td>JCB/Excavator</td><td>0.9 m^3</td><td>18</td></tr>
<tr><td>2</td><td>Tippers/Trucks</td><td>10 tonnes</td><td>62</td></tr>
<tr><td>5</td><td>Water Tanker</td><td>5000 liters</td><td>2</td></tr>
<tr><td>6</td><td>Light vehicles</td><td></td><td>2</td></tr>
</table>
</td></tr>
<tr><td>16.</td><td>Power Requirement</td><td>The operation will be done only from sun rise to sun set. So there is no power requirement for the mining activity.</td></tr>
<tr><td>17.</td><td>Power Back up</td><td>NA</td></tr>
</table>

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case.

After detailed deliberations Committee decided that MS, SEAC while granting ToR may include the points of additional ToR and the project proponent will prepare the EIA by using Model Terms of Reference of MoEF&CC with following additional Terms of Reference along with public consultation.

Additional ToR

1. The PP shall submit the latest approved mining plan and closure plan.
2. The PP shall submit the latest approved DSR from the Mining Department.
3. The PP shall submit the fresh scientific/drone based replenishment study approved by the Competent Authority.
4. The PP shall submit an affidavit to the effect that all the Khasra Numbers and Latitudes/Longitudes mentioned in the EIA report are correct.
5. The PP shall submit the Green plan details.
6. The PP shall submit the copy of LOI.
7. The Proponent should collect the baseline data in respect of initial level of the mining lease. For this permanent bench marks (BM) needs to be established at prominent location preferably close to mining leases in question and should have precisely known relationship to the level datum of the area, typically mean sea level. The entire mining lease should be divided suitably in the grids of 25 Meter x 25 Meters with the help of sections across the

width of river and along the direction of flow of the river. The levels (MSL & RL) of the corner point of each grid need to be recorded. Each Grid should be suitably numbered for identification. PP should identity grids which will we worked out and grids which will come under no mining zone i.e. safety barriers from the river bank, safety barrier at lease boundary, restrictions as per condition of Lol/Mining Lease deed, restriction as Mineral Concession Rule of the Haryana State, restrictions as per sustainable sand mining management guidelines 2016, restriction as per DSR etc. The PP should ascertain the level of the river bed with the help of sections drawn across the width of the rivers and along the direction of flow of the river and based on this define the depth of mining of each grid. The PP should provide in tabular format the details of the grid viz. wise material availability, dimension of grid, location of grid (latitude, longitude, MSL and level from outside ground level of the corner points), average level of grid (AMSL and RL), depth of mining in each grid, area, volume, grids under mining zone and those left under no mining zone etc. The PP should submit surveyed data so collected in the excel or CSV file so that the same can be readily used for verification in CAD or Data mine Software. In addition to this soft & hard copy of all the plan& section needs to be submitted.

8. PP should suitably name each section line. Section Plan for both sections drawn across the river and along the direction of the river needs to be submitted. Each Section should have level on vertical axis and distance from the bank of river on horizontal axis. For the section along the direction of the river the levels to be shown on vertical axis and distance from upstream to downstream should be shown on horizontal axis.
9. The PP should prepare the Mining Plan based on the above survey. The information sought above needs to be a part of the mining plan. In the mining plan year wise production plan should be prepared in three plates for each year. Plat-1 show the mine working for the pre- monsoon period (1st APR- 30th June), Plate-2 should for the period (1st July-15th Sep) as the mining lease area needs to be left for the replenishment of the river bed mineral and no mining should be proposed in thus period and plat-3 show the mine working after replenishment of the river bed i.e. post monsoon period (16th Sep-31st March). The period of monsoon may also be defined in consultation with State Government.
10. PP should specifically mention in the mining plan that in the subsequent scheme of mining/review of mining plan, the year wise data pertaining to replenishment study (al! five years) shall be provided which include the level (AMSL & RL) of river bed recorded before and after the monsoon, year wise replenishment quantity, all plan & sections of the replenishment study for the past five years.
11. PP should submit an undertaking by way of affidavit as required as per Ministry's O.M No 3- 50/2017 -1A. IM) dated 30.05.2018 to comply with all the statutory requirements and judgment of Hon'ble Supreme Court dated the 2nd August 2017 in Writ Petition (Civil) No. 114 of 2014 in the matter of Common Cause versus Union of India and Ors.
12. PP should include in EIA Report details of all the statutory clearances, permissions, No objection certificates, consents etc. required for this project under various Acts, Rules and regulations and their status or estimated timeline after grant of EC.
13. The PP should submit the revenue plan, revenue plan superimposed on the satellite imaginary clearly demarcate the Govt. land, private land, agricultural land.
14. The PP should clearly bring out the protective and mitigative measures to be taken for the nearby habitation and religious structures in line with the Ministry's O.M. No. Z-11013/57/2014- IA. Il (M) dated 29.10.2014.
15. The PP should submit the detailed plan in tabular format (year-wise for life of mine) for afforestation and green belt development in and around the mining lease. The PP should submit the number of saplings to be planted, area to be covered under afforestation & green belt, location of plantation, target for survival rate and budget earmarked for the afforestation & green belt development. In addition to this PP should show on a surface plan (5 year interval for life of mine) of suitable scale the area to be covered under

afforestation & green belt clearly mentioning the latitude and longitude of the area to be covered during each 5 years.

16. PP should submit the measures to be adopted for prevention of illegal mining and pilferage of mineral.
17. The project proponent shall get approve the conservation plan from Chief Wildlife Warden, Haryana and submit during the appraisal of the project.
18. The PP shall carry out the study of Ecological effect of particulate matter on the flora and fauna.
19. The PP shall submit the undertaking that mining will be carried out in accordance with all other provisions as applicable under the Mines Act, 1952, Mines and Minerals (Development and Regulation) Act, 1957, Forest (Conservation) Act, 1980 and Environment (Protection Act), 1986 and the rules made there under, wild life (Protection) Act 1972, water (Prevention and control of pollution) Act 1974 and Air (Prevention and Control of Pollution) Act, 1981.
20. The PP should submit an affidavit that no JCB will be used for mining and only semi-mechanized mining will be carried out.
21. The PP shall submit that no illegal mining has taken place in the mining lease area and no illegal mining will be allowed during operation of mine.
22. The PP shall get the EIA study conducted by accredited agency for the use of large number of trucks/tippers including the impact of load and frequency of large number of machinery in the mining lease area.

292.09 Proposed Sand mining (Minor Mineral) from the Riverbed of Yamuna with 24,56,000 TPA production over an area of 61.94 Ha located at Village Chandauli-Pabnera, Tehsil-Ganaur, District Sonipat, State Haryana by M/s Tirupati Earth & Project Work Pvt. Ltd.

Project Proponent : Sh. Mohit Goyal
Consultant : Eco Paryavaran Laboratories & Consultants Pvt. Ltd.

The Project Proponent submitted online Proposal No.SIA/HR/MIN/468512/2024 dated 25.04.2024 for obtaining **Terms of Reference** under Category 1(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.1,50,000/- vide DD No.003353 dated 05.04.2024.

Table 1 – Basic Detail

Name of the Project: Environment Clearance for Mining of Sand (Minor Mineral) from the Riverbed of Yamuna with 24,56,000 TPA production over an area of 61.94 Ha located at Village Chandauli-Pabnera, Tehsil-Ganaur, District – Sonipat, State- Haryana by M/s Tirupati Earth & Project Work Pvt. Ltd.		
1.	Online Proposal Number	SIA/HR/MIN/468512/2024
2.	Category/Item no. (in schedule):	B1
3.	Area of the project	61.94 ha
4.	Date of LoI granted by Mines & Geology Department, Haryana	25/08/2023
5.	Date of approval of Mining plan granted by Mines & Geology Department, Haryana	03/04/2024
6.	Location of Project	Village: Chandauli- Pabnera, Tehsil: Ganaur& District: Sonipat, State : Haryana
7.	Project Details Khasra No	For Mining Chandauli-For Mining:- 7//1, 2, 3, 8, 9, 10, 11, 12, 13, 14, 17, 18, 19, 20, 21, 22, 23, 24, 8//1, 2, 3, 4/1, 4/2, 5, 6, 7, 8, 9, 10, 11, 12, 13/1, 13/2, 14, 15, 16, 17, 18, 19, 20, 21, 22, 23, 24, 25 9//5min, 6min, 15min, 16/1min, 16/2min, 25min 25//1min, 2, 3, 4,

<table>
<tr><td></td><td></td><td>5, 6, 7, 8, 9, 10min, 11min, 12, 13, 14, 15, 16, 17, 18, 19, 20min, 21min, 22, 23, 24, 25. 26//1, 2, 3, 4, 8, 9, 10, 11, 12, 13, 19, 20, 21, 22, 27//1, 2, 10, 11, 28//1min, 2, 3, 4, 5, 6, 7, 8, 9,10min, 11min, 12, 13, 14, 15, 16, 17, 18, 19, 20/1min, 20/2min, 21min, 22, 23, 24/1, 24/2, 25. 45//1min, 2/1min, 2/2, 3, 4
For Ancillary Area -29// 9, 10, 11, 12, 19, 20 30// 5, 6, 14, 15, 16, 17
Pabnera- 3//25min, 4//3, 4, 7, 8, 9min, 12min, 13, 14, 17, 18, 19, 20min, 21min, 22, 23, 5//1, 2, 3, 8, 9, 10, 11, 12, 13, 18, 19, 20, 21, 22, 6//5min, 6min, 14min, 15min, 16, 17min, 24min, 25, 17//4min, 5, 6min 18//1, 2, 9, 10min, 11min..</td></tr>
<tr><td>8.</td><td>Project Cost</td><td>4.10 Crores</td></tr>
<tr><td>9.</td><td>Water Requirement</td><td>10 kld</td></tr>
<tr><td>10.</td><td>Source of water</td><td>water tankers</td></tr>
<tr><td>11.</td><td>Environment Management Plan Budget</td><td>Capital cost for EMP approx. 17 Lakhs and recurring Cost will be approx. 42.13 Lakhs.</td></tr>
<tr><td>12.</td><td>Production</td><td>24,56,000 TPA</td></tr>
<tr><td>13.</td><td>Corner Coordinates of the lease area</td><td>
<table>
<tr><th>Pillar No.</th><th>Latitude</th><th>Longitude</th></tr>
<tr><td colspan="3">Chandauli</td></tr>
<tr><td>A10</td><td>29°8' 4.779"N</td><td>77°8' 26.810"E</td></tr>
<tr><td>A11</td><td>29°8' 1.694"N</td><td>77°8' 25.318"E</td></tr>
<tr><td>A12</td><td>29°7' 58.598"N</td><td>77°8' 25.295"E</td></tr>
<tr><td>A13</td><td>29°7' 55.983"N</td><td>77°8' 26.572"E</td></tr>
<tr><td>A14</td><td>29°7' 53.824"N</td><td>77°8' 27.271"E</td></tr>
<tr><td>A15</td><td>29°7' 50.076"N</td><td>77°8' 27.069"E</td></tr>
<tr><td>A16</td><td>29°7' 43.556"N</td><td>77°8' 27.371"E</td></tr>
<tr><td>A17</td><td>29°7' 33.849"N</td><td>77°8' 29.143"E</td></tr>
<tr><td>B9</td><td>29°8' 4.848"N</td><td>77°8' 46.907"E</td></tr>
<tr><td>B10</td><td>29°7' 55.052"N</td><td>77°8' 48.630"E</td></tr>
<tr><td>B11</td><td>29°7' 45.332"N</td><td>77°8' 44.145"E</td></tr>
<tr><td>B12</td><td>29°7' 34.030"N</td><td>77°8' 35.992"E</td></tr>
<tr><td colspan="3">Pabnera</td></tr>
<tr><td>A17</td><td>29°7' 33.849"N</td><td>77°8' 29.143"E</td></tr>
<tr><td>A18</td><td>29°7' 29.420"N</td><td>77°8' 28.854"E</td></tr>
<tr><td>A19</td><td>29°7' 27.449"N</td><td>77°8' 28.100"E</td></tr>
<tr><td>A20</td><td>29°7' 25.533"N</td><td>77°8' 25.847"E</td></tr>
<tr><td>A21</td><td>29°7' 21.825"N</td><td>77°8' 24.291"E</td></tr>
<tr><td>A22</td><td>29°7' 18.452"N</td><td>77°8' 22.741"E</td></tr>
<tr><td>A23</td><td>29°7' 15.382"N</td><td>77°8' 22.669"E</td></tr>
<tr><td>A24</td><td>29°7' 14.163"N</td><td>77°8' 22.871"E</td></tr>
<tr><td>B12</td><td>29°7' 34.030"N</td><td>77°8' 35.992"E</td></tr>
<tr><td>B13</td><td>29°7' 27.473"N</td><td>77°8' 34.171"E</td></tr>
<tr><td>B14</td><td>29°7' 21.593"N</td><td>77°8' 32.541"E</td></tr>
<tr><td>B15</td><td>29°7' 15.713"N</td><td>77°8' 30.912"E</td></tr>
<tr><td>B16</td><td>29°7' 11.172"N</td><td>77°8' 28.913"E</td></tr>
</table>
</td></tr>
<tr><td>14.</td><td>Green belt/ plantation</td><td>Out of 61.94 Ha lease area, 20.44 ha area will be covered under greenbelt/ Plantation. It proposed to plant 1000 number of native species per hectare.</td></tr>
<tr><td>15.</td><td>Machinery required</td><td>
<table>
<tr><th></th><th>Name of Machinery</th><th>Capacity</th><th>Nos.</th></tr>
<tr><td>1</td><td>JCB/Excavator</td><td>0.9 m^3</td><td>22</td></tr>
<tr><td>2</td><td>Tippers/Trucks</td><td>10 tonnes</td><td>76</td></tr>
<tr><td>3</td><td>Water Tanker</td><td>5000 liters</td><td>2</td></tr>
</table>
</td></tr>
</table>

		4	Light vehicles		2	
16.	Power Requirement	The operation will be done only from sun rise to sun set. So there is no power requirement for the mining activity.					
17.	Power Back up	NA					

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case.

