

Proceedings of the 257th meeting of State Environment Impact Assessment Authority (SEIAA) held on 01.08.2023 in the Conference Hall no. 1 (Room No 311), 2nd Floor of MGSIPA at 10:00 AM, MGSIPA Complex, Sector-26, Chandigarh.

The meeting was attended by the following members:

- 1) Sh. Hardeep Singh Gujral,
Chairman, SEIAA
- 2) Sh. Kamal Kumar Garg, IAS
Member Secretary, SEIAA
- 3) Dr. Adarsh Pal Vig, Member SEIAA -cum
Chairman, Punjab Pollution Control Board, Patiala through Video Conference

Er. Parveen Saluja, Environmental Engineer and Er. Rantej Sharma, Environmental Engineer SEIAA along with other supporting staff also attended the meeting.

Item No. 01: Confirmation of the proceedings of the 255th & 256th meeting of the State Environment Impact Assessment Authority held on 17.07.2023 & 25.07.2023, respectively.

SEIAA was apprised that the proceedings of the 255th and 256th meetings of the State Environment Impact Assessment Authority (SEIAA) held on 17.07.2023 and 25.07.2023 have been prepared and the same were circulated through e-mail on 31.07.2022 and 28.07.2022 respectively. No observation on the proceedings of the 255th meeting and 256th meeting was received from any of the members. Since no observations were received from any member regarding the proceedings, SEIAA confirmed the said proceedings as circulated. SEIAA further directed that application the proceedings of the 255th meeting held on 17.07.2023 be uploaded on the Parivesh portal at the earliest.

Item No. 02: Action on the proceedings of the 249th, 250th, 251st, 252nd, 253rd, meeting of State Environment Impact Assessment Authority held on 29.05.2023, 23.06.2023, 28.06.2023, 04.07.2023, 14.07.2023, respectively.

SEIAA was apprised that action on the proceedings of the 249th, 250th, 251st, 252nd, 253rd, meeting of State Environment Impact Assessment Authority held on 29.05.2023, 23.06.2023, 28.06.2023, 04.07.2023, 14.07.2023, respectively is being taken and the action taken report of the same shall be placed in the next meeting of SEIAA as and when scheduled. SEIAA took note of the above and directed to complete the action taken at the earliest without any further delay.

Item No. 257.01: Application for Environmental Clearance for carrying out mining of minor minerals (sand) at Village Ratnana, Tehsil Nawashehar, District SBS Nagar, Punjab, by Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, SBS Nagar. (Proposal No. SIA/PB/MIN/423216/2023).

The Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, SBS Nagar Division has applied for obtaining Environmental Clearance under category B2 and 1(a) of the Schedule appended with the EIA notification dated 14.09.2006 for carrying out mining of minor minerals (sand) at the mining site of Village Ratnana, Tehsil Nawashehar, District SBS Nagar, Punjab.

The Department has deposited requisite fee of Rs. 3580/-vide reference no. CMS/001171558512 dated 23.03.2023 for obtaining Environmental Clearance for carrying out mining in the above mining site. The adequacy & deposition of the requisite fee by the applicant has been checked & verified by the supporting staff of SEIAA. The Mining Plan was approved by Assistant Geologist, Punjab vide Letter No. Glg/Pb/M.P/Ratnana/913 dated 22.03.2023.

1.0 Deliberations during 252nd meeting of SEAC held on 17.07.2023.

The meeting was attended by the following:

- (i) Mr. Gurjit Singh, SDO, Drainage-cum-Mining & Geology Division, Water Resources Department, SBS Nagar.
- (ii) Mr. Sandeep Garg, Environmental Consultant, M/s Eco Laboratories Pvt Ltd.

The Committee allowed the Department & Environmental Consultant to present the salient features of the application proposal. Thereafter, the Environmental Consultant presented the case as under:

i)	Name of Applicant & Correspondence address: Mobile No: Email ID:	XEN/DMO, Canal Colony, Kapurthala, Jalandhar Mob No.: 8950065264 happy.kumar65@punjab.gov.in
ii)	Name of Environmental Consultant Mobile No. Email ID	Eco Paryavaran Laboratories & Consultants Pvt. Ltd. (formerly Eco Laboratories & Consultants Pvt. Ltd.) 8872043178 md@ecoparyavarn.org
iii)	Online Proposal No.	SIA/PB/MIN/423216/2023

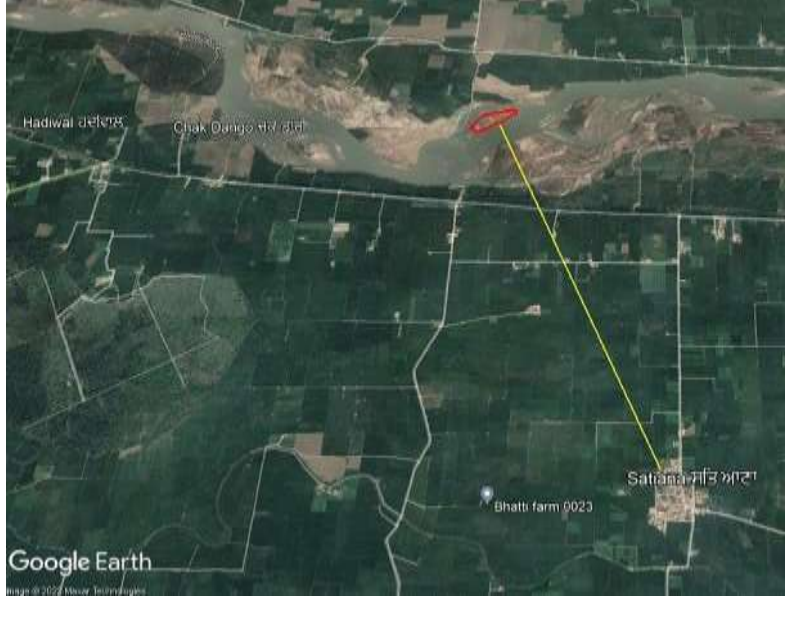
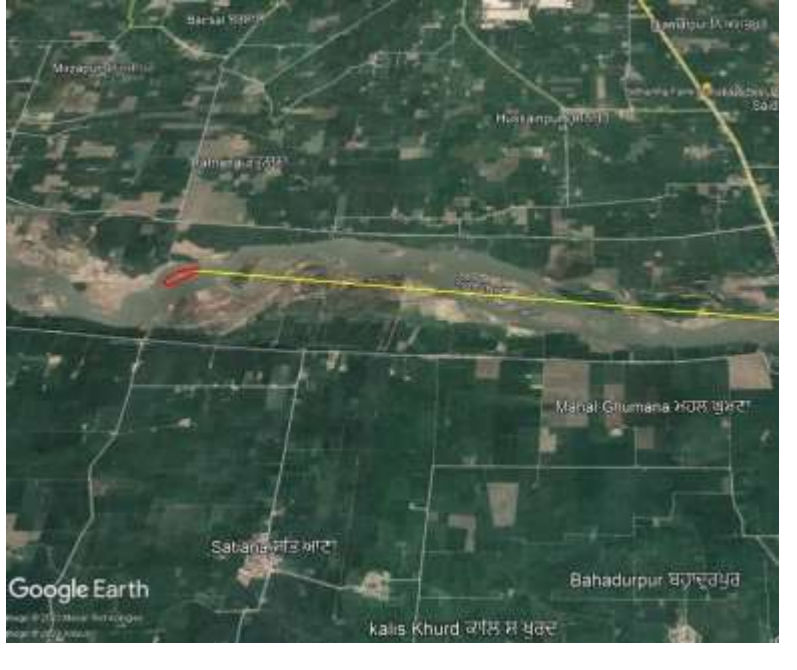
iv)	Project Name & Location	Application for Environmental Clearance of Sand Mining Project, (Total Area- 1.79 Ha.) Village- Ratnana Tehsil- Nawanshehar District- SBS Nagar, State Punjab
v)	Project/activity covered under item of scheduled to the EIANotification,14.09.2006	1(a) Mining of Minor Minerals

1.0 The details of the mining project are as under:

S.No.	Item	Details			
a.	Category of the Project as per the EIA notification dated 14.09.2006	B2			
b.	Hadbast No. of the Village	28			
c.	Details of Khasra No. as under:				
	Khasra No. as per proposal	Khasra No. as per DSR	Khasra No. as per consent of land	Name of owner of the land as per land NOC, DSR and Jamabandi	
	29//15, 16, 17, 18, 19, 20	No khasra no. mentioned in DSR.	29//15, 16, 17, 18, 19, 20	Shamsher Singh, Daljit Singh, Satnam Singh	
d.	Whether the mining area is less than area mentioned in the DSR, (If yes) the proposed mining area shall be earmarked in the KML file with different color.	No			
d.1	(i) Area & Quantity details as per Mining plan and proposal	(i) 1.79 Ha and 18141 TPA			
	(ii) Area and permissible quantity details as per DSR	(ii) 1.79 Ha and 36717 Tonnes			

e	Longitude & Latitude of the mining site		Pillar No.	Latitude	Longitude
			1.	30°59'25.85"N	76° 5'42.69"E
			2.	30°59'28.81"N	76° 5'45.38"E
			3.	30°59'30.15"N	76° 5'52.12"E
			4.	30°59'29.67"N	76° 5'52.85"E
			5.	30°59'27.49"N	76° 5'49.79"E
			6.	30°59'25.06"N	76° 5'44.30"E
f.	Details of cluster formation	Cluster letter submitted			
g.	Affidavit from the landowner giving consent for carrying out mining. (In case of Pvt land)	Land NOC submitted			
h.	Whether demarcation/erection of boundary pillars on the site has been done.	Demarcation Report submitted.			
i.	Status of clearance under Forest Conservation Act, 1980, Wildlife Protection Act 1972 as the case may be	Undertaking to the effect that no forest area is involved in the project submitted.			
j.	Salient features of approved mining plans	Salient features of approved mining plan are presented in Environment Management Plan (EMP) and Pre-feasibility Report (PFR) submitted.			
k.	Method of mining	Semi-mechanized			
l.	No. of workers on the site when fully operational	20			
m.	Total water requirement for domestic and other usage and its source	Domestic: 1.10 KLD Dust Suppression: 1.20 KLD Total:2.30 KLD			
n.	Wastewater generation and its treatment	Mobile toilet with Septic tank.			