After detailed deliberations Committee decided that MS, SEAC while granting ToR may include the points of additional ToR and the project proponent will prepare the EIA by using Model Terms of Reference of MoEF&CC with following additional Terms of Reference along with public consultation.

Additional ToR

1. The PP shall submit the latest approved mining plan and closure plan.
2. The PP shall submit the latest approved DSR from the Mining Department.
3. The PP shall submit the fresh scientific/drone based replenishment study approved by the Competent Authority.
4. The PP shall submit an affidavit that they have mentioned correct Khasra Numbers and Latitudes/Longitudes details in the documents submitted by them.
5. The PP shall submit the copy of LOI.
6. The Proponent should collect the baseline data in respect of initial level of the mining lease. For this permanent bench marks (BM) needs to be established at prominent location preferably close to mining leases in question and should have precisely known relationship to the level datum of the area, typically mean sea level. The entire mining lease should be divided suitably in the grids of 25 Meter x 25 Meters with the help of sections across the width of river and along the direction of flow of the river. The levels (MSL & RL) of the corner point of each grid need to be recorded. Each Grid should be suitably numbered for identification. PP should identity grids which will we worked out and grids which will come under no mining zone i.e. safety barriers from the river bank, safety barrier at lease boundary, restrictions as per condition of Lol/Mining Lease deed, restriction as Mineral Concession Rule of the Haryana State, restrictions as per sustainable sand mining management guidelines 2016, restriction as per DSR etc. The PP should ascertain the level of the river bed with the help of sections drawn across the width of the rivers and along the direction of flow of the river and based on this define the depth of mining of each grid. The PP should provide in tabular format the details of the grid viz. wise material availability, dimension of grid, location of grid (latitude, longitude, MSL and level from outside ground level of the corner points), average level of grid (AMSL and RL), depth of mining in each grid, area, volume, grids under mining zone and those left under no mining zone etc. The PP should submit surveyed data so collected in the excel or CSV file so that the same can be readily used for verification in CAD or Datamine Software. In addition to this soft & hard copy of all the plan& section needs to be submitted.
7. PP should suitably name each section line. Section Plan for both sections drawn across the river and along the direction of the river needs to be submitted. Each Section should have level on vertical axis and distance from the bank of river on horizontal axis. For the section along the direction of the river the levels to be shown on vertical axis and distance from upstream to downstream should be shown on horizontal axis.
8. The PP should prepare the Mining Plan based on the above survey. The information sought above needs to be a part of the mining plan. In the mining plan year wise production plan should be prepared in three plates for each year. Plat-1 show the mine working for the pre- monsoon period (1st APR- 30th June), Plate-2 should for the period (1st July-15th Sep) as the mining lease area needs to be left for the replenishment of the river bed mineral

and no mining should be proposed in thus period and plat-3 show the mine working after replenishment of the river bed i.e. post monsoon period (16th Sep-31st March). The period of monsoon may also be defined in consultation with State Government.

9. PP should specifically mention in the mining plan that in the subsequent scheme of mining/review of mining plan, the year wise data pertaining to replenishment study (al! five years) shall be provided which include the level (AMSL & RL) of river bed recorded before and after the monsoon, year wise replenishment quantity, all plan & sections of the replenishment study for the past five years.
10. PP should submit an undertaking by way of affidavit as required as per Ministry's O.M No 3- 50/2017 -1A. IM) dated 30.05.2018 to comply with all the statutory requirements and judgment of Hon'ble Supreme Court dated the 2nd August 2017 in Writ Petition (Civil) No. 114 of 2014 in the matter of Common Cause versus Union of India and Ors.
11. PP should include in EIA Report details of all the statutory clearances, permissions, No objection certificates, consents etc. required for this project under various Acts, Rules and regulations and their status or estimated timeline after grant of EC.
12. The PP should submit the revenue plan, revenue plan superimposed on the satellite imaginary clearly demarcate the Govt. land, private land, agricultural land.
13. The PP should clearly bring out the protective and mitigative measures to be taken for the nearby habitation and religious structures in line with the Ministry's O.M. No. Z-11013/57/2014- IA. Il (M) dated 29.10.2014.
14. The PP should submit the detailed plan in tabular format (year-wise for life of mine) for afforestation and green belt development in and around the mining lease. The PP should submit the number of saplings to be planted, area to be covered under afforestation & green belt, location of plantation, target for survival rate and budget earmarked for the afforestation & green belt development. In addition to this PP should show on a surface plan (5 year interval for life of mine) of suitable scale the area to be covered under afforestation & green belt clearly mentioning the latitude and longitude of the area to be covered during each 5 years.
15. PP should submit the measures to be adopted for prevention of illegal mining and pilferage of mineral.
16. The project proponent shall get approve the conservation plan from Chief Wildlife Warden, Haryana and submit during the appraisal of the project.
17. The PP shall carry out the study of Ecological effect of particulate matter on the flora and fauna.
18. The PP shall submit the undertaking that mining will be carried out in accordance with all other provisions as applicable under the Mines Act, 1952, Mines and Minerals (Development and Regulation) Act, 1957, Forest (Conservation) Act, 1980 and Environment (Protection Act), 1986 and the rules made there under, wild life (Protection) Act 1972, water (Prevention and control of pollution) Act 1974 and Air (Prevention and Control of Pollution) Act, 1981.
19. The PP should submit an affidavit that no JCB will be used for mining and only semi-mechanized mining will be carried out.
20. The PP shall submit that no illegal mining has taken place in the mining lease area and no illegal mining will be allowed during operation of mine.
21. The PP shall get the EIA study conducted by accredited agency for the use of large number of trucks/tippers including the impact of load and frequency of large number of machinery in the mining lease area.

292.10 Proposed Sand mining (Minor Mineral) from the Riverbed of Yamuna with 40,22,000 TPA production over an area of 99.98 Ha located at Village Pharladpur,

Tehsil & District –Palwal, State- Haryana by M/s Tirupati Earth & Project Work Pvt. Ltd.
Project Proponent : Sh. Mohit Goyal
Consultant : Eco Paryavaran Laboratories & Consultants Pvt. Ltd.

The Project Proponent submitted online Proposal No.SIA/HR/MIN/468553/2024 dated 25.04.2024 for obtaining **Terms of Reference** under Category 1(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.1,50,000/- vide DD No.003351dated 05.04.2024.

Table 1 – Basic Detail

Name of the Project: Environment Clearance for Mining of Sand (Minor Mineral) from the Riverbed o Yamuna with 40,22,000 TPA production over an area of 99.98 Ha located at Village Pharladpur, Tehsi & District –Palwal, State- Haryana by M/s Tirupati Earth & Project Work Pvt. Ltd		
1.	Online Proposal Number	SIA/HR/MIN/468553/2024
2.	Category/Item no. (in schedule):	B1
3.	Area of the project	99.98 ha
4.	Date of LoI granted by Mines & Geology Department, Haryana	05/10/2023
5.	Date of approval of Mining plan granted by Mines & Geology Department, Haryana	03/04/2024
6.	Location of Project	Village: Pharladpur, Tehsil& District: Palwal, State : Haryana
7.	Project Details Khasra No	For Mining: 2//11 min, 12, 13, 14, 16, 17, 18, 19, 20 min, 21 min, 22, 23, 24, 25 3//18, 19, 20, 21, 22 4//1/1, 1/2, 2, 9, 10, 11, 12, 19, 20, 21, 22 5//1 min, 2, 3/1, 3/2, 4, 5, 6, 7, 8, 9, 10 min, 11 min, 12, 13, 14, 15, 16, 17, 18, 19, 20 min, 21 min, 22, 23, 24, 25 8//2/1, 2/2, 3/1, 3/2, 4, 5, 6/1, 6/2, 7, 8, 9, 12, 13, 14, 15, 16, 17, 18/1, 18/2, 19/1, 19/2, 22, 23, 24/1, 24/2, 25 9//1, 2, 9, 10, 11/1, 11/2, 12, 19/1, 19/2, 20, 21, 22, , 10//, 1, 2, 9, 10/1, 10/2, 11, 19, 20, 21, 22 11//2min, 3, 4, 5/1, 5/2, 6, 7, 8, 9min, 12 min, 13, 14,15, 16, 17, 18, 19/1 min, 23 min, 24, 25 17//3 min, 4, 5, 6, 7 min, 14/1 min, 14/2 min, 15 min, 16 min, 25 min 18//1,2,10,11/1, 11/2,19,20/1, 20/2,21 min Gurwari- For Mining- 7//7 min, 14 min, 17 min, 18, 23, 24 min 8//3, 4/1, 4/2 min, 7 min, 8, 12, 13, 14 min, 17 min, 18, 19, 22, 23, 24 min 15//3, 4 min, 7/2 min, 8, 13 min, 18 min, 19, 22, 23 min, 21// 8 min, 13, 14 min, 17 min, 24 min, 25 min 23//,2/2 min, 4, 5/1 min, 5/2 min, 6, 14 min, 15, 16 min, 25 min 24//10 min, 11 min, 19 min, 20, 21, 22 min 29//1 min, 2, 3 min, 8 min, 9, 10 min, 11 min, 12, 13, 14 min, 17 min, 18, 19,20 min, 21 min, 22, 23, 24 min, 25 min 41//2 min, 3, 4, 5 min, 6 min, 7, 8, 9 min, 12 min, 13, 14, 15, 16, 17/1, 17/2, 18, 19 min, 22 min, 23, 24, 25 42// 11 min, 20 min, 21 min 48//1 min, 10 min, 11 min, 20 min, 21 min 49//2 min, 3, 4, 5, 6, 7, 8, 9 min, 12 min, 13, 14, 15, 16, 17, 18, 19 min, 22 min, 23, 24, 25 61//2 min, 3, 4, 5, 6, 7, 8, 9 min, 12/1 min, 12/2 min, 13, 14, 15, 16, 17, 18, 19 min, 22 min, 23, 24, 25 62//,1 min, 10 min, 11 min, 20 min, 21 min 66//,1 min 67//,2 min, 3, 4, 5, 8, 80 min. For Ancillary area: 32//12,13,14,15, 16, 17, 18, 19, 22, 23, 24, 25 38//2, 3, 4, 5, 7/1, 8, 9, 12/1 Chandhut (North)- For Mining 66//,6, 7, 14, 15 min, 16 min, 17, 24, 25 min 67//,10 min, 77//,4, 5 min, 6 min, 7. 293 min.
8.	Project Cost	3.69 Crores

<table>
<tr><td>9.</td><td>Water Requirement</td><td>18 kld</td></tr>
<tr><td>10.</td><td>Source of water</td><td>water tankers</td></tr>
<tr><td>11.</td><td>Environment Management Plan Budget</td><td>Capital cost for EMP approx. 19.20 Lakhs and recurring Cost will be approx. 42.88 Lakhs.</td></tr>
<tr><td>12.</td><td>Production</td><td>40,22,000 TPA</td></tr>
<tr><td>13.</td><td>Corner Coordinates of the lease area</td><td>
<table>
<tr><th>Pillar No.</th><th>Latitude</th><th>Longitude</th></tr>
<tr><td colspan="3">Pharladpur</td></tr>
<tr><td>T</td><td>28°8' 16.606"N</td><td>77°28' 55.362"E</td></tr>
<tr><td>U</td><td>28°8' 21.317"N</td><td>77°28' 50.774"E</td></tr>
<tr><td>V</td><td>28°8' 27.200"N</td><td>77°28' 45.900"E</td></tr>
<tr><td>W</td><td>28°8' 30.657"N</td><td>77°28' 43.812"E</td></tr>
<tr><td>X</td><td>28°8' 33.920"N</td><td>77°28' 43.442"E</td></tr>
<tr><td>Y</td><td>28°8' 36.689"N</td><td>77°28' 43.279"E</td></tr>
<tr><td>Z</td><td>28°8' 52.178"N</td><td>77°28' 42.985"E</td></tr>
<tr><td colspan="3">Gurwari</td></tr>
<tr><td>A</td><td>28°8' 52.355"N</td><td>77°29' 6.049"E</td></tr>
<tr><td>B</td><td>28°8' 39.800"N</td><td>77°29' 6.500"E</td></tr>
<tr><td>C</td><td>28°8' 32.600"N</td><td>77°29' 1.600"E</td></tr>
<tr><td>D</td><td>28°8' 28.000"N</td><td>77°29' 0.800"E</td></tr>
<tr><td>E</td><td>28°8' 22.443"N</td><td>77°29' 2.914"E</td></tr>
<tr><td>F</td><td>28°8' 13.900"N</td><td>77°29' 10.100"E</td></tr>
<tr><td>G</td><td>28°8' 4.200"N</td><td>77°29' 20.100"E</td></tr>
<tr><td>H</td><td>28°7' 52.500"N</td><td>77°29' 28.400"E</td></tr>
<tr><td>I</td><td>28°7' 46.714"N</td><td>77°29' 26.272"E</td></tr>
<tr><td>J</td><td>28°7' 34.203"N</td><td>77°29' 25.945"E</td></tr>
<tr><td>K</td><td>28°7' 32.465"N</td><td>77°29' 13.564"E</td></tr>
<tr><td>L</td><td>28°7' 37.830"N</td><td>77°29' 15.220"E</td></tr>
<tr><td>M</td><td>28°7' 43.802"N</td><td>77°29' 16.100"E</td></tr>
<tr><td>N</td><td>28°7' 56.132"N</td><td>77°29' 14.856"E</td></tr>
<tr><td>O</td><td>28°8' 0.536"N</td><td>77°29' 13.077"E</td></tr>
<tr><td>P</td><td>28°8' 5.059"N</td><td>77°29' 11.740"E</td></tr>
<tr><td>Q</td><td>28°8' 8.769"N</td><td>77°29' 9.536"E</td></tr>
<tr><td>R</td><td>28°8' 12.944"N</td><td>77°29' 5.290"E</td></tr>
<tr><td>S</td><td>28°8' 15.868"N</td><td>77°28' 58.458"E</td></tr>
<tr><td colspan="3">Chandhut (North)</td></tr>
<tr><td>S1</td><td>28°7' 22.419"N</td><td>77°29' 12.698"E</td></tr>
<tr><td>A1</td><td>28°7' 22.4796"N</td><td>77°29'23.3988"E</td></tr>
</table>
</td></tr>
<tr><td>14.</td><td>Green belt/ plantation</td><td>Out of 99.98 Ha lease area, 32.99 ha area will be covered under greenbelt/ Plantation. It proposed to plant 1000 number of native species per hectare.</td></tr>
<tr><td>15.</td><td>Machinery required</td><td>
<table>
<tr><th></th><th>Name of Machinery</th><th>Capacity</th><th>Nos.</th></tr>
<tr><td>1</td><td>JCB/Excavator</td><td>0.9 m^3</td><td>35</td></tr>
<tr><td>2</td><td>Tippers/Trucks</td><td>10 tonnes</td><td>124</td></tr>
<tr><td>5</td><td>Water Tanker</td><td>5000 liters</td><td>2</td></tr>
<tr><td>6</td><td>Light vehicles</td><td></td><td>2</td></tr>
</table>
</td></tr>
<tr><td>16.</td><td>Power Requirement</td><td>The operation will be done only from sun rise to sun set. So there is no power requirement for the mining activity.</td></tr>
<tr><td>17.</td><td>Power Back up</td><td>NA</td></tr>
</table>

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case.

After detailed deliberations Committee decided that MS, SEAC while granting ToR may include the points of additional ToR and the project proponent will prepare the EIA by using Model

Terms of Reference of MoEF&CC with following additional Terms of Reference along with public consultation.

Additional ToR

1. The PP shall submit the approved mining plan and closure plan
2. The PP shall submit the approved DSR from the Mining Department
3. The PP shall submit the scientific replenishment study approved by the Competent Authority.
4. The PP shall submit an affidavit that the Khasra Numbers and Latitudes/Longitudes details are correctly mentioned in the documents submitted by them
5. The PP shall submit the copy of LOI.
6. The Proponent should collect the baseline data in respect of initial level of the mining lease. For this permanent bench marks (BM) needs to be established at prominent location preferably close to mining leases in question and should have precisely known relationship to the level datum of the area, typically mean sea level. The entire mining lease should be divided suitably in the grids of 25 Meter x 25 Meters with the help of sections across the width of river and along the direction of flow of the river. The levels (MSL & RL) of the corner point of each grid need to be recorded. Each Grid should be suitably numbered for identification. PP should identity grids which will we worked out and grids which will come under no mining zone i.e. safety barriers from the river bank, safety barrier at lease boundary, restrictions as per condition of Lol/Mining Lease deed, restriction as Mineral Concession Rule of the Haryana State, restrictions as per sustainable sand mining management guidelines 2016, restriction as per DSR etc. The PP should ascertain the level of the river bed with the help of sections drawn across the width of the rivers and along the direction of flow of the river and based on this define the depth of mining of each grid. The PP should provide in tabular format the details of the grid viz. wise material availability, dimension of grid, location of grid (latitude, longitude, MSL and level from outside ground level of the corner points), average level of grid (AMSL and RL), depth of mining in each grid, area, volume, grids under mining zone and those left under no mining zone etc. The PP should submit surveyed data so collected in the excel or CSV file so that the same can be readily used for verification in CAD or Datamine Software. In addition to this soft & hard copy of all the plan& section needs to be submitted.
7. PP should suitably name each section line. Section Plan for both sections drawn across the river and along the direction of the river needs to be submitted. Each Section should have level on vertical axis and distance from the bank of river on horizontal axis. For the section along the direction of the river the levels to be shown on vertical axis and distance from upstream to downstream should be shown on horizontal axis.
8. The PP should prepare the Mining Plan based on the above survey. The information sought above needs to be a part of the mining plan. In the mining plan year wise production plan should be prepared in three plates for each year. Plat-1 show the mine working for the pre- monsoon period (1st APR- 30th June), Plate-2 should for the period (1st July-15th Sep) as the mining lease area needs to be left for the replenishment of the river bed mineral and no mining should be proposed in thus period and plat-3 show the mine working after replenishment of the river bed i.e. post monsoon period (16th Sep-31st March). The period of monsoon may also be defined in consultation with State Government.
9. PP should specifically mention in the mining plan that in the subsequent scheme of mining/review of mining plan, the year wise data pertaining to replenishment study (al! five years) shall be provided which include the level (AMSL & RL) of river bed recorded before and after the monsoon, year wise replenishment quantity, all plan & sections of the replenishment study for the past five years.
10. PP should submit an undertaking by way of affidavit as required as per Ministry's O.M No 3- 50/2017 -1A. IM) dated 30.05.2018 to comply with all the statutory requirements and

judgment of Hon'ble Supreme Court dated the 2nd August 2017 in Writ Petition (Civil) No. 114 of 2014 in the matter of Common Cause versus Union of India and Ors.

11. PP should include in EIA Report details of all the statutory clearances, permissions, No objection certificates, consents etc. required for this project under various Acts, Rules and regulations and their status or estimated timeline after grant of EC.
12. The PP should submit the revenue plan, revenue plan superimposed on the satellite imaginary clearly demarcate the Govt. land, private land, agricultural land.
13. The PP should clearly bring out the protective and mitigative measures to be taken for the nearby habitation and religious structures in line with the Ministry's O.M. No. Z-11013/57/2014- IA. Il (M) dated 29.10.2014.
14. The PP should submit the detailed plan in tabular format (year-wise for life of mine) for afforestation and green belt development in and around the mining lease. The PP should submit the number of saplings to be planted, area to be covered under afforestation & green belt, location of plantation, target for survival rate and budget earmarked for the afforestation & green belt development. In addition to this PP should show on a surface plan (5 year interval for life of mine) of suitable scale the area to be covered under afforestation & green belt clearly mentioning the latitude and longitude of the area to be covered during each 5 years.
15. PP should submit the measures to be adopted for prevention of illegal mining and pilferage of mineral.
16. The project proponent shall get approve the conservation plan from Chief Wildlife Warden, Haryana and submit during the appraisal of the project.
17. The PP shall carry out the study of Ecological effect of particulate matter on the flora and fauna.
18. The PP shall submit the undertaking that mining will be carried out in accordance with all other provisions as applicable under the Mines Act, 1952, Mines and Minerals (Development and Regulation) Act, 1957, Forest (Conservation) Act, 1980 and Environment (Protection Act), 1986 and the rules made there under, wild life (Protection) Act 1972, water (Prevention and control of pollution) Act 1974 and Air (Prevention and Control of Pollution) Act, 1981.
19. The PP should submit an affidavit that no JCB will be used for mining and only semi-mechanized mining will be carried out.
20. The PP shall submit that no illegal mining has taken place in the mining lease area and no illegal mining will be allowed during operation of mine.
21. The PP shall get the EIA study conducted by accredited agency for the use of large number of trucks/tippers including the impact of load and frequency of large number of machinery in the mining lease

292.11 EC for the Affordable Group Housing Colony Project at Revenue Estate of Village Sohna, Sector 4, Tehsil Sohna, Gurugram, Haryana by M/s Sriflex Projects Private Limited

Project Proponent : Sh. Rajeev Gupta

Consultant : Aplinka Solutions & Technologies Pvt. Ltd

The Project Proponent submitted online Proposal No. SIA/HR/INFRA2/455709/2024 dated 17.01.2024 for obtaining **Environment Clearance** under Category 8(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs. 2,00,000/- vide DD No.509081 dated 03.01.2024.

The case was taken up in 287th meeting held on 27.02.2024. However, PP requested vide letter dated 23.02.2024 to defer their case as there are certain changes in details of service area

in basement and capacity of DG sets which they are in process of finalization. The committee acceded with the request of PP and deferred their case. The ADS was raised which was closed by PP.

Table 1 – Basic Detail

Name of the Project: Affordable Group Housing Colony Project in Revenue Estate of village Sohna, Sector – 4, Sohna, Haryana M/s Sriflex Projects Pvt. Ltd.			
S. No.	**Particulars**		**Total**
1.	Online Proposal Number		SIA/HR/INFRA2/455709/2024
2.	Latitude		28°15'39.10"N
3.	Longitude		77°4'58.17"E
4.	Total Plot Area		35,485.82 sqm
5.	Net Plot Area		34,454.67 sqm
6.	Proposed Ground Coverage		9,755.15 sqm (28.31% of net plot area)
7.	Proposed FAR		1,08,468.93 sqm
8.	Proposed Non FAR Area		23,732.52 sqm
9.	Total Built Up area		1,32,201.45 sqm
10.	Total Green Area with %		7,513.04 (21.81 % of net plot area)
11.	Rain Water Harvesting Pits		9 No. of recharge pits
12.	Total Parking		759 ECS; 1615 units: (1249 two wheeler, 359 four wheeler and 7 handicap parking)
13.	Maximum Height of the Building		85 m
14.	Power Requirement		4,500 KW
15.	Power Backup		2 DG sets- total 2,000 kVA (capacity 2 X 1,000 kVA)
16.	Total Water Requirement		630 KLD
17.	Fresh Water Requirement		437 KLD
18.	Treated Water		193 KLD
19.	Waste Water Generated		498 KLD
20.	STP Capacity		650 KLD
21.	Solid Waste Generated		3,480 Kg/Day
22.	Bio-degradable Waste		2,102 Kg/Day
23.	Organic waste converter		1 no. of capacity 2200Kg/day
24.	Number of Buildings		7 Residential towers, aanganwadi, commercial blocks, community hall
25.	Stories		Tower 1, 2, 3, 4, 5 & 6: G/S +19 Tower 7: B1 + G/S + 23 Aanganwadi & Community: G + 1 + T Commercial(A &B): G+ 2 Commercial (C) : B+ G
26.	Dwelling Units/ EWS		1325
27.	Total Cost of the project:	i) Land Cost	Total Project Cost 340 Cr.
		ii)Construction Cost	
		iii) Misc Cost	
28.	EMP Budget	Capital Cost	Rs. 425.5 Lakhs
		Recurring Cost	Rs. 196 Lakhs
		Budget for activities outside project	Rs. 58.50 Lakhs
29.	Incremental Load in respect of:	i. PM_{10}	0.022µg/m^3
		ii. $PM_{2.5}$	0.009µg/m^3
		iii. SO_2	0.03 µg/m^3
		iv. NO_2	0.146µg/m^3
		v. CO	0.103 µg/m^3

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case. The committee discussed the case and raised some observation to which PP replied vide letter dated 15.05.2024 alongwith an affidavit dated 16.05.2024:

1. That, there is no litigation/court case pending on the project /project land.
2. That, 11 KV H. T. XLPE cable (3/C x 300 mm2) has been shifted from the site by DHVBN as per procedures ***(Enclosure 1).***
3. That, Gail pipeline RoU NOC has been obtained from GAIL on 02.02.2024. RoU of 8 meters as per NOC along the pipeline will be maintained ***(Enclosure 2).***
4. That no obstruction and disposal is proposed to the existing Nallah adjacent to the site and the discharge of excess treated water from the project operations will be managed by disposal through the authorized tankers till the time sewer lines are laid down by HSVP.
5. That, project planning is on concept basis. Building plan approval is awaited.
6. That, an area of 1,031.14 sqm is deducting from total plot area (35,485.82 sqm) under proposed sector road and service road. Thus, net plot area available for development is 34,454.67 sqm.
7. That No Wildlife Sanctuary falls within 10 kms from the Project site. Asola Wildlife Sanctuary and Sultanpur National Park lies at about 19 Km (NE) & 34.5 Km(NW) respectively (Distance map is attached in ***Enclosure 3***).

PP also submitted EMP Details of the project as under:

TABLE 2 : EMP Details

CONSTRUCTION PHASE

Component	Capital Cost (₹ in Lakhs)	Recurring Cost (₹ in Lakhs) per annum
EMP cost of Construction phase (green net, tarpaulin cover to cover the construction material)	13.00	5.00
Wheel wash arrangement during construction phase	7.00	3.50
Sanitation for labours (Mobile toilets, etc.)	15.00	5.00
Environmental Monitoring and six monthly compliances		4.50
Anti-Smog Guns	22.00	9.00
Handling of construction waste material	9.00	5.00
PPE for workers, Health check-up and medical facilities	25.00	15.00
Total (₹)	91.00	47.00

OPERATION PHASE

Component	Capital Cost (₹ in Lakhs)	Recurring Cost (₹ in Lakhs) per annum
Sewage Treatment Plant	150.00	25.00
Rain water Harvesting Pits	27.00	9.00
DG sets acoustic enclosure/stack and Energy savings	25.00	15.00
Solid Waste Management/OWC	30.00	15.00
	5.50	
Environmental Monitoring + Six monthly compliances	-	8.00

Green Area/ Landscape Area	35.00	15.00
Installation of Solar PV	24.00	12.00
Water efficient fixture and measures	38.00	22.00
Environment Management Cell	-	28.00
Total (₹)	334.50	149.00

EMP BUDGET OUTSIDE THE PROJECT SITE

S. No.	Activities	Proposed Locations	Capital Cost (₹)					Total cost (₹)
			1st Year	2nd Year	3rd Year	4th Year	5th Year	
1.	Plantation in nearby village	• Raipur rural Village • Sehsaula Village • Dhunela Village	3,00,000	3,00,000	3,00,000	2,50,000	2,50,000	14,00,000
2	Providing Solar Lighting in nearby villages	• Raipur rural Village • Sehsaula Village • Dhunela Village	4,00,000	4,00,000	3,50,000	4,00,000	3,50,000	19,00,000
3	R.O. distribution nearby school of Govt. School	• GMSPS Patuka, Sehsaula, Nuh School code: 06200601002 • GMS Badelaki, Nuh • School code: 06200502902 • GMSSSS Sohna rural • School code: 06180304202 • GMSPS Raipur, Sohna • School code: 06180304401	2,50,000	2,50,000	2,50,000	2,50,000	2,90,000	12,90,000
4	• Providing bins at nearby village • Waste management awareness program	• Raipur rural Village • Sehsaula Village • Dhunela Village	2,50,000	2,25,000	2,25,000	2,80,000	2,80,000	12,60,000
	Total		**12,00,000**	**11,75,000**	**11,25,000**	**11,80,000**	**11,70,000**	**58,50,000**

TOTAL EMP BUDGET

Particulars	Cost (₹ in Lakhs)
EMP Budget (Capital cost)	425.50
EMP budget (Recurring cost)	196.00
EMP outside the project boundary	58.50
Total EMP	**680.00**

A detailed discussion was held on the documents submitted regarding CA certificate, IGBC, sewer assurance, HT line, Wildlife Sanctuary, TDS, Tree Species, Building Plan, EMP, GAIL NOC, Zoning, pond as well as the submissions made by the PP and the documents submitted. The PP also submitted that they are availing extra FAR under TDR and Green building (IGBC Precertified platinum).