o.	Information regarding nos of truck/trolleys per day for carrying the excavated material on the proforma prescribed in the DSR and	Transportation of RBM from mine will be done by dumpers having carriage capacity of appx. 20 tonnes or as per availability of trucks and trolleys. Transportation route map submitted.
	map showing the transportation route with proper earmarking of katcha, pakka road and ROW.	
p.	Activities to be undertaken under EMP along with its cost.	Submitted
q.	Whether any Litigation is pending against the proposed mining site, if yes the details, thereof, be provided.	No litigation is pending against the proposed mining site Self-Declaration certificate submitted and is submitted.
i)	The Department shall provide details pertaining to No. of trees, if any, to be felled for carrying out mining activity.	No trees would be felled during mining activity
ii)	The Department shall earmark, on the KML file, the distance from the habitation area from sand mining site. The Department shall certify that the same is in consonance with the existing guidelines allowing the Department for carrying out the mining near the	Distance from nearest habitation is 2.2 km. The same has been incorporated in the KML file

	<p>habitation area.</p>	
<p>iii)</p>	<p>The Department shall earmark, on the KML file, the distance from the minor/major bridges upto the nearest boundary of sand mining site.</p>	<p>Nearest bridge is at a distance of 4.7 Km towards East (Satluj Bridge)</p> 
<p>iv)</p>	<p>In case, the proposed mining site does not include in a cluster, the Department shall earmark on the KML file, the distance from the nearest mining site.</p>	<p>The proposed mining site is a part of cluster having area 63.68 ha. It is a PMS Site. The same has been incorporated in the KML file.</p>

v)	The Department shall outline the environmental impact of the mining operations carried out at site. The Department shall also mention the mitigation measures proposed for mitigating the environmental impacts	The key impact areas for mining operations are: Air, land, water, noise etc. Impacts identified for the said mining site along with the proposed mitigation measures are enclosed in EMP submitted.
vi)	The Department/Project Proponent shall include in the EMP, the additional environmental activities to be undertaken by incurring expenditure @ Rs. 0.50/ton of the total quantity permitted for mining in ECs in case of manual mining and @ Rs. 1.50/ton in case of semi- mechanized mining. Any of the following additional environmental activities may be undertaken as apart of EMP:	Submitted.

During meeting, the Committee observed that the Khasra No. in the application proposal are given in the land NOC submitted by the Department.

The Committee further observed that, in the mining applications received so far, the khasra Nos mentioned in the application proposal as well as land NOC are being difficult to find in the jamabandi of the concerned village submitted by the Department due to the fact that jamabandi is being updated time & again. The Committee, in view of same, decided that the concerned District Mining Officer (DMO), while submitting application shall certify that the khasra Nos & area mentioned in the application proposal as well as land NOC are as per the latest jamabandi of the concerned village.

Accordingly, the Committee asked the Department to submit an undertaking duly signed by the DMO to the effect that the khasra Nos & area mentioned in the application proposal and land NOC are as per the latest jamabandi of Village Ratnana. Further, the Department shall also mention in said undertaking that no High Transmission Line is passing over the proposed mining

area. If in case, the High Transmission Line shall pass over the proposed mining site, the Department shall leave ROW as per the statutory norms/guidelines. The Department agreed to the same and submitted an undertaking in this regard.

The Committee further observed that the Department has submitted an undertaking that no forest area is involved in the project. In this regard, Committee asked the Department to submit reference given in the approved DSR of SBS Nagar with regard to non-involvement of the proposed mining area under the provisions of the Forest Conservation Act, 1980. Accordingly, the Department has given the reference mentioned in the approved DSR of SBS Nagar that the proposed mining area is not covered under the forest area. The Committee noted the same.

The Committee further perused the proposal of the Department to carryout transportation of RBM from mining site by employing dumpers having carriage capacity of appx. 20 tonnes or as per availability of trucks and trolleys. In this regard, the Committee apprised the Department that SEAC in its 234th meeting held on 12.12.2022, after taking into the consideration the discussion held in the 15th joint meeting of SEIAA & SEAC devised criteria regarding method of sand mining proposed for State of Punjab, wherein it has been mentioned that for transportation of minor minerals, tippers having capacity up to 10 ton may be allowed and for capacity of the tipper more than 10 ton, the permission of concerned department responsible for maintenance of that road should be obtained. The Department agreed to employ tippers of capacity equivalent to or not more than 10 Ton.

The Committee further perused the activities mentioned under EMP and observed that no recurring cost has been mentioned against the activity. Further, the activity pertaining to carrying out plantation is required to be mentioned under the head of Additional Environmental Activities. In this regard, the Department submitted the revised EMP as under:

S. NO.	Description	Total Cost to be Incurred (in Rs)	Recurring cost (Rs.)
1	Repairing of road for transport of mining material and its subsequent maintenance	3,00,000	1,20,000
2.	Septic tank & Mobile toilets and Solid Waste management	65,000	25,000
2	Water Sprinkling Measures to be done on haul road for dust suppression	1,40,000	55,000
4	Management Safety shoes/ Masks/ Earplugs/ First Aid Kit etc.	50,000	20,000

5	Additional Environmental Responsibilities: Plantation through State Forest Department under Green Punjab Mission and its subsequent maintenance	90,211	58,000
Total		6,45,211	2,78,000

After detailed deliberations, SEAC decided to forward the application proposal to SEIAA with recommendation for grant Environment Clearance under EIA Notification dated 14.09.2006 for carrying out mining of minor minerals (sand) at Village Ratnana, Tehsil Nawashehar, District SBS Nagar, Punjab, by Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, SBS Nagar subject to the specific conditions attached as **Annexure-1** of the proceedings of the SEAC.

Deliberations during the 257th meeting of SEIAA held on 01.08.2023

The case was considered by SEIAA in its 257th meeting held on 01.08.2023 which was attended by the following:

- (i) Mr. Gurjit Singh, SDO, Drainage-cum-Mining & Geology Division, Water Resources Department, SBS Nagar.
- (ii) Mr. Sandeep Garg, Environmental Consultant, M/s Eco Laboratories Pvt Ltd.

Environmental Consultant of the Promoter Company presented the salient features of the project. A copy of the presentation submitted by the project proponent was also taken on record by the SEIAA.

To a query by SEIAA regarding the differences between the quantity proposed in the EC application viz-a-viz quantity approved in the mining plan and permissible quantity as per the approved District Survey Report, the project proponent informed that 40% of the total quantity approved in the DSR has been permitted for extraction annually for 3 years on the assumption that additional 20% deposits will occur during 3 years' time. However, these quantities are subject to variation based upon actual replenishment studies to be conducted in the second and third years of the extraction of mining minerals.

SEIAA observed that the total extractable quantity as per EC cannot exceed the mineable quantity in the DSR plus scientifically documented replenishment studies. To this, the project proponent requested that they may be allowed to undertake mining of minor minerals as per the quantity mentioned in the DSR in 03 years period and the additional quantity of mining mineral, if any, as per replenishment studies in the second and third year on submission of the data to SEIAA.

SEIAA decided to accept the request of the project proponent.

To another query by SEIAA regarding the proposed semi-mechanized method of mining, the Project Proponent agreed to adopt manual method of mining as per the Mining Policy, 2023 of the State Government for the public mining sites.

SEIAA made certain observations in respect of the proposed EMP / AEA activities in response to which the PP submitted the revised Environment Management Plan of the Project as under:

Table No.1

S.NO.	Description	Total Cost to be Incurred (in Rs)	Recurring cost (Rs.)
1	Water Sprinkling Measures to be done on haul road to suppress dust.	140000	55000
2	Repair of roads damaged due to transportation of minor minerals	300000	120000
3	Septic tank & Mobile toilets and Solid Waste	65000	10000
4	Greenbelt Development (with tree guards) (Plantation cost 1.79Ha x 50 saplings/Ha = 90 saplings @ Rs.1000 per sapling). The plantations would be raised by the mining department itself or through the State Forest Department under GPM scheme	90000	90000
5	Management Safety shoes/ Masks/ Earplugs/ First Aid Kit etc	42000	3000
6	Additional Environmental Responsibilities (Rs. 0.5 per MT of Total EC quantity= 36717x0.5)	18358.5	0
Total		655358.5	278000

SEIAA was satisfied with the reply / revised EMP and took the same on record. SEIAA also observed that the case stands recommended by SEAC.