The reply and submissions made by the PP/consultant were discussed by the committee and the reply was considered. After deliberations, the committee rated this project with **"Gold Rating"** and was of the unanimous view that this case be recommended to the SEIAA for granting **Environmental Clearance to Sushil Bhardwaj, Dayaram Ss/o Sh. Jeewan Lal Bhardwaj and others in collaboration with Sriflex Projects Pvt. Ltd. (as per the License issued by DTCP vide Endst No.LC-4894-JE(DS)-2023/20780 dated 27.06.2023)** under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India with the following specific and general stipulations.

A. Specific conditions:-

1. **The project is recommended on concept basis as such in case of any change in planning, the PP will obtain fresh EC**.
2. Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening. The dimension of each component of STP should be properly designed as per Norms.
3. The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
4. The PP shall ensure that total EMP Budget shall be spent on project during construction as well as during operational phase as per table given above. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell as per documents submitted.
5. The project proponent shall upload the status of compliance of the basic details (given in above tables), stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
6. The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
7. Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to dumping site.
8. Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
9. 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.

10. Consent to establish/operate for the expansion project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
11. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightening etc.
12. The PP shall not carry any construction above or below the Revenue Rasta, if any
13. The PP shall keep the ROW below the HT Line passing through the project, if any.
14. The PP shall obtain the Fire NOC from the Competent Authority before taking occupation of the building.
15. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon footprint. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the SO_2 load by 30% if HSD is used. The DG sets will be operated for maximum 04 hours during power failure through Executing Agency
16. The PP shall not give occupation or possession before the water supply, electricity and sewage connection permitted by the competent authority.
17. The PP shall carry out the quarterly awareness programs for the stakeholders of the commercial colony/project.
18. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of **RWH pits.**
19. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
20. The PP may provide electric charging stations to facilitate electric vehicle commuters.
21. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.
22. The Project Proponent shall ensure that trees planted under the project shall be well grown healthy and established trees of more than 10cm DBH (diameter above 137cm above ground level) or more than 31.4cm in girth.
23. The Project Proponent shall ensure raising the number of established trees as per norms proposed for the project and finally approved during the EC granting process.
24. **As proposed 7513.04 sqm (21.81% of net plot area) shall be provided for green area development.**
25. **09 Rain water harvesting** recharge pits shall be provided for ground water recharging as per the CGWB norms.
26. The PP shall install required number of **Anti Smog Guns** at the project site as per the requirement of HSPCB.
27. The PP shall install solar panel as per HAREDA norms.
28. The PP shall register themselves on the http://dustapphspcb.com portal as per the Direction No.14 dated 11.06.2021 issued regarding dust mitigation by Commission for Air Quality Management in National Capital Region and Adjoining Areas.

B. Statutory Compliance:

1. The project proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
2. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of fire fighting equipment etc as per National Building Code including protection measures from lightening etc.

3. The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
4. The project proponent shall obtain clearance from the National Board for Wildlife, if applicable and shall abide with the conditions imposed in NOC, if any issued by Forest Department and NBWL.
5. The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention &Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
6. The PP shall obtain the permission for withdrawal of ground/surface water from competent authority before the start of the project and also obtain the CTO from HSPCB after the approval from competent authority.
7. A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
9. The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, the Plastics Waste (Management) Rules, 2016 and Batteries Waste (Management Handling) Rules 2001 (as amended in 2020) shall be followed.
10. The project proponent shall follow the ECBC Act/ECBC- Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

I Air Quality Monitoring and Preservation

i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
iii. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 andPM2.5) covering upwind and downwind directions during the construction period.
iv. Diesel power generating sets proposed as source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of ultra low sulphur diesel shall be ensured for DG sets. The location of the DG sets may be decided with in consultation with State Pollution Control Board
v. Construction site shall be adequately barricaded before the construction begins. Dust, smoke &other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
vi. Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
vii. Wet jet shall be provided for grinding and stone cutting.
viii. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust
ix. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and

construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.

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

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

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

II Water Quality Monitoring and Preservation

i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.

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

iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA Notification dated 12.12.2018.

iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF& CC along with six monthly Monitoring reports.

v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.

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

vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.

viii. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.

ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.

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

xi. The local bye-law provisions on rain water harvesting should be followed. If local bye law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.

xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge

is not feasible, the rain water should be harvested and stored for use. The ground water shall not be withdrawn without approval from the Competent Authority.

xiii. All recharge should be limited to shallow aquifer.

xiv. No ground water shall be used during construction phase of the project.

xv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.

xvi. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.

xvii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.

xviii. No sewage or untreated effluent water would be discharged through storm water drains.

xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.

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

xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

III Noise Monitoring and Prevention

i. Ambient noise levels shall conform to residential area/commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB /SPCB.

ii. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.

iii. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

IV Energy Conservation Measures

i. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency as per ECBC Act, 2017 read with ECBC Rules, 2018 shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC also which is in no case should be less than 25% as prescribed.

ii. Outdoor and common area lighting shall be LED.

iii. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be

incorporated in the building design. Wall, window, and roof R & U-values shall be as per ECBC specifications.

iv. Energy conservation measures like installation of CFLs/ LED for the lighting outside the building should be integral part of the project design and should be in place before project commissioning.

v. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.

vi. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

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

V Waste Management

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

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 Converter within the premises with a minimum capacity of 0.5 kg/person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.

v. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.

vi. Any hazardous waste generated during construction phase, shall be disposed of as per applicable rules and norms with necessary approvals of the State Pollution Control Board.

vii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, compressed earth blocks, and other environment friendly materials.

viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25thJanuary; 2016.Ready mixed concrete must be used in building construction.

ix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.

x. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VI Green Cover

i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority.

ii. 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).

iii. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose.
iv. The landscape planning should include plantation of native species.
v. The species with heavy foliage, broad leaves and wide canopy cover are desirable.
vi. Water intensive and/or invasive species should not be used for landscaping.
vii. 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 every1 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.
viii. 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.
ix. The PP shall ensure that the area marked for greenery and trees will not be rendered impervious by any means like soil, compaction or cement concrete or brick or tiles or rubber or plastic cover or any other impervious material in any manner and the area must be maintained pervious for water infiltration/percolation and air flow in the soil. It must be straight on earth and not on any roof or slab of any tile.

VII Transport

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

VIII Human Health Issues

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

v. Occupational health surveillance of the workers shall be done on a regular basis.
vi. A First Aid Room shall be provided in the project both during construction and operations of the project.

IX Corporate Environment Responsibility

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

X Miscellaneous

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

project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.

x. Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance

xi. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.

xii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.

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

xiv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.

xv. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) of the Regional Office by furnishing the requisite data / information/monitoring reports.

xvi. The above conditions shall be enforced, inter-alia under the provisions of the Water(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 Trans boundary 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.

292.12 EC for Revision and Expansion of Research and Development Centre Project at Village Badshapur, Sector 75, Gurugram, Haryana by M/s Innovative Techno Park Private Limited

Project Proponent : Sh. Pawan Kumar
Consultant : Grass Roots Research & Creation India (P) Ltd.

The Project Proponent submitted online Proposal No.SIA/HR/INFRA2/468915/2024 dated 10.04.2024 for obtaining **EC for Revision and Expansion** under Category 8(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs. 2,00,000/- vide DD No.039060 dated 06.04.2024.

The case was taken up in 290th SEAC meeting held on 18.04.2024. However, PP requested vide letter dated 17.04.2024 to defer their case as they could not attend the meeting due to some unavoidable circumstances. The committee acceded with the request of PP and deferred their case.

Table 1 – Basic Detail

Project Name: Environmental Clearance for the Revision and Expansion of research and development Centre Project at village- Badshahpur, Sector-75, Gurugram Haryana by M/s Innovative Techno Park Private Limited				
Sr. No.	**Particulars**	**Existing as per EC**	**Revision/ Expansion**	**Total**
1.	Online Proposal no.	SIA/HR/INFRA2/468915/2024		
2.	Latitude	28° 23' 49.84'' N		
3.	Longitude	77° 00' 38.35' E		
4.	Plot Area	41764.15 sqm	6,415.20 sqm	48179.35 sqm
5.	Total FAR Proposed	58645.85 sqm	-7,682.66 sqm	50963.19 sqm

6.	Proposed Ground coverage	10,395.98 sqm	6,429.49 sqm	16,825.47 sqm
7.	Total Non FAR area	26,338.39 sqm	-15,914.82 sqm	10,423.57 sqm
8.	Total Built Up area	85034.24 sqm	-23,647.48 sqm	61386.76 sqm
9.	Total Green Area with Percentage	13338.77 sqm (@31.93% plot area)	1121.23 sqm	14460 sqm (@30.012% plot area)
10.	Rain Water Harvesting	11	2	13
11.	Total Parking	1091 ECS	-568 ECS	523 ECS
12.	Power Requirement	6,600 KW	6,600KW	12,600 kW
13.	Power Backup	2,500 KVA (2 x 1010 + 1x 500)	--	10 no. of DG sets of total capacity 15,000 KVA (4 x 2000 kVA + 4 x 1250 kVA + 2 x 1010)
14.	Total population	5,946 No.	849 KLD	5,097 No.
15.	Total Water Requirement	186 KLD	180 KLD	366 KLD
16.	Total domestic water	92 KLD	123 KLD	215 KLD
17.	Fresh Water Requirement	52 KLD	66 KLD	118 KLD
18.	Wastewater Generation	88 KLD	103 KLD	191 KLD
19.	Proposed STP Capacity	250 KLD	--	250 KLD
20.	Solid waste Generation	1498 kg/day	248 kg/day	1250 kg/day
21.	Biodegradable Waste	1,209.6 kg/day	+ 598.2 kg/day	1,807.8 kg/day
22.	Max. height of building	49.5 M	-23.85 M	25.65 M
23.	No. of towers	4	4	8
24.	Basement	1	--	1
25.	Stories	B+G+5	--	B+G+5
26.	Total Cost of the project:	114 Cr.	236 Cr.	350 Cr.
27.	R+U Value of Material used (Glass)	The project will involve limited use of clear & tinted glass having U-value less than 3.11w/m^2-°C.	--	The project will involve limited use of clear & tinted glass having U-value less than 3.11w/m^2-°C.
28.	EMP Budget **(per year)** i) Capital Cost	--	Capital Cost : Rs.350 lacs	Capital Cost : Rs.350 lacs
	ii) Recurring Cost		Recurring Cost : Rs.35.75 lacs	Recurring Cost : Rs.35.75 lacs
29.	Incremental Load in respect of:		i) PM 2.5	0.07µg/m^3
			ii) PM 10	0.09 µg/m^3
			iii) SO_2	0.54 µg/m^3
			iv) NO_2	0.66 µg/m^3
			v) CO	0.63µg/m^3
30.	Status of Construction	The construction status of site as on date is as follows: Earlier the project was proposed for six blocks [i.e., Block A, Block B & C, Block D, Block E, and Block F], which are currently under operation phase except Block D & F but now the proponent wants to revise and expand		

			Block D and Block F and also proposes 2 new blocks i.e., Block G and Block H therefore we have now proposed for Revision and Expansion of Research and Development Centre Project, due to which the plot area will increase to 48,179.348 sqm from 41,764.148 sqm& the built-up area will reduce to 61,386.76 sqm where Environment Clearance is being sought.		
31.	Construction Phase:	i) Power Back-up	100 kW	30 kW	130 kW
		Water Requirement & Source	170 ml	+ 12.8 ml	122.77 ML
		ii) STP (Modular)	1	1	1
		iii) Anti-Smoke Gun	1	1	1

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case. The committee discussed the case and raised some observations to which PP submitted reply vide letter dated 17.05.2024 alongwith an affidavit of even date stating therein as under:

1. That there will be Zero Liquid Discharge (ZLD) for the Revision and Expansion of Research and Development Centre Project located at Village – Badshahpur, Sector-75, Gurugram, Haryana by M/s Innovative Techno Park Pvt Ltd.
2. That currently we have installed the Solar panels of 80 KW and we will add 50 KW in proposed project.
3. That we are changing the date of website development from 31st September 2024 to 31st May 2024. We will develop our website before 31st May, 2024.

PP further submitted EMP details of the project

Table 2 – EMP Budget

DURING CONSTRUCTION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
Labor Sanitation & Wastewater Management	10	2.5
Dust Mitigation Measures Including site barricading, water sprinkling and anti-smog gun)	15	3.75
Storm Water Management (temporary drains and sedimentation basin)	8	2.75
Solid Waste Management	2	1.25
TOTAL	**35**	**10.25**

DURING OPERATION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
Sewage Treatment Plant	25	6.25
Rainwater Harvesting System	19.5	4.875
Solid Waste Management	2.9	0.725
Environmental Monitoring	0	9
Green Area/ Landscape Area	8.6	2.15
Others (Energy saving devices, miscellaneous)	10	2.5
Socio-Economic		
Setting up solar lighting facilities in	75	---

Darbaripur, Kherki Daula & Begumpur Khatola villages		
Plantation in Darbaripur, Kherki Daula & Begumpur Khatola villages	60	---
Providing sanitation facility in Darbaripur, Kherki Daula & Begumpur Khatola villages	60	---
Rejuvenation of 3 acres pond with UID no. 02-HR-GG-MG-UR-0025-BDHA-005	54	--
TOTAL	**315**	**25.5**

TOTAL EMP BUDGET		
COMPONENT	**CAPITAL COST(INR LAKH)**	**RECURRING COST(INR LAKH/YR)**
During Construction Phase	35	10.25
During Operation Phase	315	25.5
TOTAL	**350**	**35.75**

A detailed discussion was held on the documents submitted regarding, area detail, building plan, CCR, ATR, ZLD, fire safety plan, CA Certificate, green belt, solar power, EMP, structure stability, parking plan, traffic study, rainfall data as well as the submissions made by the PP and the documents submitted.

The reply and submissions made by the PP/consultant were discussed by the committee and the reply was considered. After deliberations, the committee rated this project with **"Gold Rating"** and was of the unanimous view that this case be recommended to the SEIAA for granting **Environmental Clearance to Innovative Technopark Pvt. Ltd. (as per the CLU issued by Directorate of Urban Local Bodies, Haryana vide Memo No.DULB/OL-CLU/CLU05012000561/Permission/7 dated 29.01.2024)** under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India with the following specific and general stipulations.

A. Specific conditions:-

1) Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled/reused for flushing. DG cooling and Gardening. The dimension of each component of STP should be properly designed as per Norms.
2) The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
3) The PP shall ensure that total EMP Budget shall be spent on project during construction as well as during operational phase. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell as per documents submitted.
4) The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
5) Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and

inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to dumping site.

6) Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habilitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
7) 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.
8) The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon foot print. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the SO_2 load by 30% if HSD is used
9) The PP shall install electric charging points for charging of electric vehicles.
10) Consent to establish/operate for the expansion project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
11) The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightening etc.
12) That Project Proponent shall ensure that Revenue Rasta shall not be obstructed or transgressed to hamper the public movement in any way. Meaning thereby, Revenue Rasta shall remain open & accessible to public as existed earlier. Any attempt to obstruct/divert the Revenue Rasta, shall invite stern action as deemed appropriate from the Competent Authority.
13) The PP shall not carry any construction below the HT Line passing through the project, if any.
14) The PP shall obtain the Fire NOC from the Competent Authority before taking occupation of the building.
15) The PP shall not give occupation or possession before the water supply, sewage connection and electricity connection permitted by the competent authority.
16) The PP shall obtain the permission regarding withdrawal of ground water from CGWA before the start of the project and also obtained the CTO from HSPCB after the approval from CGWA.
17) The PP shall carry out the quarterly awareness programs for the stakeholders of the commercial colony/project.
18) The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of **RWH pits.**
19) The PP shall ensure the compliance of provisions of Plastic Waste Management (Amendment) Rules, 2022 relevant for the project.
20) The PP may provide electric charging stations to facilitate electric vehicle commuters.
21) The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
22) Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.

23) The Project Proponent shall ensure that trees planted under the project shall be well grown healthy and established trees of more than 10cm DBH (diameter above 137cm above ground level) or more than 31.4cm in girth.
24) The Project Proponent shall ensure raising the number of established trees as per norms proposed for the project and finally approved during the EC granting process.
25) As proposed 14460 sqm **(@30.012% plot area) shall be provided for green area development.**
26) **13 Rain Water Harvesting Pits** shall be provided for ground water recharging as per the CGWB norms.
27) The PP shall add 50 KW solar panels in addition to the capacity already installed at proposed project site.
28) The PP shall install required number of **Anti Smog Guns** at the project site as per the requirement of HSPCB.
29) The PP shall adopt a **pond with UID no.02-HR-GG-MG-UR-0025-BDHA-005** at **village** Badshahpur for its Maintenance and Rejuvenation
30) The PP shall register themselves on https://dustapphspcb.com portal as per the Direction No. 14 dated 11.06.2021 issued regarding dust mitigation by Commission for Air Quality Management in National Capital Region and Adjoining Areas.

B. Statutory Compliance:

1. The project proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
2. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of fire fighting equipment etc as per National Building Code including protection measures from lightening etc.
3. The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
4. The project proponent shall obtain clearance from the National Board for Wildlife, if applicable and shall abide with the conditions imposed in NOC, if any issued by Forest Department and NBWL.
5. The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention &Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
6. The PP shall obtain the permission for withdrawal of ground/surface water from competent authority before the start of the project and also obtain the CTO from HSPCB after the approval from competent authority.
7. A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
9. The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, the Plastics Waste (Management) Rules, 2016 and Batteries Waste (Management Handling) Rules 2001 (as amended in 2020) shall be followed.
10. The project proponent shall follow the ECBC Act/ECBC- Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

I Air Quality Monitoring and Preservation

i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.

ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.

iii. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM2.5) covering upwind and downwind directions during the construction period.

iv. Diesel power generating sets proposed as source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of ultra low sulphur diesel shall be ensured for DG sets. The location of the DG sets may be decided with in consultation with State Pollution Control Board

v. Construction site shall be adequately barricaded before the construction begins. Dust, smoke &other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

vi. Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.

vii. Wet jet shall be provided for grinding and stone cutting.

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

ix. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.

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

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

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

II Water Quality Monitoring and Preservation

i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.

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

iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA Notification dated 12.12.2018.

iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF& CC along with six monthly Monitoring reports.

v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.

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

vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.

viii. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.

ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.

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

xi. The local bye-law provisions on rain water harvesting should be followed. If local bye law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.

xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for use. The ground water shall not be withdrawn without approval from the Competent Authority.

xiii. All recharge should be limited to shallow aquifer.

xiv. No ground water shall be used during construction phase of the project.

xv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.

xvi. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.

xvii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.

xviii. No sewage or untreated effluent water would be discharged through storm water drains.

xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per

statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.

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

xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

III Noise Monitoring and Prevention

i. Ambient noise levels shall conform to residential area/commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB /SPCB.

ii. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.

iii. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

IV Energy Conservation Measures

i. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency as per ECBC Act, 2017 read with ECBC Rules, 2018 shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC also which is in no case should be less than 25% as prescribed.

ii. Outdoor and common area lighting shall be LED.

iii. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof R & U-values shall be as per ECBC specifications.

iv. Energy conservation measures like installation of CFLs/ LED for the lighting outside the building should be integral part of the project design and should be in place before project commissioning.

v. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.

vi. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

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

V Waste Management

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

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 Converter within the premises with a minimum capacity of 0.5 kg/person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.

v. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.

vi. Any hazardous waste generated during construction phase, shall be disposed of as per applicable rules and norms with necessary approvals of the State Pollution Control Board.

vii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, compressed earth blocks, and other environment friendly materials.

viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25thJanuary; 2016.Ready mixed concrete must be used in building construction.

ix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.

x. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VI Green Cover

i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority.

ii. 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).

iii. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose.

iv. The landscape planning should include plantation of native species.

v. The species with heavy foliage, broad leaves and wide canopy cover are desirable.

vi. Water intensive and/or invasive species should not be used for landscaping.

vii. 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 every1 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.

viii. 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.

ix. The PP shall ensure that the area marked for greenery and trees will not be rendered impervious by any means like soil, compaction or cement concrete or brick or tiles or

rubber or plastic cover or any other impervious material in any manner and the area must be maintained pervious for water infiltration/percolation and air flow in the soil. It must be straight on earth and not on any roof or slab of any tile.

VII Transport

i. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
   a) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
   b) Traffic calming measures.
   c) Proper design of entry and exit points.
   d) Parking norms as per local regulation.

ii. Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.

iv. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments..

VIII Human Health Issues

i. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.

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

iii. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.

iv. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.

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

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

IX Corporate Environment Responsibility

i. The project proponent shall comply with the provisions of CER, as applicable.

ii. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/conditions. The company shall have defined system of reporting infringements/deviation/ violation of the environmental/ forest/ wildlife norms/ conditions and/ or share holders/ stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.

iii. A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.

iv. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

X Miscellaneous

i. The project proponent shall prominently advertise it at least in two local news papers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.

ii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30days from the date of receipt.

iii. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.

iv. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.

v. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.

vi. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.

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

viii. The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.

ix. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.

x. Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance

xi. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.

xii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.

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

xiv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.

xv. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) of the Regional Office by furnishing the requisite data / information/monitoring reports.

xvi. The above conditions shall be enforced, inter-alia under the provisions of the Water(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 Trans boundary 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.

292.13 Modification in EC of Hospital Project "NAYATI MEDICITY" (formerly known as OSL Hospital) located at Plot No. 1202, 1203, 1204 DLF Phase-I, Golf Course Road, Sector-28, Gurugram, Haryana by M/s Apollo Hospitals North Limited

Project Proponent : Sh. Jitender Kumar, Sh. Harish Kumar
Consultant : OCEAO-ENVIRO Management Solutions (India) Pvt. Ltd.

The Project Proponent submitted online Proposal No. SIA/HR/INFRA2/466000/2024 dated14.03.2024 for obtaining **Modification in Environment Clearance** under Category 8(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.2,00,000/- vide DD No.112954 dated 04.03.2024.

The case was taken up in 290th SEAC meeting held on 18.04.2024. The PP alongwith consultant appeared before the committee for presentation. Since the proposal of **Transfer of Environment Clearance was pending before SEIAA, Haryana for consideration, the committee decided that** the case will be taken up in the upcoming meeting after the decision of SEIAA regarding the proposal of transfer of environmental clearance from M/s Nayati Healthcare & Research NCR Pvt. Ltd. to M/s Apollo Hospitals North Limited.

Table 1 – Basic Detail

Project Name: Environmental Clearance for Modification of Hospital Project "Nayati Medicity" (formerly known as OSL Hospital) located at Plot No. 1202, 1203, 1204 DLF Phase-I, Golf Course Road, Sector-28, Gurugram, Haryana by M/s Apollo Hospitals North limited				
Sr. No.	**Particulars**	**Existing as per EC**	**Revision/Expansion**	**Total**
1.	Online Proposal no.	SIA/HR/INFRA2/466000/2024		
2.	Latitude	28°28'7.01"N		28°28'6.98"N
3.	Longitude	77° 5'30.58"E		77° 5'37.82"E
4.	Plot Area	22779.718 Sqm	-	22779.718 Sqm
5.	Net Plot Area	22779.54 sqm		22779.718 Sqm
6.	Proposed Ground coverage	58 44.269 sqm (25.65%)	-875.419sqm	4968.85 sqm (21.81%)
7.	Total FAR Proposed	37058.9839 sqm (162.68%)	-	37576.74(164.95%)
8.	Total Non FAR area	7619.521 sqm	-	19580.739 sqm
9.	Total Built Up area	65387.391 sqm	-8229.912 sqm	57157.479 sqm
10.	Total Green Area with Percentage	4709 (20.67% of net plot area)	985.750	5694.75 Sqm (25% of net plot area)
11.	Rain Water Harvesting	06	01	07
12.	Proposed STP Capacity	400 KLD	-	400 KLD

13.	Proposed ETP Capacity	-	-	59.8~60 KLD
14.	Total Parking	-	-	415 ECS
15.	Power Requirement	4800 KVA	-1703	3097 KW
16.	Power Backup	5750 KVA	-1250	3 no. of DG sets of total capacity 4500 KVA (1500*3)
17.	Total Water Requirement	648 KLD	-170 KLD	478 KLD
18.	Fresh Water Requirement	293 KLD	-62 KLD	231 KLD
19.	Treated water Requirement	288.25 KLD	-41.25 KLD	247 KLD
20.	Wastewater Generation	320.25 KLD	-61.25 KLD	259 KLD
21.	Solid Waste Generated	818.85 kg/day	-551.77	267.081 kg/day
22.	Biomedical waste	726 Kg/day	-226 Kg/day	500 kg/day
23.	No. of Towers	02 no	-	02 no
24.	Beds	516	-56	460
25.	Max. height of building	34.51 M	3.89 M	38.4 M
26.	Basement	27489.01 m2	-8676.287 m2	18812.713 m2
27.	Stories	3 basement +Ground floor+6 upper floor		2B+GF+7F+Terrace
28.	Total Cost of the project:	Land cost: 150 Cr.		492.07 Cr.
		Construction cost: 340.22 cr.		
29.	CER	1.85 Cr.		
30.	EMP Cost/Budget	-	1969 lakhs	1969 lakhs
31.	Incremental Load in respect of:	PM 2.5	41.31 $\mu g/m^3$	41.31 $\mu g/m^3$
		PM 10	86.82 $\mu g/m^3$	86.82 $\mu g/m^3$
		SO_2	14.67 $\mu g/m^3$	14.67 $\mu g/m^3$
		NO_2	41.94 $\mu g/m^3$	41.94 $\mu g/m^3$
		CO	0.0382 mg/m^3	0.0382 mg/m^3
32.	Construction Phase		Power Back-up	01 DG Set of 500 KVA
			Water Requirement & Source	4.5 KLD (Private Water Tanker)
			STP	Soak pits

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case. The committee discussed the case and raised some observations to which PP replied vide letter dated 15.05.2022 alongwith an affidavit stating therein as under:

- That, the Environmental Clearance has been obtained in the name of Nayati Healthcare & Research NCR Pvt. Ltd. vide letter no. SEIAA (123)/HR/2020/240 dated 04.06.2020 which is valid till 03.06.2030. A copy of the same is enclosed as ***Annexure-I.***
- That, we have submitted the application for Transfer of EC from Nayati Healthcare & Research NCR Pvt. Ltd. to Apollo Hospital North Limited, the case was recommended

by SEAC, Haryana in its 286th meeting dated 07.02.2024. Further the case was taken up in 172th Meeting of SEIAA Haryana dated 09.05.2024, where the Hon'ble Chairman has processed the case for grant of Transfer of EC.