After detailed deliberations and examination of relevant documents along with perusal of the revised proposal / Mining Plan, SEIAA decided to accept the recommendations of SEAC and grant Environmental Clearance for undertaking mining of 36,717 MT of minor minerals (sand) in 1.79 ha area at Village Ratnana, Tehsil Nawashehar, District SBS Nagar, Punjab, by Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, SBS Nagar, as per the details mentioned in Form 2, Mining Plan, District Survey Report and other documents and subsequent presentation /clarifications made by the project proponent and his consultant with proposed measures and subject to conditions proposed by SEAC and the following additional conditions:

- i) The project proponent shall undertake mining operations strictly in accordance with the approved Mining Plan but with the further rider that the total quantity of extraction in 03 years period does not exceed 36,717 MT as provided in the DSR. Amendment in EC for permitting additional quantity of mining (over and above the DSR quantity) can be considered for approval only on the submission of the replenishment studies reflecting the actual quantities of minerals available in the second and third year, if any, to the SEIAA.
- ii) The mining shall be carried out by manual method instead of earlier proposed semi-mechanized method.
- iii) The project proponent shall spend the minimum amount of Rs.6.55 lacs towards the capital cost and Rs. 2.78 lacs/annum towards recurring cost in the operation phase of the project as per Table No.1 above.

Item No. 257.02: Application for Environmental Clearance for carrying out mining of minor minerals (sand) at Village Jamalpur Leli and Sujatwal, District Ludhiana, Punjab, by Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana. (Proposal No. SIA/PB/MIN/419775/2023).

The Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana Division has applied for obtaining Environmental Clearance under category B2 and 1(a) of the Schedule appended with the EIA notification dated 14.09.2006 for carrying out mining of minor minerals (sand) at the mining site of Village Jamalpur Leli and Sujatwal, District Ludhiana, Punjab.

The Department has deposited requisite fee of Rs. 7540/-vide reference no. CMS/001157342818 dated 01.03.2023 for obtaining Environmental Clearance for carrying out mining in the above mining site. The adequacy & deposition of the requisite fee by the applicant has been checked & verified by the supporting staff of SEIAA. The Mining Plan was approved by Assistant Geologist, Punjab vide Letter No. Glg/Pb/M.P/Shujatwal/336 dated 03.02.2023.

Deliberations during 252nd meeting of SEAC held on 17.07.2023.

The meeting was attended by the following:

- (i) Mr. Akash Aggarwal, DMO, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana.
- (ii) Mr. Sandeep Garg, Environmental Consultant, M/s Eco Laboratories Pvt Ltd.

The Committee allowed the Department & Environmental Consultant to present the salient features of the application proposals. Thereafter, the Environmental Consultant presented the cases as under:

i)	Name of Applicant & Correspondence address: Mobile No: Email ID:	XEN/DMO, Near Durga Mata Mandir, Urban Estate, Phase-1, Dugri, Ludhiana 7047900005 ee.drg.ldh@punjab.gov.in
ii)	Name of Environmental Consultant Mobile No. Email ID	Eco Paryavaran Laboratories & Consultants Pvt. Ltd. (formerly Eco Laboratories & Consultants Pvt. Ltd.) 8872043178 md@ecoparyavaran.org
iii)	Online Proposal No.	SIA/PB/MIN/424084/2023

iv)	Project Name & Location	RBM Sand Mining Project (3.77 Ha) Village: Jamalpur Leli and Shujatwal Tehsil- Ludhiana East District- Ludhiana, State Punjab
v)	Project/activity covered under item of scheduled to the EIA Notification,14.09.2006	1(a) Mining of Minor Minerals

1.0 The details of the mining project are as under:

S.No.	Item	Details		
a.	Category of the Project as per the EIA notification dated 14.09.2006	B2		
b.	Hadbast No. of the Village	83 & 84		
c.	Details of Khasra No. as under:			
	Khasra No. as per proposal	Khasra No. as per DSR	Khasra No. as per consent of land	Name of owner of the land as per land NOC, DSR and Jamabandi
	5//16, 23, 24, 25, 9//3, 4, 5, 6, 7, 8, 13, 14, 18, 19, 22, 23, 10//19, 20, 21, 20//1, 21//5	Not mentioned in DSR as the project falls under River bed site	5//16, 23, 24, 25, 9//3, 4, 5, 6, 7, 8, 13, 14, 18, 19, 22, 23, 10//19, 20, 21, 20//1, 21//5	Sukhwindr Singh Manmohan Singh
d.	Whether the mining area is less than area mentioned in the DSR, (If yes) the proposed mining area shall be earmarked in the KML file with different colour.	No,		
d.1	(i) Area & Quantity details as per Mining plan and proposal	(i) 3.77 Ha and 2,04,936 MT		
	(ii) Area and permissible quantity details as per DSR	(ii) 3.77 Ha and 1,05,861 MT		
e	Longitude & Latitude of the mining site	Pillar	Latitude	Longitude

		No.		
		1	31° 0'3.69"N	75°51'51.54"E
		2	30°59'57.74"N	75°51'46.96"E
		3	30°59'52.13"N	75°51'40.28"E
		4	30°59'54.63"N	75°51'40.47"E
		5	30°59'56.58"N	75°51'41.94"E
		6	31° 0'0.50"N	75°51'42.21"E
		7	31° 0'2.76"N	75°51'48.93"E
f.	Details of cluster formation	There is no cluster formation, cluster letter is submitted		
g.	Affidavit from the landowner giving consent for carrying out mining. (In case of Pvt land)	Land NOC submitted.		
h.	Whether demarcation/erection of boundary pillars on the site has been done.	Demarcation Report submitted		
i.	Status of clearance under Forest Conservation Act, 1980, Wildlife Protection Act 1972 as the case may be	Clearance under Forest Conservation Act, 1980, (Forest NOC) submitted and Clearance under Wildlife Protection Act 1972, (Wildlife NOC) submitted		
j.	Salient features of approved mining plans	Salient features of approved mining plan are presented in Environment Management Plan (EMP) and Pre-feasibility Report (PFR) submitted.		
k.	Method of mining	Manual method		
l.	No. of workers on the site when fully operational	30		
m.	Total water requirement for domestic and other usage and its source	Domestic: 1.35 KLD Dust Suppression: 3.00 KLD Total: 4.35 KLD		
n.	Wastewater generation and its treatment	Mobile toilet with Septic tank.		

o.	Information regarding no. of truck/trolleys per day for carrying the excavated material on the proforma prescribed in the DSR and map showing the transportation route with proper earmarking of katcha, pakka road and ROW.	Transportation of gravel from mine will be done by dumpers having carriage capacity of appx. 10 tonnes or as per availability of trucks and trolleys. Transportation route map submitted.
p.	Activities to be undertaken under EMP along with its cost.	Submitted.
q.	Whether any Litigation is pending against the proposed mining site, if yes the details, thereof, be provided.	No litigation is pending against the proposed mining site Self-Declaration certificate submitted and is submitted.
i)	The Department shall provide details pertaining to No. of trees, if any, to be felled for carrying out mining activity.	No trees would be felled during mining activity
ii)	The Department shall earmark, on the KML file, the distance from the habitation area from sand miningsite. The Department shall certify that the same is in consonance with the existing guidelines allowing the Department for carrying out the mining near the habitation area.	Distance from nearest habitation is 200 m. The same has been incorporated in the KML file
iii)	The Department shall earmark, on the KML file, the distance from the minor/major bridges up to the nearest boundary of sand mining site.	Nearest Bridge is 6.84 Km from the project site
iv)	In case, the proposed mining site does not include in a cluster, the Department shall earmark on the KML file, the distance from the nearest mining site.	The proposed mining site does not include in a cluster, and it falls under Public Mining Site category. The same has been incorporated in the KML file.
v)	The Department shall outline the environmental impact of the mining operations carried out at site. The	The key impact areas for mining operations are Air, land, water, noise etc. Impacts identified for the said mining site along

	Department shall also mention the mitigation measures proposed for mitigating the environmental impacts	with the proposed mitigation measures are enclosed in EMP submitted.		
vi)	The Department/Project Proponent shall include in the EMP, the additional environmental activities to be undertaken by incurring expenditure @ Rs. 0.50/ton of the total quantity permitted for mining in ECs in case of manual mining and @ Rs. 1.50/ton in case of semi-mechanized mining. Any of the following additional environmental activities may be undertaken as a part of EMP:			
		S.No.	Proposed Activities	Capital Cost (In Rs.)
		1	Solar lights installation at village streets	1,02,500
2.	Organizing environmental awareness activities in village government school.			

During meeting, the Department apprised the Committee that out of the Khasra Nos 5//16, 9//13, 14, 18, 19, 22, 23, 10//19, 20, 21, 20//1, 21//5 mentioned in the application proposal, the khasra Nos 10//19, 20, 21, 20//1, 5//16, 21//5 falls under the ownership of the State Govt./Centre Govt./Provincial Govt. Therefore, consent from the owners is not required. The Committee noted the same.

The Committee further observed that no land NOC for the remaining khasra No. 9//13, 14, 18, 19, 22, 23 submitted by the Department. In this regard, the Department submitted the land NOC of the remaining khasra No. 9//13, 14, 18, 19, 22, 23 along with the latest jamabandi. The Committee took a copy of the same on record.

The Committee further asked the Department to submit an undertaking duly signed by the DMO to the effect that the khasra Nos & area mentioned in the application proposal and land NOC are as per the latest jamabandi of Village Jamalpur leli & Sujatwal. Further, the Department shall also mention in an undertaking that no High Transmission Line are passing over the proposed mining area. If in case, the High Transmission Line are passing over the proposed mining site, the Department shall leave ROW as per the statutory norms/guidelines. The Department agreed to the same and submitted an undertaking in this regard.