- Further, M/s Apollo Hospital North Ltd. has proposed Modification in the said Hospital Project for which the application has been submitted to SEIAA Haryana vide a proposal no SIA/HR/INFRA2/466000/2024.
- That, the Plot area of the project is remain same i.e. 22779.718 m^2 and there is a reduction in the BUA and increase in Landscape area of the project. The area statement after modification is attached as an ***Annexure II.***
- That, the project has obtained all the NOCs/ Permissions from the competent authority such as Forest & Aravali NOC, Water Assurance, AAI NOC, Structural Stability Certificate etc. The copy of all the NOCs is attached as an ***Annexure III.***
- That, the project is Zero Liquid Discharge.
- That, we will provide sufficient number of EV Charging points.
- That, we will do plantation of native species at the project site as per the list of trees issued by DFO Gurugram
- That, the total project cost is 492 crores. The CA certificate is attached as an ***Annexure IV.***
- That, the total Solid Waste Generation will be approx. 727 KG per day.
- That, the total Biomedical Waste Generation will be approx. 500 KG per day.
- That, No litigation or court case is pending for the project.
- That, the Asola Wildlife Sanctuary is located approx. 13 km away from the project site towards East South East direction.

The committee discussed the matter and recommended the amendment/modification in earlier Environment Clearance issued to the project vide no. **SEIAA(123)/HR/2020/240** dated **04.06.2020** as per above project details and all other contents and conditions mentioned in the Environment Clearance will remain same.

292.14 EC for Jainpur Stone Mining Project (Minor Mineral), at Near Village Jainpur, Tehsil Narnaul, District Mahendragarh, Haryana by M/s Govinda Gopal Infra Solutions Private Limited

Project Proponent : Not Present
Consultant : Overseas Min-Tech Consultants Pvt. Ltd.

The Project Proponent submitted online Proposal No.SIA/HR/MIN/435662/2023 dated 15.07.2023 for obtaining **Environment Clearance** under Category 1(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.1,50,000/- vide DD No.386951 dated 07.02.2023.

The case was taken up in 277th meeting held on 03.10.2023. PP/Consultant presented the case before the committee. During the presentation, after going through the documents submitted by the PP, the committee discussed the case and raised following observations:

1. The PP shall submit valid Accreditation Certificate of the consultant
2. The PP shall submit the coordinates of the project site.
3. The PP shall submit revised/tangible EMP budget as per the local demand raised during the Public Hearing.
4. The PP shall submit revised CSR Budget
5. The PP shall submit valid/approved District Survey Report
6. The PP shall submit the Aravali NoC
7. The PP shall submit the Forest NOC
8. The PP shall submit affidavit that no ground water shall be extracted
9. The PP shall submit the status of Wildlife Conservation Plan

10. The PP shall submit the copy of agreement made with STP to meet out the water demand at the project site.
11. The PP shall submit the Green Belt development plan with time schedule along with location of Plantation alongwith list of species to be planted in the Green Belt
12. The PP shall submit an affidavit regarding the litigations pending against the project site, if any.
13. Proponent shallsubmit approved/valid Mining Plan
14. The PP shall submit the CA certificate regarding Project Cost.
15. The PP shall specify the quantum of demand as per ToR points and ATR thereof.
16. The PP shall submit the affidavit that will not impact the health of habitat in the first year.
17. The PP shall submit OHS details as well as scope thereof.
18. The PP shall submit the tangible RR plan
19. The PP shall submit revised EIA statement
20. The PP shall increase the amount proposed in CSR upto 2% as per mining norms.
21. The PP shall submit affidavit regarding gas pipe way out
22. The PP shall submit clear google image data of the project site.
23. The PP shall clarify that no forest land is involved on the project site.
24. The PP shall submit RWH details of the project site
25. The PP shall submit chronology of the project in the form of affidavit
26. The PP shall submit KML file of Air Quality Monitoring Station
27. The PP shall an affidavit giving the expenditure occurred on maintaining the road
28. The PP shall submit the affidavit that cart track shall not be changed.

The case was taken up in 292nd meeting held on 15.05.2024. However, PP vide email dated 14.05.2024 stated that they are still in progress of preparing the reply of observations raised in 277th meeting of SEAC, Haryana. Committee considered the mail and deferred the case. Committee decided that the case shall be taken up as and when the reply of observations is received.

292.15 EC for Project Manufacturing of CRCA sheets and Steel Pipes located at village Dudhola, Village Dhatir & Dudhola, District Palwal, Haryana by M/s Prompt Enterprises Private Limited

Project Proponent : Not Present
Consultant : OCEAO Enviro Management Solutions (India) Pvt. Ltd.

The Project Proponent submitted online Proposal No.SIA/HR/IND1/442953/ 2023 dated 08.09.2023 for obtaining **Environment Clearance** under Category 3(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs. 2,00,000/- vide DD No. 531240 dated 24.03.2023.

The case was taken up in 277th meeting held on 04.10.2023. During appraisal, it was come to the notice of the committee that as per conditions under the Head 7. Additional Studies at the following Sr. Nos. :

i. Public consultation details (Entire proceedings as separate annexure along with authenticated English Translation of Public Consultation proceedings.
ii. Summary of issue raised during public consultation along with action plan to address the same as per MoEF&CC O.M. dated 30.09.2020

Therefore, there is requirement of public hearing/public consultation is required as major area of the unit is for the expansion of the existing unit. Thus, PP/consultant is required to fulfill the terms and conditions of the ToR before appraisal of the case. The case will be taken up after the requisite reply/report is received from the consultant/PP.

The case was taken up in 292nd meeting held on 15.05.2024. PP submitted a letter dated 13.05.2024 and informed the committee that the Public Hearing has been scheduled on 29.05.2024 for this project. They will submit the final EIA/EMP report after the public hearing. PP further requested to defer the case and consider after public hearing. The committee acceded with the request of PP and deferred their case.

292.16 EC of Revision & Expansion of "IT Park" complex Project at Village Ullahawas, Sector 59, Gurugram, Haryana by M/s Nova Realtors Pvt. Ltd.

Project Proponent : Not Present
Consultant : Not Present

The project was submitted to the SEIAA, Haryana vide online proposal No.SIA/HR/INFRA2/416057/2023 on dated 27.01.2023 for obtaining **Environmental Clearance** of Revision & Expansion under Category 8(b) of EIA Notification 14.09.2006. The PP submitted requisite scrutiny fee of Rs.2,00,000/- vide DD No.000948 dated 04.08.2022.

The case was taken up in 261st, 268th and 276th meeting but the case was deferred on request of PP.

The case was taken up in 278th meeting held on 13.10.2023. The PP alongwith consultant appeared before the case and presented their case. However, after perusing the documents submitted by PP in support of their case, the committee raised following observations:

1. The PP shall submit approved Building Plan of the project.
2. The PP shall submit Wildlife Activity Plan.
3. The PP shall affidavit regarding ZLD status
4. The PP shall submit reply of observations which were conveyed to PP vide letter dated 02.02.2023 by SEIAA.
5. The PP shall submit status of construction during validity of EC and after expansion in tabular form.
6. The PP shall proof of correspondence made to MoEF&CC, GoI for conducting the CCR.
7. The PP shall submit status of OC and the area for which OC was granted.
8. The PP shall submit present status of STP.
9. The PP shall submit detail of TDR and its status proposed in expansion.
10. The PP shall submit status of additional FAR claimed due to GRIHA.
11. The PP shall submit tangible EMP and shall also revise it.
12. The PP shall submit status of compliance of various Terms & Conditions as per previous EC, in tabular form as no detail are mentioned in CCR.
13. The PP shall submit status of existing green with longitude/latitude alongwith the list of planted indigenous species.
14. The PP shall submit legible table of plot wise green area.
15. The PP shall submit a time bound action plan to raise the indigenous trees.
16. The PP shall submit status of Aravali/Forest NoCs.
17. The PP shall submit complete carbon footprint report.

The case was taken up in 292nd meeting held on 15.05.2024. However, neither PP nor consultant appeared in the meeting. The case was also taken up in 278th meeting of SEAC, Haryana

held on 13.10.2023, observations were raised which were also conveyed to the PP. But PP did not submit any reply to the said observations. It is observed by the committee that the case has been fixed in several meetings of SEAC but neither PP nor Consultant appeared before the committee to represent their case. In this regard, the instructions issued by MoEF&CC vide OM dated 18.11.2020 also brought to the notice of the Committee which reads as under:

.....

e) *"in case a Project Proponent or his consultant did not attend the meeting or does not reply to the queries raised for more than six month, the MS should write to the Regional Office of the Ministry to carry out a site inspection so as to check if construction/operation of the project has started."*

The committee after having a discussion on the circumstances of the case as well as keeping in view the above mentioned instructions issued by the MoEF&CC, unanimously decided to send the case to SEIAA for taking further necessary action as per **para e)** of OM referred above.

292.17 EC for the Group Housing Project at Plot No. GH-3, Phase II, Sector-30B, Phase-II, Industrial Model Township, District Rohtak, Haryana by Shailaja Joon, M/s HL Residency

Project Proponent : Sh. Ravinder Kaushik
Consultant : Grass Roots Research & Creation India (P) Ltd.

The Project Proponent submitted online Proposal No. SIA/HR/INFRA2/468568/2024 dated 06.04.2024for obtaining **Environment Clearance** under Category 8(b) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs. 2,00,000/- vide DD No. 17838 dated 12.01.2024 **during the ToR.**

Table 1 – Basic Detail

Name of the Project: Environmental Clearance for Group Housing Project located at Plot Number GH-3, Sector-30B, Phase-II, Industrial Model Township, Rohtak Haryana by HLL Residency		
Sr. No.	**Particulars**	
Online Proposal no. SIA/HR/INFRA2/472267/2024		
1.	Latitude	28°51'13.13"N
2.	Longitude	76°40'44.91"E
3.	Total Plot Area	60,718 m2
4.	Proposed Ground Coverage	18410.41m2
5.	Proposed FAR	1,13,532.72 m2
6.	Proposed Non FAR Area	96,821.51 m2
7.	Total Built Up area	2,10,354.23 m2
8.	Total Green Area with Percentage	22,106.29 (36.40 % of total Plot Area)
9.	Rain Water Harvesting tank	03 RWH Tank
10.	STP Capacity	491 KLD
11.	Total Parking	1700 ECS
12.	Maximum Building height	50.4 M
13.	Power Requirement	6000 KVA
14.	No. of DG set	5 Nos. of DG sets of total capacity 4,250 KVA (1000 KVA X 3, 750 KVA X 1 and 500 KVA X 1)
15.	Total Water Requirement	547 KLD

16.	domestic water demand		481 KLD.
17.	Fresh Water Requirement		358 KLD
18.	Treated Water		369 KLD
19.	Waste Water Generated		409 KLD
20.	Solid Waste Generated		2,911 kg/day
21.	Max. No of Floors		11 Floors
22.	Stories		B/S+12 floor
23.	No. of towers		06 (tower 1 to tower 6)
24.	Basement		02
25.	Total Population		6,169 persons
26.	No of Dwelling unit		890
27.	Total Cost of the project:	Land Cost Construction Cost	INR 530 Crores
28.	EMP Budget (per year)	Capital Cost	1060 Lakhs
		Recurring Cost	33.15 Lakhs
29.	Incremental Load in respect of:	i) $PM_{2.5}$	*0.004µg*/m^3
		ii) PM_{10}	*0.07 µg*/m^3
		iii) SO_2	*0.01 µg*/m^3
		iv) NO_2	*2.7 µg*/m^3
		v) CO	*1.03 µg*/m^3
30.	Status of Construction	No Construction is done at the project site	
31.	Construction Phase:	Power Back-up	100 KVA
		Water Requirement & Source	100 ML & HSIIDC
		STP (Modular)	1
		Anti-Smog Gun	1

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case. The committee discussed the case and raised some observations to which PP replied vide letter dated 16.05.2024 alongwith an affidavit stating therein as under:

1. That there is no existing of tree at the project site.
2. That we will install solar of 100KW capacity.

PP further submitted EMP details:

Table 2 – EMP Budget

COMPONENT	CAPITAL COST (INR LAKH)	RECURRING COST (INR LAKH/YR)
Sewage Treatment Plant	50	12.27
Rain Water Harvesting System	22.5	5.62
Solid Waste Management	5.82	1.45
Environmental Monitoring	0	9
Green Area/ Landscape Area	13.26	2.31
Others (Energy saving System, miscellaneous)	10	2.5
Sub-Total	**100.68**	**33.15**
CER		
Plantation in nearby School	200	
Drinking Water facilities in nearby schools	80	

Arrangement of Medical Camp	40	
Renovation work of School Nearby Village	184	
Distribution of School Bags/Uniform/ and accessories	120	
Road and Others Infra development in School/Village	175	
Training/Promotion of Green Buildings technology /Environment Monitoring and Sustainability.	160	
Total	**1060**	**33.15**

A detailed discussion was held on the documents submitted regarding building plan, EMP, wildlife conservation plan, green belt plan, existing trees at the site, RWH Tanks, solar power, CA certificate, structure stability, as well as the submissions made by the PP and the documents submitted.

The reply and submissions made by the PP/consultant were discussed by the committee and the reply was considered. After deliberations, the committee rated this project with **"Gold Rating"** and was of the unanimous view that this case be recommended to the SEIAA for granting **Environmental Clearance to HL Residency (as per the possession certificate vide letter No.HSIIDC:IMT:RTK:2024:01 dated 04.04.2024)** under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India with the following specific and general stipulations.

A. Specific conditions:-

1. Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled /reused for flushing. DG cooling and Gardening. The dimension of each component of STP should be properly designed as per Norms.
2. The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
3. The PP shall ensure that total EMP Budget shall be spent on project during construction as well as during operational phase as per table given above. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell as per documents submitted.
4. The project proponent shall upload the status of compliance of the basic details (given in above tables), stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
5. The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
6. Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to dumping site.

7. Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
8. 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.
9. Consent to establish/operate for the expansion project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
10. The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightening etc.
11. The PP shall not carry any construction above or below the Revenue Rasta, if any
12. The PP shall keep the ROW below the HT Line passing through the project, if any.
13. The PP shall obtain the Fire NOC from the Competent Authority before taking occupation of the building.
14. The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon footprint. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the SO_2 load by 30% if HSD is used. The DG sets will be operated for maximum 04 hours during power failure through Executing Agency
15. The PP shall not give occupation or possession before the water supply, electricity and sewage connection permitted by the competent authority.
16. The PP shall carry out the quarterly awareness programs for the stakeholders of the commercial colony/project.
17. The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of **RWH Tanks.**
18. The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
19. The PP may provide electric charging stations to facilitate electric vehicle commuters.
20. Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.
21. The Project Proponent shall ensure that trees planted under the project shall be well grown healthy and established trees of more than 10cm DBH (diameter above 137cm above ground level) or more than 31.4cm in girth.
22. The Project Proponent shall ensure raising the number of established trees as per norms proposed for the project and finally approved during the EC granting process.
23. As **proposed 22,106.29 (36.40% of total Plot Area)shall be provided for green area development.**
24. **03 Rain water harvesting tanks** shall be provided for ground water recharging as per the CGWB norms.
25. The PP shall install required number of **Anti Smog Guns** at the project site as per the requirement of HSPCB.
26. The PP shall install solar of **100 KW capacity.**
27. The PP shall register themselves on the http://dustapphspcb.com portal as per the Direction No.14 dated 11.06.2021 issued regarding dust mitigation by Commission for Air Quality Management in National Capital Region and Adjoining Areas.

B. Statutory Compliance:

1. The project proponent shall obtain all necessary clearance/permission from all relevant agencies including town planning authority for ground coverage, FAR and should be in accordance with zoning plan approved by Competent Authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
2. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of fire fighting equipment etc as per National Building Code including protection measures from lightening etc.
3. The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
4. The project proponent shall obtain clearance from the National Board for Wildlife, if applicable and shall abide with the conditions imposed in NOC, if any issued by Forest Department and NBWL.
5. The project proponent shall obtain Consent to Establish/Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention &Control of Pollution) Act, 1974 from the Haryana State Pollution Control Board.
6. The PP shall obtain the permission for withdrawal of ground/surface water from competent authority before the start of the project and also obtain the CTO from HSPCB after the approval from competent authority.
7. A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
9. The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, the Plastics Waste (Management) Rules, 2016 and Batteries Waste (Management Handling) Rules 2001 (as amended in 2020) shall be followed.
10. The project proponent shall follow the ECBC Act/ECBC- Rules prescribed by Bureau of Energy Efficiency, Ministry of Power strictly in addition of bylaws of the State Government.

I Air Quality Monitoring and Preservation

i. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
ii. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
iii. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM2.5) covering upwind and downwind directions during the construction period.
iv. Diesel power generating sets proposed as source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of ultra low sulphur diesel shall be ensured for DG sets. The location of the DG sets may be decided with in consultation with State Pollution Control Board
v. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement,

murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.

vi. Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.

vii. Wet jet shall be provided for grinding and stone cutting.

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

ix. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.

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

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

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

II Water Quality Monitoring and Preservation

i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.

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

iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA Notification dated 12.12.2018.

iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF& CC along with six monthly Monitoring reports.

v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.

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

vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.

viii. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.

ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.

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

xi. The local bye-law provisions on rain water harvesting should be followed. If local bye law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.

xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for use. The ground water shall not be withdrawn without approval from the Competent Authority.

xiii. All recharge should be limited to shallow aquifer.

xiv. No ground water shall be used during construction phase of the project.

xv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.

xvi. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.

xvii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.

xviii. No sewage or untreated effluent water would be discharged through storm water drains.

xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.

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

xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

III Noise Monitoring and Prevention

i. Ambient noise levels shall conform to residential area/commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB /SPCB.

ii. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.

iii. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

IV Energy Conservation Measures

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

V Waste Management

i. A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W generated from project shall be obtained.
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 Converter within the premises with a minimum capacity of 0.5 kg/person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.
v. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
vi. Any hazardous waste generated during construction phase, shall be disposed of as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
vii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, compressed earth blocks, and other environment friendly materials.
viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25thJanuary; 2016.Ready mixed concrete must be used in building construction.

ix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.

x. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VI Green Cover

i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority.

ii. 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).

iii. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose.

iv. The landscape planning should include plantation of native species.

v. The species with heavy foliage, broad leaves and wide canopy cover are desirable.

vi. Water intensive and/or invasive species should not be used for landscaping.

vii. 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 every1 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.

viii. 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.

ix. The PP shall ensure that the area marked for greenery and trees will not be rendered impervious by any means like soil, compaction or cement concrete or brick or tiles or rubber or plastic cover or any other impervious material in any manner and the area must be maintained pervious for water infiltration/percolation and air flow in the soil. It must be straight on earth and not on any roof or slab of any tile.

VII Transport

i. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
   a) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
   b) Traffic calming measures.
   c) Proper design of entry and exit points.
   d) Parking norms as per local regulation.

ii. Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.

iii. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments..

VIII Human Health Issues

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

IX Corporate Environment Responsibility

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

X Miscellaneous

i. The project proponent shall prominently advertise it at least in two local news papers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
ii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30days from the date of receipt.
iii. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
iv. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
v. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.

vi. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.

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

viii. The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.

ix. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.

x. Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance

xi. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.

xii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.

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

xiv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.

xv. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) of the Regional Office by furnishing the requisite data / information/monitoring reports.

xvi. The above conditions shall be enforced, inter-alia under the provisions of the Water(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 Trans boundary 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.

292.18 EC for Residential Colony Project under NLIP Policy located at Sector 59 and 63A, Gurugram, Haryana by M/s 4S Developers Private Limited

Project Proponent : Sh. Arjun Mallik
Consultant : Grass Roots Research & Creation India (P) Ltd.

The Project Proponent submitted online Proposal No. SIA/HR/INFRA2/459668/2024 dated 23.01.2024for obtaining **Environment Clearance** under Category 8(a) of EIA Notification dated 14.09.2006. The PP submitted the scrutiny fee of Rs.2,00,000/- vide DD No.500153 dated 20.01.2024.

The case was taken up in 286th meeting held on 07.02.2024. A detailed discussion was held on the documents submitted by PP in support of their contention and following observations were raised:

1. The PP shall submit an affidavit containing the details of assurances, NOCs obtained from competent authorities.
2. The PP shall submit latest photographs of the site.

3. The PP shall submit revised list of species after adding Badd (Banyan), Peepal in the list of species.
4. The PP shall raise solar power capacity as per HAREDA norms.
5. The PP shall submit a revised realistic, scientific, quantified and tangible EMP
6. The PP shall submit CA certificate mentioning the total cost of the project.
7. The PP shall adopt a pond (with ID of the pond) situated nearby the project site for its rejuvenation.
8. The PP shall submit an affidavit that Hybrid DG Sets shall be used at project site.

The case was taken up in 291st meeting held on 30.04.2024. However, PP requested vide letter dated 30.04.2024 to defer their case as they could not attend the meeting due to unavoidable circumstances. The committee acceded with the request of PP and deferred their case.

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and presented their case. The committee discussed the case and in compliance of NGT order dated 06.02.2024 in O.A. No. 125 of 2024 decided to nominate Dr.Rajbir Singh Bondwal, Member, SEAC to visit the site. He shall submit site visit report within 07 days positively. The case shall be taken up as and when site visit report is received.

292.19 EC for Expansion of Commercial Complex at Village Badshahpur, Sector-68, Gurugram, Haryana by M/s Reach Promoters Pvt Ltd by M/s Reach Promoters Private Limited

Project Proponent : Sh.Deepak Sethi
Consultant : Grass Roots Research & Creation India (P) Ltd.

The Project Proponent submitted online Proposal No.SIA/HR/INFRA2/468760/2024 dated 19.04.2024 for obtaining **Environment Clearance for Expansion** under Category 8(a) of EIA Notification dated 14.09.2006. The PP not submitted the scrutiny fee.

The case was taken up in 291st meeting held on 30.04.2024. PP and consultant appeared before the committee and presented their case. The committee discussed the case and raised following observations:

1. The PP shall clarify the gap occurred between the expiry date of previous EC and submission date for obtaining fresh EC.
2. The PP shall submit the letter vide which time extension for EC was obtained.
3. The PP shall submit occupation certificate.
4. The PP shall submit the detail of additional license obtained for the project.
5. The PP shall submit status of previous EC.
6. The PP shall submit building plan.
7. The PP shall submit the approved combined zoning plan.
8. The PP shall clarify the reason for obtaining ToR from MoEF&CC.
9. The PP shall submit status of CCR and ATR.
10. The PP shall submit KML file 2021-2024.
11. The PP shall submit status of construction at the site with photographs.
12. The PP shall submit Aravali and Forest NoC.
13. The PP shall submit all the assurances obtained for the project.
14. The PP shall submit land details.

Table 1 – Basic Detail

Name of the Project: Environmental Clearance for Expansion of commercial Project at village-Badshahpur, Sector-68, District-Gurgaon, Haryana by M/s Reach Promoters Private Limited					
Sr. No.	**Particulars**		**Existing**	**Revision and Expansion**	**Total Area after Proposed Expansion (m2)**
1.	Online Proposal no.		SIA/HR/INFRA2/468760/2024		
2.	Latitude		28° 22′ 55.52′′ N		
3.	Longitude		77° 03′ 03.80′′ E		
4.	Plot Area		25,126.891 m2	11706.989	36,833.88
5.	Net Plot Area		25,126.891	11,500.60	36,627.491
6.	Total FAR Proposed		43,972.12	51,524.25	95,496.37
7.	Proposed Ground coverage		10,135.72	8,367.26	18502.38
8.	Total Non -FAR		43,184.291	36,180.08	79,364.37
9.	Total Built Up area		87,156.411	87,704.33	1,74,860.74
10.	Total Green Area with Percentage		5,025.39	791.00	*5,816.39 (15.79 % of total plot area)
11.	No of RWH of Pits Proposed		7	3	10
12.	Total Parking		1326 ECS	753 ECS	2059 ECS
13.	Power Requirement		6500 KW	4070 kW	10570 KW
14.	Power Backup		6 nos. of total Capacity 5000 kVA (4 nos. 1000 kVA + 2 nos. 500 kVA)	4 nos. of DG sets of total Capacity 6500 kVA (2 nos. 2000 kVA + 2 nos. 1250 kVA)	4 nos. of DG sets of total Capacity 6500 kVA (2 nos. 2000 kVA + 2 nos. 1250 kVA)
15.	Total Water Requirement		258 KLD	513 KLD	771 KLD
16.	Fresh Water Requirement		125 KLD	124 KLD	249 KLD
17.	Wastewater Generation		139 KLD	180 KLD	319 KLD
18.	Proposed STP Capacity		200 KLD	500 KLD	700 KLD
19.	Solid Waste Generation		1257 kg/day	1,612 kg/day	2869 kg/day
20.	Biodegradable Waste		799.2 kg/day	+922.2 kg/day	1,721.4 kg/day
21.	Total Population		7,390	8340	15730
22.	Max. height of building		44 m	57.95 m	101.95 m
23.	Total Cost of the project		100 Crore	515.81 Crore	615.81 Crore
24.	Stories		G+8	G + 19	G+19
25.	Number of Towers		2	1	3
26.	R+U Value of Material used (Glass)		The project will involve limited use of clear & tinted glass having U-value less than 3.11w/m^2-°C.	--	The project will involve limited use of clear & tinted glass having U-value less than 3.11w/m^2-°C.
27.	Total Cost of the project:	i) Land Cost	INR 100 Crores	+ INR 515.81 Crore	INR 615.81 Crore
		ii) Construction Cost			
28.	EMP	Capital Cost	--	--	Capital Cost :

	Budget **(per year)**	Recurring Cost			Rs.1032 lacs Recurring Cost : Rs.73 lacs
29.	Incremental Load in respect of			PM 2.5	0.33 µg/m^3
				PM 10	0.52 µg/m^3
				SO_2	0.58 µg/m^3
				NO_2	0.26 µg/m^3
				CO	0.07 µg/m^3
30.	Status of Construction		That, Earlier environment clearance was granted on 08.08.2011 which was valid upto 07.08.2018. Thereafter, we obtained amendment and extension of validity of environment clearance vide no. SEIAA/HR/2018/654 dated 19.06.2018 which was valid till 07.08.2021. Subsequently, the project got completed in 2019 and we obtained occupancy certificate vide no. ZP-603/SD (BS)/2017/18007 dated: 27th July 2017 followed by ZP-603-vol-II/SD(DK)/2019/19762 dated: 16th August 2019. Thereafter, we have obtained additional licence vide no.150 of 2022 dated 28.09.2022 and planned for expansion where Environment Clearance is being sought.		
31.	Construction Phase:	Power Back-up	100 kW	30 kW	130 kW
		Water Requirement & Source	170 ml	+ 12.8 ml	122.77 ML
		STP (Modular)	1	1	1
		Anti-Smog Gun	1	1	1

The case was taken up in 292nd meeting held on 15.05.2024. PP and consultant appeared before the committee and submitted the reply of observations raised in 291st meeting vide letter dated 09.05.2024. During discussion, the committee further raised more observations in this case to which the PP submitted reply alongwith an affidavit mentioning therein as under:

1. That we are going for "Expansion of Commercial Project" at Village – Badshahpur, Sector - 68, District - Gurgaon, Haryana.
2. That, there will be no discharge in external sever system and the proposed project is ZLD.
3. That, Earlier environment clearance was granted on 08.08.2011 which was valid upto 0. Thereafter, we obtained amendment and extension of validity of environment clearance vide no. SEIAA/HR/2018/654 dated 19.06.2018 which was valid till 07.08.2021. Subsequently, the project g292.04ot completed in 2019 and we obtained occupancy certificate vide no. ZP-603/SD(BS)/2017/18007 dated: 27th July 2017 followed by ZP-603-vol-II/SD(DK)/2019/19762 dated: 16th August 2019. Thereafter, we have obtained additional license vide no. 150 of 2022 dated 28.09.2022 and planned for expansion and it took time to finalize the drawing.
4. That, we will install solar of 210 KW in the proposed area.