The Committee perused the activities mentioned under EMP and observed that no recurring cost has been mentioned against the activity. Further, the activity pertaining to carrying out

plantation is required to be mentioned under the head of Additional Environmental Activities. In this regard, the Department submitted the revised EMP as under:

S. NO.	Description	Total Cost to be Incurred (in Rs)	Recurring cost (Rs.)
1	Repairing of road for transport of mining material and its subsequent maintenance	3,20,000	2,00,000
2.	Septic tank & Mobile toilets and Solid Waste Management	65,000	23,000
3	Water Sprinkling Measures to be done on haul road for dust suppression	1,35,000	1,00,000
4	Management Safety shoes/ Masks/ Earplugs/ First Aid Kit etc	50,000	22,000
5	Additional Environmental Responsibilities Plantation through State Forest Department under Green Punjab Mission. And its subsequent maintenance	1,48,500	83,000
Total		7,18,500	4,28,000

After detailed deliberations, SEAC decided to forward the application proposal to SEIAA with recommendation to grant Environment Clearance under EIA Notification dated 14.09.2006 for carrying out mining of minor minerals (sand) at Village Jamalpur Leli and Sujatwal, District Ludhiana, Punjab, by Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana subject to the specific conditions attached as Annexure-1 of the proceedings of the SEAC.

Deliberations during the 257th meeting of SEIAA held on 01.08.2023

The case was considered by SEIAA in its 257th meeting held on 01.08.2023 which was attended by the following:

- (i) Mr. Harjinder Singh, Mining officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana.
- (ii) Mr. Sandeep Garg, Environmental Consultant, M/s Eco Laboratories Pvt Ltd.

Environmental Consultant of the Promoter Company presented the salient features of the project. A copy of the presentation submitted by the project proponent was also taken on record by the SEIAA.

To a query by SEIAA regarding the differences between the quantity proposed in the EC application viz-a-viz quantity approved in the mining plan and permissible quantity as per the approved District Survey Report, the project proponent informed that 50% of the total quantity

approved in the DSR has been permitted for extraction annually for 3 years on the assumption that additional 50% deposits will occur during 3 years' time. However, these quantities are subject to variation based upon actual replenishment studies to be conducted in the second and third years of the extraction of mining minerals.

SEIAA observed that the total extractable quantity as per EC cannot exceed the mineable quantity in the DSR plus scientifically documented replenishment studies. To this, the project proponent requested that they may be allowed to undertake mining of minor minerals as per the quantity mentioned in the DSR in 03 years period and the additional quantity of mining mineral, if any, as per replenishment studies in the second and third year on submission of the data to SEIAA.

SEIAA decided to accept the request of the project proponent.

To another query by SEIAA regarding the proposed semi-mechanized method of mining, the Project Proponent agreed to adopt manual method of mining as per the Mining Policy, 2023 of the State Government for the public mining sites.

SEIAA made certain observations in respect of the proposed EMP / AEA activities in response to which the PP submitted the revised Environment Management Plan of the Project as under:

Table No.1

S.NO.	Description	Total Cost to be Incurred (in Rs)	Recurring cost (Rs.)
1	Water Sprinkling Measures to be done on haul road to suppress dust.	135000	100000
2	Roads Repair which damages due to mining activity	320000	200000
3	Septic tank & Mobile toilets and Solid Waste	65000	23000
4	Greenbelt Development (with tree guards) (Plantation cost 3.77Ha x 50 saplings/Ha = 189 saplings @ Rs.1000 per sapling). The plantations would be raised by the mining department itself or through the State Forest Department under GPM scheme	189000	189000

5	Management Safety shoes/ Masks/ Earplugs/ First Aid Kit etc	50000	22000
6	Additional Environmental Responsibilities (Rs. 0.5 per MT of Total EC quantity= 105861x0.5)	52930.5	0
Total		811930.5	534000

SEIAA took the aforesaid reply on record and was satisfied with the same. SEIAA also observed that the case stands recommended by SEAC.

After detailed deliberations and examination of relevant documents along with the perusal of the revised proposal / Mining Plan, SEIAA decided to accept the recommendations of SEAC and grant Environmental Clearance for undertaking mining of 1,05,861 MT of minor minerals (sand) in 3.77 ha area at Village Jamalpur Leli and Sujatwal, District Ludhiana Punjab, by Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana, as per the details mentioned in Form 2, Mining Plan, District Survey Report and other documents and subsequent presentation /clarifications made by the project proponent and his consultant with proposed measures and subject to conditions proposed by SEAC and the following additional conditions:

- i) The project proponent shall undertake mining operations strictly in accordance with the approved Mining Plan but with the further rider that the total quantity of extraction in 03 years period does not exceed 1,05,861 MT as provided in the DSR. Amendment in EC for permitting additional quantity of mining (over and above the DSR quantity) can be considered for approval only on the submission of the replenishment studies reflecting the actual quantities of minerals available in the second and third year, if any, to the SEIAA.
- ii) The mining shall be carried out by manual method instead of earlier proposed semi-mechanized method.
- iii) The project proponent shall spend the minimum amount of Rs.8,11,930 towards the capital cost and Rs. 5,34,000 /annum towards recurring cost in the operation phase of the project as per Table No.1 above.

Item No. 257.03: Application for Environmental Clearance for carrying out mining of minor minerals (sand) at Village Talwandi Kalan, Ludhiana by Executive Engineer cum District Mining Officer, drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana Division Proposal No. SIA/PB/MIN/421219/2023.

The Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana Division has applied for obtaining Environmental Clearance under category B2 and 1(a) of the Schedule appended with the EIA notification dated 14.09.2006 for carrying out mining of minor minerals (sand) at following mining site of Village- Talwandi Kalan Tehsil & Distt Ludhiana (SIA/PB/MIN/421219/2023)

The Department has deposited requisite fee of Rs. 3600/-vide reference no. S78290387 dated 03.03.2023 for obtaining Environmental Clearance for carrying out mining in the above mining site. The adequacy & deposition of the requisite fee by the applicant has been checked & verified by the supporting staff of SEIAA. The Mining Plan was approved by Assistant Geologist, Punjab vide Letter No. Gg./Pb/M.P./Talwandi Kalan/481 dated 17.02.2023. The approval under FCA or NBWL is not applicable.

Deliberations during 243rd meeting of SEAC held on 03.04.2023.

The meeting was attended by the following:

- (i) Mr. Manjot, Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana Division, Ludhiana.
- (ii) Mr. Sandeep Garg, Environmental Consultant, M/s Eco Laboratories Pvt Ltd.

The Committee allowed the Department & Environmental Consultant to present the salient features of the application proposals. Thereafter, the Environmental Consultant presented the cases as under:

Location of the site	Area (ha.)	Quantity proposed (MT)	Area of the Mining Lease (ha.)	Quantity from lease area (TPA)	Whether Site falls in any cluster, if yes (code/area)	Area of the leased-out area (ha.)	Quantity Leased (MT)
Village- Talwandi Kalan, District Ludhiana	1.11	31168.8	1.80	13338	No	Nil	Nil

The Committee perused the application proposals of Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana Division for carrying out mining of minor minerals (sand) at the aforementioned mining sites. The Committee observed that the mandatory information required to appraise the applications are missing and there are certain shortcomings in the application proposals which needs to be rectified/provided.

After detailed deliberations, SEAC informed the proponent about these shortcomings in the proposal and decided to defer all the cases, till the receipt of the reply to the following observations made during the meeting.

- (i) The Department shall submit the synopsis/summary in an annotated form pertaining to the following mandatory information for each of the mining sites:
 - a) Category of the Project as per the EIA notification dated 14.09.2006.
 - b) Hadbast No. of the Village
 - c) Khasra No. of the proposed mining site as per DSR viz a viz Khasra no. of mining site as per proposal
 - d) Whether the mining area is less than area mentioned in the DSR, (If yes) the proposed mining area shall be earmarked in the KML file with different color.
 - e) Longitude & Latitude of the mining site.
 - f) Details of cluster formation
 - g) Affidavit from the landowner giving consent for carrying out mining. (In case of Pvt land)
 - h) Whether demarcation/erection of boundary pillars on the site has been done.
 - i) Status of clearance under Forest Conservation Act, 1980, Wildlife Protection Act 1972 as the case may be.
 - j) Salient features of approved mining plans
 - k) Method of mining
 - l) No. of workers on the site when fully operational
 - m) Total water requirement for domestic and other usage and its source
 - n) Wastewater generation and its disposal
 - o) Information regarding nos of truck/trollies per day for carrying the excavated material on the proforma prescribed in the DSR and map showing the transportation route with proper earmarking of katcha, pakka road and ROW.
 - p) Activities to be undertaken under EMP along with its cost.
 - q) Whether any Litigation is pending against the proposed mining site, if yes the details, thereof, be provided.
- (ii) The Department shall provide details pertaining to No. of trees, if any, to be felled for

carrying out mining activity.

- (iii) The Department shall earmark, on the KML file, the distance from the habitation area from sand mining site. The Department shall certify that the same is in consonance with the existing guidelines allowing the Department for carrying out the mining near the habitation area.
- (iv) The Department shall earmark, on the KML file, the distance from the minor/major bridges up to the nearest boundary of sand mining site.
- (v) In case, the proposed mining site does not include in a cluster, the Department shall earmark on the KML file, the distance from the nearest mining site.
- (vi) The Department shall outline the environmental impact of the mining operations carried out at site. The Department shall also mention the mitigation measures proposed for mitigating the environmental impacts.
- (vii) The Department/Project Proponent shall include in the EMP, the additional environmental activities to be undertaken by incurring expenditure @ Rs. 0.50/ton of the total quantity permitted for mining in ECs in case of manual mining and @ Rs. 1.50/ton in case of semi-mechanized mining. Any of the following additional environmental activities may be undertaken as a part of EMP:
 - a. Developing mini forests (Nanak Bagichi), urban forests, green belts, biodiversity parks etc., raising of avenue plantations and plantations in public/community areas/ educational institutions/Govt. buildings/banks of rivers/cantonment areas or any other land made available by the Govt. agencies and other institutions either by the Project Proponent itself or through the State Forest Department.
 - b. Cleaning and rejuvenating village ponds, water bodies, wetlands, storm drains etc. (treatment of village sewer pond using PPCB and other approved scientific models), such as: (i) Action Plan for Rejuvenation of Ponds (https://ppcb.punjab.gov.in/sites/default/files/documents/Action-Plan_forRejuvenation-of-Ponds-31.03.20.pdf) (ii) Guidelines for restoration of Water Bodies (<https://ppcb.punjab.gov.in/sites/default/files/documents/Indicative%20Guidelines%20for%20Restoration%20of%20Water%20Bodies%20by%20CPCB.pdf>), and (iii) Technical Committee Report on wastewater treatment (<https://ppcb.punjab.gov.in/sites/default/files/documents/Report%20of%20Technical%20Committee%20For%20Treatment%20of%20wastewater%20of%20Village%20Pond.pdf>)

- c. Developing infrastructure for (i) Utilizing treated effluent of STPs (double plumbing, construction work roadside sprinkling (ii) Reusing STP/ETP sludge as farmyard manure (FYM) or 'other activities approved by CPCB/PPCB/MoEF&CC, and (iii) Replacing soakage pits and/or providing septic tanks in government education institutions and other government buildings/projects.
- d. Provisioning solar panels/lights and other energy saving electric devices/equipment's including LED bulbs etc. in the government/municipal/other public schools, hospitals and dispensaries etc. or in other public buildings.
- e. Provisioning Roof top rainwater harvesting (RWH) and other water/groundwater conservations activities in the government/ municipal/ other public schools, hospitals and dispensaries etc. or in other public buildings.
- f. Provisioning Solid waste management including composting/vermi-composting, authorized approaches of reuse & recycle, Material Recovery Facility (MRF) to reach zero waste condition, etc.
- g. Developing and establishing alternatives to the single use plastic (SUP) and plastic carry bags.
- h. Ameliorating air, water, soil & noise pollution as prescribed in the applicable District Environment Plan (DEP) <https://decc.punjab.gov.in/> where gaps exist and which are not the statutory responsibility of government departments / agencies, including need based environmental activities as proposed by the project proponent/their accredited consultants based on site-specific field surveys of the project and nearby areas and approved by SEIAA/SEAC/PPCB.
- i. Preparing Peoples Biodiversity Register (PBR) at all levels (District, block & village) and conserving state's biodiversity heritage sites (BHS), Eco zones, Hotspots, Wildlife & bird sanctuaries, etc.
- j. Organizing environmental awareness activities/celebrations/programmes, preparing and distributing resource material for abatement and control of pollution and restoration of environment of Punjab and approved by SEIAA/SEAC/PPCB/academic experts.
- k. Suppressing dust by using vacuum cleaners, sprinklers, fountains, misting machines/vehicles/artificial rain etc.
- l. Managing waste in scientific and environmentally sound manner including establishment of recovery facilities of e-waste, construction and demolition waste, plastic waste, toxic/hazardous waste, bio-medical waste, industrial wastes, dairy/Gaushala waste etc.
- m. Promoting and developing eco-tourism areas/activities, green buildings, agriculture diversity, organic/natural farming/herbal/medicinal/botanical gardens, electric vehicles, cleaner fuels, biodegradable materials, etc.
- n. Controlling and managing (In-situ/Ex-situ) stubble burning (Parali) in Punjab.

- o. Developing clean and innovative technologies for reducing water, air and solid waste pollutants including reuse and recycling of resource materials.
- p. Restoration of damage to link road/village road due to mining activity.

Deliberations during 244th meeting of SEAC held on 17.04.2023.

The meeting was attended by the following:

- (i) Mr. Vishan Arora, Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana Division, Ludhiana. Mr. Sandeep Garg, Environmental Consultant, M/s Eco Laboratories Pvt Ltd.

SEAC allowed the Department & Environmental Consultant to present the ADS reply of the observations raised by SEAC in its 243rd meeting of SEAC held on 03.04.2023. Thereafter, the Environmental Consultant present the salient features of the mining project as under:

1. Brief Summary of the Sand Mining Project Talwandi Kalan

(A)General		
i)	Name of Applicant & Correspondence address: Mobile No: Email ID:	Sandeep Singh Mangat XEN/DMO, Drainage-cum-mining and Geology Division, WRD, Punjab, Near Durga Mata Mandir, Urban Estate, Phase-1, Dugri, Ludhiana. 7047900005 ee.drg.ldh@punjab.gov.in
ii)	Name of Environmental Consultant Mobile No. Email ID	Eco Paryavaran Laboratories & Consultants Pvt. Ltd. 9814003103, 0172461622 md@ecoparyavaran.org
iii)	Online Proposal No.	SIA/PB/MIN/421219/2023
iv)	Project Name & Location	RBM Mining Project Village: Talwandi Kalan, Tehsil- Sidhwan Bet, District- Ludhiana, State Punjab
v)	Project/activity covered under item of scheduled to the EIA Notification,14.09.2006	1(a) Mining of Minor Minerals

2. Details of the mining project as required by SEAC during meeting held on 03.04.2023

Sr. No.	Item	Details
a.	Category of the Project as per the EIA	B2

	notification dated 14.09.2006		
b.	Hadbast No. of the Village	94	
c.	Khasra No. of the proposed mining site as per DSR viz a viz Khasra no. of mining site as per proposal	41(70-2), 39R/19/3(6-0), 39R/20(8-0), 39R/21(8-0), 39R/22(8-0)	
d (1)	Area of mining site and area as per DSR	1.8 Ha as per the proposal and 1.56 Ha as per the DSR.	
d (2)	Whether the mining area is less than area mentioned in the DSR,(If yes) the proposed mining area shall be earmarked in the KML file with different color.	No	
e	Longitude & Latitude of the mining site		
	PIT-I(PO_LD_LD2_ST_57)		
	Pillar No.	Pillar No.	Pillar No.
	1	30°59'41.41"N	75°48'13.49"E
	2	30°59'41.30"N	75°48'21.35"E
	3	30°59'38.18"N	75°48'14.33"E
	PIT-II(PO_LD_LD2_ST_55)		
	1	30°59'43.21"N	75°48'29.89"E
	2	30°59'43.44"N	75°48'33.63"E
	3	30°59'39.99"N	75°48'29.47"E
	4	30°59'39.61"N	75°48'28.15"E
	5	30°59'41.35"N	75°48'28.77"E
	6	30°59'42.05"N	75°48'29.58"E
	PIT-III(PO_LD_LD2_ST_56)		
	1	30°59'37.76"N	75°48'20.52"E
	2	30°59'38.56"N	75°48'23.01"E
	3	30°59'38.13"N	75°48'24.16"E
	4	30°59'37.53"N	75°48'23.12"E
	5	30°59'37.22"N	75°48'21.87"E
	6	30°59'37.42"N	75°48'20.66"E
f.	Details of cluster formation	Not applicable	
g.	Affidavit from the land owner giving consent for carrying out mining. (In case of Pvt land)	Land NOC is submitted	

h.	Whether demarcation/erection of boundary pillars on the site has been done.	Demarcation done on 03-01-2023. Copy of demarcation report Submitted		
i.	Status of clearance under Forest Conservation Act, 1980, Wildlife Protection Act 1972 as the case may be	Forest and Wildlife Clearance not applicable. Undertaking regarding same is submitted		
j.	Salient features of approved mining plans	Date of approval of mining plan: 17-02-2023 Total approved quantity: 40014 Tonne		
k.	Method of mining	Semi-mechanized		
l.	No. of workers on the site when fully operational	15		
m.	Total water requirement for domestic and other usage and its source	2.10 KLD (Domestic – 1.10 KLD, Dust suppression – 1 KLD); Source of water supply: Tankers		
n.	Waste water generation and its disposal	Approx. 1.68 KLD of domestic waste water will be generated which will be treated in proposed septic tank, overflow of which will be used for green area.		
o.	Information regarding nos of truck/trollies per day for carrying the excavated material on the proforma prescribed in the DSR and map showing the transportation route with proper earmarking of katcha, pakka road and ROW.	No. of Truck/Trollies per day: 5 Detailed proforma along with map submitted		
p.	Activities to be undertaken under EMP along with its cost.	EMP details are as below:		
		S.No.	Description	Total Cost to be Incurred (in Rs)
		1	Water Sprinkling Measures	40,000
		2	Haul Road and other Roads Repair	40,000
		3	Greenbelt Development (with tree guards)	40,000
		4	Additional Environmental responsibility/CER	80,000
TOTAL			2,00,000	

q.	Whether any Litigation is pending against the proposed mining site, if yes the details, thereof, be provided.	No litigation is pending against the proposed mining site. Undertaking submitted
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i)	The Department shall provide details pertaining to No. of trees, if any, to be felled for carrying out mining activity.	No tree to be felled		
ii)	The Department shall earmark, on the KML file, the distance from the habitation area from sand mining site. The Department shall certify that the same is in consonance with the existing guidelines allowing the Department for carrying out the mining near the habitation area.	Distance from nearest habitation is 700m. The same has been incorporated in the KML file.		
ii)	The Department shall earmark, on the KML file, the distance from the minor/major bridges up to the nearest boundary of sand mining site.	Distance from Major Bridge – 1 km The same has been incorporated in the KML file.		
iv	In case, the proposed mining site does not include in a cluster, the Department shall earmark on the KML file, the distance from the nearest mining site.	Distance from the nearest mining site – No mining site falls under 1 km radius. The same has been incorporated in the KML file.		
v	The Department shall outline the environmental impact of the mining operations carried out at site. The Department shall also mention the mitigation measures proposed for mitigating the environmental impacts	The key impact areas for mining operations are: Air, land, water, noise etc. Impacts identified for the said mining site along with the proposed mitigation measures submitted		
vi	The Department/Project Proponent shall include in the EMP, the additional environmental activities to be undertaken by incurring expenditure @ Rs. 0.50/ton of the total quantity permitted for mining in ECs in case of manual mining and @ Rs. 1.50/ton in case of semi-mechanized mining. Any of the suggested additional environmental activities may be undertaken as a part of EMP	S.No.	Proposed Activities	Capital Cost (in Rs.)
		1	Environmental Awareness Programmes	10,000
		2	Solar lights installation in village Talwandi (3 No.)	45,000
		3	Construction of RWH pit at Government Elementary School Talwandi Kalan,	25,000
		Total		

During meeting, the Committee observed that the khasra No. mentioned in the ADS reply does not match with the khasra No. mentioned in the approved DSR of District Ludhiana and the NOC of the land. Further, as per the DSR of District Ludhiana, the total area approved for the mining site at village Talwandi Kalan is 1.11 acres, however, as per application proposal, the total area mentioned as 1.8 acres. The Committee observed that the same needs to be checked by the Department.