PP further submitted an undertaking stating therein as under:

1. That we are going for "Expansion of Commercial Project" at Village Badshahpur, Sector - 68, District - Gurgaon, Haryana.
2. That, during submission of application for Terms of Reference (ToR), we were in the impression that SEIAA is not functional and the application for terms of reference (ToR) will be processed by MoEFCC in absence SEIAA, Haryana. So, we had submitted the application to MoEFCC and awarded ToR vide File no.21-155/2024-IA.III dated 16/03/2024.

*PP further submitted another undertaking stating therein as under:-

1. That, we are going for "Expansion of Commercial Project" at Village – Badshahpur, Sector - 68, District - Gurgaon, Haryana.
2. That, as per Phase 1 EC, green area proposed and approved is 20% of the total site which is 5025.39 Sq.mt. This was possible because the permissible ground coverage as per approved Zoning was 40% only so we had opportunities to add more green area.
3. In Phase 2 scenario and referring to the approved combined Zoning of 13.21 Acres, the permissible Ground coverage is 60% which reduces the possibilities of adding 20% Green area.
4. Also, at present we have added maximum possible green area in Phase 2 looking at the 60% approved Ground coverage scenario which also includes the 20% Ground coverage shortfall of Phase 1 as additional. Due to same reason, we don't have any further available space to add as an additional green area.
5. That, we will strive hard to maintain extra green area on the Facade as vertical Garden and on the Terrace as Green Park which will be 1,550.386 sqm (@ 4.1% of the plot area).
6. That, in addition we have MoU with Gurugram Metropolitan Development Authority (GMDA) for maintenance of green belt of GMDA of approx. area 4,500 sqm (@12.21% of the plot area).

Table 1: EMP Budget (Rs. in Lakhs)

DURING CONSTRUCTION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST(INR LAKH/YR)**
Labor Sanitation & Waste water Management	77	8
Dust Mitigation Measures Including site barricading, water sprinkling and anti-smog gun)	45	3
Storm Water Management (temporary drains and sedimentation basin)	45	5
Solid Waste Management	85	7
TOTAL	252	23
DURING OPERATION PHASE		
COMPONENT	**CAPITAL COST (INR LAKH)**	**RECURRING COST (INR LAKH/YR)**
Sewage Treatment Plant	70	10
Rain Water Harvesting System	35	8
Solid Waste Management	75	8
Environmental Monitoring	0	10
Green Area/ Landscape Area	65	4
Others (Energy saving devices, miscellaneous)	135	10
Socio-Economic		

Providing laptops and mobile phones tostudents of - • Goverment High SchoolBadshahpur • Government Primary School Medawas	70	- - -
Setting up solar lighting facilities in Rampura, Harbala Dhani Shikohpur villages	85	- - -
Plantation in Rampura, Harbala Dhani Shikohpur, Naharpur Kasan villages	85	- - -
Providing sanitation facility in Rampura, Harbala Dhani Shikohpur, Naharpur Kasan villages	85	- - -
Providing Rain Water Harvesting in the following local Schools- • Goverment High SchoolBadshahpur • Government Primary SchoolMedawas	75	- - -
TOTAL	**780**	**50**

TOTAL EMP BUDGET		
COMPONENT	**CAPITAL COST(INR LAKH)**	**RECURRING COST(INR LAKH/YR)**
During Construction Phase	252	23
During Operation Phase	780	50
TOTAL	**1,032**	**73**

A detailed discussion was held on the reply of observations of 291st meeting, documents submitted regarding CA Certificate, previous EC, CCR, ATR, ZLD, Occupation Certificate, Area Detail, ToR detail, EMP, land detail, solar power, Forest NOC, Aravali NOC as well as the submissions made by the PP and the documents submitted.

The reply and submissions made by the PP/consultant were discussed by the committee and the reply was considered. After deliberations, the committee rated this project with **"Gold Rating"** and was of the unanimous view that this case be recommended to the SEIAA for granting **Environmental Clearance to Reach Promoters Pvt. Ltd. (as per the License issued by DTCP vide Endst No.LC-1900-B-JE(VA)-2022/29521 dated 29.09.2022)** under EIA Notification dated 14.9.2006 issued by the Ministry of Environment and Forest, Government of India with the following specific and general stipulations.

A. Specific conditions:-

1) **The project is recommended on concept basis as such in case of any change in planning, the PP will obtain fresh EC**.
2) Sewage shall be treated in the STP based on latest Technology with tertiary treatment i.e. Ultra Filtration to achieve standards ordered by NGT. The Treated effluent from STP shall be recycled/reused for flushing. DG cooling and Gardening. The dimension of each component of STP should be properly designed as per Norms.

3) The Project Proponent would devise a monitoring plan to the satisfaction of the State Pollution Control Board so as to continuously monitor the treated waste water being used for flushing in terms of faecal coli forms and other pathogenic bacteria.
4) The PP shall ensure that total EMP Budget shall be spent on project during construction as well as during operational phase. The EMP cost on Socio Economic activities shall be used before the commencement of the project & EMP recurring inside the project shall be implemented throughout the operation of the project. The PP shall establish Environment monitoring cell as per documents submitted.
5) The Project Proponents would commission a third party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing (specially the bacterial counts), comparative bacteriological studies from toilet seats using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
6) Separate wet and dry bins must be provided in each unit and at ground level for facilitating segregation of waste. Solid Waste shall be segregated into wet garbage and inert materials. Wet Garbage shall be composted in Organic waste convertor. Adequate area shall be provided for solid waste management within the premises which will include area for segregation, composting. The Inert waste from the project will be sent to dumping site.
7) Traffic management plan as submitted shall be implemented in letter and spirit. Apart, a detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is marinated and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habilitation being carried out or purpose to be carried out by the project or other agencies in this 05kms radius of the site in different scenarios of space and time
8) 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.
9) The PP shall install the Eco Friendly Green Transformer based on ester oil to reduce the carbon foot print. The PP shall shift to gas based generator set when the gas is available. The PP shall install APCM for the DG set. The PP shall reduce the SO_2 load by 30% if HSD is used
10) The PP shall install electric charging points for charging of electric vehicles.
11) Consent to establish/operate for the expansion project shall be obtained from the State Pollution Control Board as required under the Air (Prevention and Control of pollution) Act, 1981 and the Water (Prevention and control of pollution) Act, 1974.
12) The Approval of the Competent Authority shall be obtained for structural safety of building code due to earthquakes, adequacy of fire fightingequipments etc. as per National Building Code including protection measures from lightening etc.
13) That Project Proponent shall ensure that Revenue Rasta shall not be obstructed or transgressed to hamper the public movement in any way. Meaning thereby, Revenue Rasta shall remain open & accessible to public as existed earlier. Any attempt to obstruct/divert the Revenue Rasta, shall invite stern action as deemed appropriate from the Competent Authority.
14) The PP shall not carry any construction below the HT Line passing through the project, if any.
15) The PP shall obtain the Fire NOC from the Competent Authority before taking occupation of the building.
16) The PP shall not give occupation or possession before the water supply, sewage connection and electricity connection permitted by the competent authority.

17) The PP shall obtain the permission regarding withdrawal of ground water from CGWA before the start of the project and also obtained the CTO from HSPCB after the approval from CGWA.
18) The PP shall carry out the quarterly awareness programs for the stakeholders of the commercial colony/project.
19) The PP shall install Digital water level recorder for monitoring the water recharge and carry out quarterly maintenance and cleaning of **RWH pits.**
20) The PP shall ensure the compliance of provisions of Plastic Waste Management (Amendment) Rules, 2022 relevant for the project.
21) The PP may provide electric charging stations to facilitate electric vehicle commuters.
22) The PP shall take all preventive measures including water sprinkles to control dust during construction and operational phase.
23) Any change in stipulations of EC will lead to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance.
24) The Project Proponent shall ensure that trees planted under the project shall be well grown healthy and established trees of more than 10cm DBH (diameter above 137cm above ground level) or more than 31.4cm in girth.
25) The Project Proponent shall ensure raising the number of established trees as per norms proposed for the project and finally approved during the EC granting process.
26) As proposed **5,816.39 (15.79 % of total plot area) of total plot area) shall be provided for green area development.**
27) **10 Rain Water Harvesting Pits** shall be provided for ground water recharging as per the CGWB norms.
28) The PP shall install solar of **210 KW** in the proposed area.
29) The PP shall install required number of **Anti Smog Guns** at the project site as per the requirement of HSPCB.
30) The PP shall register themselves on https://dustapphspcb.com portal as per the Direction No. 14 dated 11.06.2021 issued regarding dust mitigation by Commission for Air Quality Management in National Capital Region and Adjoining Areas.

B. Statutory Compliance:

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

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

I Air Quality Monitoring and Preservation

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

II Water Quality Monitoring and Preservation

i. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.

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

iii. Total fresh water use shall not exceed the proposed requirement as provided in the project details. The per capita supply should adhere to NBC 2016 and CGWA Notification dated 12.12.2018.

iv. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF& CC along with six monthly Monitoring reports.

v. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.

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

vii. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.

viii. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.

ix. Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.

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

xi. The local bye-law provisions on rain water harvesting should be followed. If local bye law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain Water Harvesting pits shall be provided for ground water recharging as per the CGWB norms.

xii. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for use. The ground water shall not be withdrawn without approval from the Competent Authority.

xiii. All recharge should be limited to shallow aquifer.

xiv. No ground water shall be used during construction phase of the project.

xv. Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.

xvi. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.

xvii. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.

xviii. No sewage or untreated effluent water would be discharged through storm water drains.

xix. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.

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

xxi. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

III Noise Monitoring and Prevention

i. Ambient noise levels shall conform to residential area/commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB /SPCB.

ii. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.

iii. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

IV Energy Conservation Measures

i. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency as per ECBC Act, 2017 read with ECBC Rules, 2018 shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC also which is in no case should be less than 25% as prescribed.

ii. Outdoor and common area lighting shall be LED.

iii. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof R & U-values shall be as per ECBC specifications.

iv. Energy conservation measures like installation of CFLs/ LED for the lighting outside the building should be integral part of the project design and should be in place before project commissioning.

v. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.

vi. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

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

V Waste Management

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

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 Converter within the premises with a minimum capacity of 0.5 kg/person/day must be installed. Leaves to be put in earmarked pits for converting them into compost to be used as manure.

v. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.

vi. Any hazardous waste generated during construction phase, shall be disposed of as per applicable rules and norms with necessary approvals of the State Pollution Control Board.

vii. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, compressed earth blocks, and other environment friendly materials.

viii. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25thJanuary; 2016. Ready mixed concrete must be used in building construction.

ix. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.

x. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VI Green Cover

i. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority.

ii. 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).

iii. A minimum of 1 tree (5' tall) for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose.

iv. The landscape planning should include plantation of native species.

v. The species with heavy foliage, broad leaves and wide canopy cover are desirable.

vi. Water intensive and/or invasive species should not be used for landscaping.

vii. 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 every1 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.

viii. 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.

ix. The PP shall ensure that the area marked for greenery and trees will not be rendered impervious by any means like soil, compaction or cement concrete or brick or tiles or rubber or plastic cover or any other impervious material in any manner and the area must be maintained pervious for water infiltration/percolation and air flow in the soil. It must be straight on earth and not on any roof or slab of any tile.

VII Transport

i. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
   a) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
   b) Traffic calming measures.
   c) Proper design of entry and exit points.
   d) Parking norms as per local regulation.

ii. Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.

iv. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments..

VIII Human Health Issues

i. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.

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

iii. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.

iv. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.

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

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

IX Corporate Environment Responsibility

i. The project proponent shall comply with the provisions of CER, as applicable.

ii. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/ deviation/ violation of the environmental/ forest/ wildlife norms/conditions. The company shall have defined system of reporting infringements/deviation/ violation of the environmental/ forest/ wildlife norms/ conditions and/ or share holders/ stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.

iii. A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.

iv. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

X Miscellaneous

i. The project proponent shall prominently advertise it at least in two local news papers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.

ii. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30days from the date of receipt.

iii. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.

iv. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.

v. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.

vi. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.

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

viii. The project proponent shall abide by all the commitments and recommendations made in the form-IA, Conceptual Plan and also that during their presentation to the Expert Appraisal Committee.

ix. No further expansion or modifications in the plan shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC)/SEIAA, Haryana. The project proponent shall seek fresh environmental clearance under EIA notification 2006 if at any stage there is change of area of this project.

x. Any change in planning of the approved plan will leads to Environment Clearance void-ab-initio and PP will have to seek fresh Environment Clearance

xi. The PP should give unambiguous affidavit giving land promoters in accordance with your ownership and possession of land legal the case referred for Environment Clearance to SEIAA.

xii. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.

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

xiv. The Ministry/SEIAA reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.

xv. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) of the Regional Office by furnishing the requisite data / information/monitoring reports.

xvi. The above conditions shall be enforced, inter-alia under the provisions of the Water(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 Trans boundary 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.

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