After detailed deliberations, SEAC decided to defer the case till the receipt of reply of the below mentioned observations:

- (i) The Department shall check the discrepancy of the total area proposed in the application i.e 1.8 acre with the total area mentioned in the approved DSR for the said site i.e 1.11 acre and submit the revised details of the land area with khasra no.
- (ii) The Department shall submit the copy of the NOC (Affidavit) of the land, duly attested by the Notary Public.
- (iii) The Department shall submit the revised details of the land area bearing khasra no. for the proposed mining site.
- (iv) The Department shall submit the revised EMP by including activities such as water sprinkling on the haulage/link road to mitigate the dust emissions, construction of temporary toilets and septic tank for the workers, solid waste management, green belt development etc.
- (v) The Department shall submit the details of the length of metalled & unmetalled (katcha) road along with their width, proposed to be used for transporting the excavated material from the mining site.
- (vi) The Department shall submit the photographs of the site duly indicating demarcation with boundary pillars and submit DGPS Map showing the coordinates of each corner of the site.

Deliberations during 252nd meeting of SEAC held on 17.07.2023.

The meeting was attended by the following:

- (i) Mr. Akash Aggarwal, DMO, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana.
- (ii) Mr. Sandeep Garg, Environmental Consultant, M/s Eco Laboratories Pvt Ltd.

The Committee allowed the Department & Environmental Consultant to present the reply of the aforementioned observations. Thereafter, the Environmental Consultant presented the reply as under:

1.	The Department shall check the discrepancy of the total area proposed in the application i.e 1.8 acre with the total area mentioned in the approved DSR for the said site i.e 1.11 acre and submit the revised details of the land area with khasra no.	Submitted.													
2.	The Department shall submit the copy of the NOC (Affidavit) of the land, duly attested by the Notary Public	Submitted.													
3.	The Department shall submit the revised details of the land area bearing khasra no. for the proposed mining site	<table border="1"> <thead> <tr> <th data-bbox="710 958 893 1122">Khasra No. as per proposal</th> <th data-bbox="893 958 1139 1122">Khasra No. as per DSR</th> <th data-bbox="1139 958 1331 1122">Khasra No. as per consent of land</th> <th data-bbox="1331 958 1538 1122">Name of owner of the land as per land NOC, DSR and Jamabandi</th> </tr> </thead> <tbody> <tr> <td data-bbox="710 1122 893 1576">8/1/1, 1/2, 2/1, 3/2, 4/1, 9/2, 10/1, 10/2, 4//22/2, 23/1, 23/2, 23/3, 24/1, 7//1/2, 2/1, 2/2, 3/1, 3/2, 9/2, 10/1. 6/2, 7/1, 7/2, 13/2, 14/1, 14/2, 15/1</td> <td data-bbox="893 1122 1139 1576">Area details are mentioned in DSR on page no. 236 Latitude and longitude details are given in DSR on page no. 268</td> <td data-bbox="1139 1122 1331 1576">8/1/1, 1/2, 2/1, 3/2, 4/1, 9/2, 10/1, 10/2, 4//22/2, 23/1, 23/2, 23/3, 24/1, 7//1/2, 2/1, 2/2, 3/1, 3/2, 9/2, 10/1. 6/2, 7/1, 7/2, 13/2, 14/1, 14/2, 15/1</td> <td data-bbox="1331 1122 1538 1576">Mulkh Raj Ranbeer Singh Ashok Kumar Baldev Singh Balveer Singh Joginder Singh</td> </tr> </tbody> </table>	Khasra No. as per proposal	Khasra No. as per DSR	Khasra No. as per consent of land	Name of owner of the land as per land NOC, DSR and Jamabandi	8/1/1, 1/2, 2/1, 3/2, 4/1, 9/2, 10/1, 10/2, 4//22/2, 23/1, 23/2, 23/3, 24/1, 7//1/2, 2/1, 2/2, 3/1, 3/2, 9/2, 10/1. 6/2, 7/1, 7/2, 13/2, 14/1, 14/2, 15/1	Area details are mentioned in DSR on page no. 236 Latitude and longitude details are given in DSR on page no. 268	8/1/1, 1/2, 2/1, 3/2, 4/1, 9/2, 10/1, 10/2, 4//22/2, 23/1, 23/2, 23/3, 24/1, 7//1/2, 2/1, 2/2, 3/1, 3/2, 9/2, 10/1. 6/2, 7/1, 7/2, 13/2, 14/1, 14/2, 15/1	Mulkh Raj Ranbeer Singh Ashok Kumar Baldev Singh Balveer Singh Joginder Singh					
Khasra No. as per proposal	Khasra No. as per DSR	Khasra No. as per consent of land	Name of owner of the land as per land NOC, DSR and Jamabandi												
8/1/1, 1/2, 2/1, 3/2, 4/1, 9/2, 10/1, 10/2, 4//22/2, 23/1, 23/2, 23/3, 24/1, 7//1/2, 2/1, 2/2, 3/1, 3/2, 9/2, 10/1. 6/2, 7/1, 7/2, 13/2, 14/1, 14/2, 15/1	Area details are mentioned in DSR on page no. 236 Latitude and longitude details are given in DSR on page no. 268	8/1/1, 1/2, 2/1, 3/2, 4/1, 9/2, 10/1, 10/2, 4//22/2, 23/1, 23/2, 23/3, 24/1, 7//1/2, 2/1, 2/2, 3/1, 3/2, 9/2, 10/1. 6/2, 7/1, 7/2, 13/2, 14/1, 14/2, 15/1	Mulkh Raj Ranbeer Singh Ashok Kumar Baldev Singh Balveer Singh Joginder Singh												
4.	The Department shall submit the revised EMP by including activities such as water sprinkling on the haulage/link road to mitigate the dust emissions, construction of temporary toilets and septic tank for the workers, solid waste management, green	<table border="1"> <thead> <tr> <th data-bbox="710 1594 762 1727"></th> <th data-bbox="762 1594 1382 1727">Description</th> <th data-bbox="1382 1594 1554 1727">Total cost to be incurred (Rs.)</th> </tr> </thead> <tbody> <tr> <td data-bbox="710 1727 762 1859">1.</td> <td data-bbox="762 1727 1382 1859">Water Sprinkling Measures to be done on haul road to suppress dust & Haul Road and other Roads Repair and maintenance</td> <td data-bbox="1382 1727 1554 1859">1,90,000</td> </tr> <tr> <td data-bbox="710 1859 762 2024">2.</td> <td data-bbox="762 1859 1382 2024">Plantation and maintenance of 90 saplings through State Forest Department under Green Punjab Mission: Plantation cost 1.80 Ha x 50 saplings/Ha = 90 saplings @ Rs.1000 per sapling.</td> <td data-bbox="1382 1859 1554 2024">90,000</td> </tr> </tbody> </table>			Description	Total cost to be incurred (Rs.)	1.	Water Sprinkling Measures to be done on haul road to suppress dust & Haul Road and other Roads Repair and maintenance	1,90,000	2.	Plantation and maintenance of 90 saplings through State Forest Department under Green Punjab Mission: Plantation cost 1.80 Ha x 50 saplings/Ha = 90 saplings @ Rs.1000 per sapling.	90,000			
	Description	Total cost to be incurred (Rs.)													
1.	Water Sprinkling Measures to be done on haul road to suppress dust & Haul Road and other Roads Repair and maintenance	1,90,000													
2.	Plantation and maintenance of 90 saplings through State Forest Department under Green Punjab Mission: Plantation cost 1.80 Ha x 50 saplings/Ha = 90 saplings @ Rs.1000 per sapling.	90,000													

	belt development etc.	3.	Septic tank & Mobile toilets and Solid Waste Management	65,000
		4.	Additional Environmental activities (Rs. 0.5 per MT of Total quantity=40014*0.5)	20,006
		5	Safety equipment's such as gloves, mask, helmet, First aid kit etc	20,000
			TOTAL	3,85,006
5.	The Department shall submit the details of the length of metalled & unmetalled (katcha) road along with their width, proposed to be used for transporting the excavated material from the mining site.	Submitted.		
6.	The Department shall submit the photographs of the site duly indicating demarcation with boundary pillars and submit DGPS Map showing the coordinates of each corner of the site.	Submitted.		

During meeting, the Committee asked the Department to submit an undertaking duly signed by the DMO to the effect that the khasra Nos & area mentioned in the application proposal and land NOC are as per the latest jamabandi of Village Talwandi Kalan. Further, the Department shall also mention in said undertaking that no High Transmission Line are passing over the proposed mining area. If in case, the High Transmission Line are passing over the proposed mining site, the Department shall leave ROW as per the statutory norms/guidelines. The Department agreed to the same and submitted an undertaking in this regard.

The Committee perused the activities mentioned under EMP and observed that no recurring cost has been mentioned against the activity. Further, the activity pertaining to carrying out plantation is required to be mentioned under the head of Additional Environmental Activities. In this regard, the Department submitted the revised EMP as under:

S. NO.	Description	Total Cost to be Incurred (in Rs)	Recurring cost (Rs.)
1	Repairing of road for transport of mining material and its subsequent maintenance	2,68,000	1,90,000
2.	Septic tank & Mobile toilets and Solid Waste management	50,000	30,000
3	Water Sprinkling Measures to be done on haul road for dust suppression	1,50,000	78,000
4	Management Safety shoes/ Masks/ Earplugs/ First Aid Kit etc	50,000	20,000
5	Additional Environmental Responsibilities: Plantation through State Forest Department under Green Punjab Mission. And its subsequent maintenance	90,000	60,000
Total		6,08,000	3,78,000

After detailed deliberations, SEAC decided to forward the application proposal to SEIAA with recommendation for grant Environment Clearance under EIA Notification dated 14.09.2006 for carrying out mining of minor minerals (sand) at Village Talwandi Kalan, Tehsil & District Ludhiana by Executive Engineer cum District Mining Officer, drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana Division subject to the specific conditions attached as **Annexure-1**.

Deliberations during the 257th meeting of SEIAA held on 01.08.2023

The case was considered by SEIAA in its 257th meeting held on 01.08.2023 which was attended by the following:

- (i) Mr. Harjinder Singh, Mining officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana.
- (ii) Mr. Sandeep Garg, Environmental Consultant, M/s Eco Laboratories Pvt Ltd.

Environmental Consultant of the Promoter Company presented the salient features of the project. A copy of the presentation submitted by the project proponent was also taken on record by the SEIAA.

To a query by SEIAA regarding the differences between the quantity proposed in the EC application viz-a-viz quantity approved in the mining plan and permissible quantity as per the

approved District Survey Report, the project proponent informed that 40% of the total quantity approved in the DSR has been permitted for extraction annually for 3 years on the assumption that additional 20% deposits will occur during 3 years' time. However, these quantities are subject to variation based upon actual replenishment studies to be conducted in the second and third years of the extraction of mining minerals.

SEIAA observed that the total extractable quantity as per EC cannot exceed the mineable quantity in the DSR plus scientifically documented replenishment studies. To this, the project proponent requested that they may be allowed to undertake mining of minor minerals as per the quantity mentioned in the DSR in 03 years period and the additional quantity of mining mineral, if any, as per replenishment studies in the second and third year on submission of the data to SEIAA.

SEIAA decided to accept the request of the project proponent.

To another query by SEIAA regarding the proposed semi-mechanized method of mining, the Project Proponent agreed to adopt manual method of mining as per the Mining Policy, 2023 of the State Government for the public mining sites.

SEIAA made certain observations in respect of the proposed EMP / AEA activities in response to which the PP submitted the revised Environment Management Plan of the Project as under:

Table No.1

S.NO.	Description	Total Cost to be Incurred (in Rs)	Recurring cost (Rs.)
1	Water Sprinkling Measures to be done on haul road to suppress dust.	150000	78000
2	Roads Repair damages due to mining activity	268000	190000
3	Septic tank & Mobile toilets and Solid Waste	50000	30000
4	Greenbelt Development (with tree guards) (Plantation cost 1.8 Ha x 50 saplings/Ha =90 saplings @ Rs.1000 per sapling). The plantations would be raised by the mining department itself or through the State Forest Department under GPM	90000	90000

	scheme		
5	Management Safety shoes/ Masks/ Earplugs/ First Aid Kit etc	50000	20000
6	Additional Environmental Responsibilities (Rs. 0.5 per MT of Total EC quantity= 40014 x0.5)	20007	0
Total		628007	408000

SEIAA took the aforesaid reply on record and was satisfied with the same. SEIAA also observed that the case stands recommended by SEAC.

After detailed deliberations and examination of relevant documents along with the perusal of the revised proposal / Mining Plan, SEIAA decided to accept the recommendations of SEAC and grant Environmental Clearance for undertaking mining of 40,014 MT of minor minerals (sand) in 1.8 ha area at Village Talwandi Kalan, District Ludhiana Punjab, by Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Ludhiana, as per the details mentioned in Form 2, Mining Plan, District Survey Report and other documents and subsequent presentation /clarifications made by the project proponent and his consultant with proposed measures and subject to conditions proposed by SEAC and the following additional conditions:

- i) Amendment in EC for permitting additional quantity of mining (over and above the DSR quantity) can be considered for approval only on the submission of the replenishment studies reflecting the actual quantities of minerals available in the second and third year, if any, to the SEIAA.
- ii) The mining shall be carried out by manual method instead of earlier proposed semi-mechanized method.
- iii) The project proponent shall spend the minimum amount of Rs.6,28,007 towards the capital cost and Rs. 4,08,000 /annum towards recurring cost in the operation phase of the project as per Table No.1 above.

Item No. 257.04: Application for Environmental Clearance for carrying out mining of minor minerals (sand) at Village Mehlanwali, Tehsil & District Hoshiarpur by Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Hoshiarpur Division.(Proposal No.SIA/PB/MIN/423947/2023).

The Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Hoshiarpur Division has applied for obtaining Environmental Clearance under category B2 and 1(a) of the Schedule appended with the EIA notification dated 14.09.2006 for carrying out mining of minor minerals (sand) at the mining site of Village Mehlanwali, Tehsil & District Hoshiarpur. The proposed site falls under River Bed mining site.

The Department has deposited requisite fee of Rs. 5000/-vide reference no. N088232390730705 dated 29.03.2023 for obtaining Environmental Clearance for carrying out mining in the above mining site. The adequacy & deposition of the requisite fee by the applicant has been checked & verified by the supporting staff of SEIAA. The Mining Plan was approved by Assistant Geologist, Punjab vide Letter No. Glg/Pb/M.P/Mahlanwali/907 dated 22.03.2023 for the permissible limit of extraction as per the said plan is 6819 TPA.

Deliberations during 248th meeting of SEAC held on 27.05.2023.

The meeting was attended by the following:

- (i) Mr. Arshad Shaik, Senior Executive Technical M/s Right Source Industrial Solutions Pvt Ltd (Through VC).
- (ii) Mr. Paras Mahajan, Asst. Geologist.
- (iii) Mr. Sandeep Kumar, SDO, Hoshiarpur

The Committee allowed the Environmental Consultant to present the salient features of the application proposal. Thereafter, the Environmental Consultant presented the case as under:

i)	Name of Applicant & Correspondence address: Mobile No: Email ID:	Sartaj Singh Randhawa, Executive Engineer-Hoshiarpur Drainage –cum-Mining & Geology Division, Hoshiarpur, WRD Punjab 9417900074 sartaj.randhawa074@punjab.gov.in
ii)	Name of Environmental Consultant Mobile No. Email ID	Right Source Industrial Solutions Pvt. Ltd 8977495343 eiaemp@rightsource.co.in
iii)	Online Proposal No.	SIA/PB/MIN/423947/2023

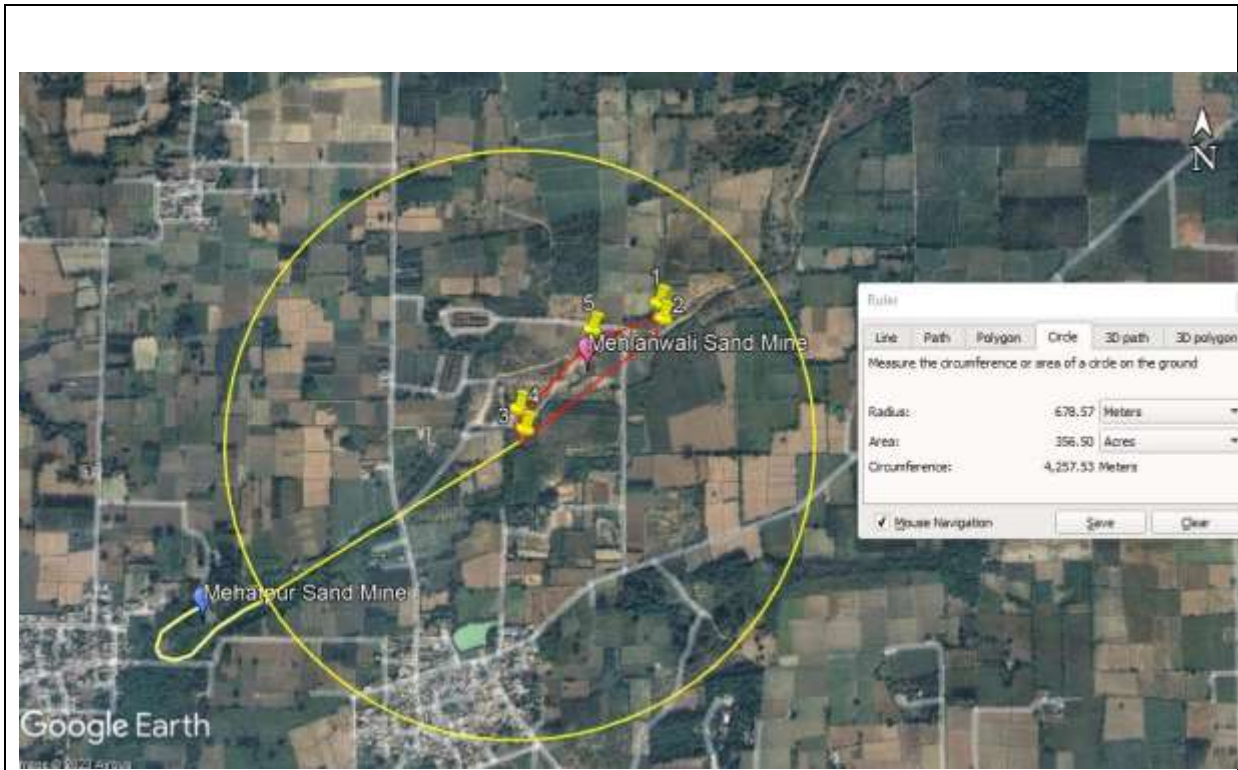
iv)	Project Name & Location	Mehlanwali Sand Mining Project Village: Mehlanwali Tehsil- Hoshiarpur District- Hoshiarpur, State Punjab
v)	Project/activity covered under item of scheduled to the EIA Notification,14.09.2006	1(a) Mining of Minor Minerals

The details of the mining project are as under:

S.No.	Item	Details															
a.	Category of the Project as per the EIA notification dated 14.09.2006	B2															
b.	Hadbast No. of the Village	344															
c.	Khasra No. of the proposed mining site as per DSR viz a viz Khasra no. of mining site as per proposal	As per proposal following Khasra No. have been mentioned 37/11, 37/20/1, 38/15/1, 38/16/1, 38/16/2, 38/17/1, 38/18/1, 38/22/2, 38/23 , 38/24, 38/25, 41/2, 41/3/1, 41/3/2, 41/4, 41/8, 41/9, 41/10, 41/11,41/12 Further, as per approved DSR, no khasra No. have been mentioned, however the Project Proponent mentioned in the application proposal that the proposed site is mentioned under Annexure-V in the category of Mehlanwali Choe at Serial No. 1 having code ML 01.															
d.	Whether the mining area is less than area mentioned in the DSR,(If yes) the proposed mining area shall be earmarked in the KML file with different color.	No, the Mehlanwali sand mining area mentioned in the DSR is same as per the proposal submitted.															
d.1	Area details as per Mining plan	6819 TPA															
e	Longitude & Latitude of the mining site	<table border="1"> <thead> <tr> <th colspan="3">Geo-Coordinates of the Lease Area</th> </tr> <tr> <th>Pillar No.</th> <th>Latitude</th> <th>Longitude</th> </tr> </thead> <tbody> <tr> <td>B.P 1</td> <td>31°30'4.88"</td> <td>75°59'24.98"</td> </tr> <tr> <td>B.P 2</td> <td>31°30'3.72"</td> <td>75°59'25.34"</td> </tr> <tr> <td>B.P 3</td> <td>31°29'55.44"</td> <td>75°59'13.30"</td> </tr> </tbody> </table>	Geo-Coordinates of the Lease Area			Pillar No.	Latitude	Longitude	B.P 1	31°30'4.88"	75°59'24.98"	B.P 2	31°30'3.72"	75°59'25.34"	B.P 3	31°29'55.44"	75°59'13.30"
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		B.P 4	31°29'56.95"	75°59'12.72"
		B.P 5	31°30'2.87"	75°59'19.13"
f.	Details of cluster formation	There is no cluster formation, undertaking in this regard submitted.		
g.	Affidavit from the land owner giving consent for carrying out mining. (In case of Pvt land)	No land NOC submitted.		
h.	Whether demarcation/erection of boundary pillars on the site has been done.	Demarcation Report submitted.		
i.	Status of clearance under Forest Conservation Act, 1980, Wildlife Protection Act 1972 as the case may be	<ol style="list-style-type: none"> 1. A copy of certificate issued by the Divisional Forest Officer of District Hoshiarpur submitted, wherein it has been mentioned that the land proposed for the potential sand mining sites is not included in the areas notify under section-4 & 5 of the PLPA, 1900. 2. A copy of certificate issued by the Divisional Forest Officer, Wildlife Hoshiarpur submitted, wherein it has been mentioned that the land proposed for the potential sand mining sites does not fall in the eco- sensitive zones of Wildlife Sanctuary and Conservation reserves under the Wildlife (Protection)Act, 1972 and Punjab Wildlife Preservation Act, 1959. Further, the land does not fall in any sanctuary and conservation reserves. 		
j.	Salient features of approved mining plans	Salient features of approved mining plan are presented in Environment Management Plan (EMP) and Pre-feasibility Report (PFR), submitted.		
k.	Method of mining	Open cast Semi-Mechanized method is proposed for mining.		
l.	No. of workers on the site when fully operational	35		
m.	Total water requirement for domestic and other usage and its source	Domestic: 0.50 KLD Dust Suppression: 1.00 KLD Green Belt: 1.10 KLD Total: 2.60 KLD		
n.	Waste water generation and its	Mobile toilet with Septic tank.		

	disposal	
o.	Information regarding nos of truck/trollies per day for carrying the excavated material on the proforma prescribed in the DSR and map showing the transportation route with proper earmarking of katcha, pakka road and ROW.	Transportation of Sand from mine will be done by dumpers having carriage capacity of appx. 20 tonnes or as per availability of trucks and trolleys. Transportation route map submitted.
p.	Activities to be undertaken under EMP along with its cost.	Submitted
q.	Whether any Litigation is pending against the proposed mining site, if yes the details, thereof, be provided.	No litigation is pending against the proposed mining site Self-Declaration certificate is submitted.
r.	The Department shall provide details pertaining to No. of trees, if any, to be felled for carrying out mining activity.	No trees would be felled during mining activity
s.	The Department shall earmark, on the KML file, the distance from the habitation area from sand mining site. The Department shall certify that the same is in consonance with the existing guidelines allowing the Department for carrying out the mining near the habitation area.	Distance from nearest habitation Mehlanwali village is 427 m towards south direction. The same has been incorporated in the KML file.
t.	The Department shall earmark, on the KML file, the distance from the minor/major bridges up to the nearest boundary of sand mining site.	Road Bridge- 1.2 Km towards NNE from the mine lease area.
u.	In case, the proposed mining site does not include in a cluster, the Department shall earmark on the KML file, the distance from the nearest mining site.	The proposed mining site does not include in a cluster. Distance from the nearest mining site Mehatpur Sand Mine 0.678 Km towards SW. The same has been incorporated in the KML file. Below image shows the KML file, the distance from the nearest mining site.



v)	The Department shall outline the environmental impact of the mining operations carried out at site. The Department shall also mention the mitigation measures proposed for mitigating the environmental impacts	The key impact areas for mining operations are: Air, land, water, noise etc. Impacts identified for the said mining site along with the proposed mitigation measures are submitted.
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vi)	The Department/Project Proponent shall include in the EMP, the additional environmental activities to be undertaken by incurring expenditure @ Rs. 0.50/ton of the total quantity permitted for mining in ECs in case of manual mining and @ Rs. 1.50/ton in case of semi-mechanized mining. Any of the following additional environmental activities may be undertaken as a part of EMP:	<table border="1"> <thead> <tr> <th data-bbox="742 1361 821 1541">S. No</th> <th data-bbox="821 1361 1220 1541">Proposed Activities</th> <th data-bbox="1220 1361 1418 1541">Capital Cost (in Rs.)</th> </tr> </thead> <tbody> <tr> <td data-bbox="742 1541 821 1653">1</td> <td data-bbox="821 1541 1220 1653">Solar Lamp distribution in nearby villages</td> <td data-bbox="1220 1541 1418 2038" rowspan="5">50,000/-</td> </tr> <tr> <td data-bbox="742 1653 821 1765">2</td> <td data-bbox="821 1653 1220 1765">Provide drinking water in nearby schools</td> </tr> <tr> <td data-bbox="742 1765 821 1877">3</td> <td data-bbox="821 1765 1220 1877">Constructions of sitting benches in Village streets</td> </tr> <tr> <td data-bbox="742 1877 821 1989">4</td> <td data-bbox="821 1877 1220 1989">Plantation of trees with tree guards</td> </tr> <tr> <td data-bbox="742 1989 821 2038"></td> <td data-bbox="821 1989 1220 2038">Distribution of wheel chairs</td> </tr> </tbody> </table>		S. No	Proposed Activities	Capital Cost (in Rs.)	1	Solar Lamp distribution in nearby villages	50,000/-	2	Provide drinking water in nearby schools	3	Constructions of sitting benches in Village streets	4	Plantation of trees with tree guards		Distribution of wheel chairs
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	Distribution of wheel chairs																

		5	for the handicapped students	
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During meeting, the Committee perused the SEIAA letter no 542 dated 29.03.2023 vide which SEIAA allowed the Department of Mines & Geology to undertake sand mining in the sites identified in the approved DSR of District Hoshiarpur through its concessionaires or through appropriate alternate methods till 30.06.2023, during which time, the regular Environmental Clearance for the sites will be applied for and obtained by the Department. The permission was granted subject to the condition that in case of river bed sites, depth of extraction should not exceed 1 m and maximum quantity to be extracted should not exceed 50% of the net mineable deposits identified in the DSRs.

Sh. P.S Bhogal & Sh . K.L Malhotra apprised the Committee that the river bed site namely Mehalawali Choe in District Hoshiarpur was visited by the five-member Committee constituted in compliance of the orders of the Hon'ble NGT dated 26-02-2021 in OA No 360 of 2015 on 08.05.2023 and it was observed as under:

- (i) 51 MT of the sand has been excavated out of the 6819 MT quantity of the sand approved in the Mine Plan. Thus, only 0.75 % of the sand was excavated out of the total approved quantity as there was very little demand of sand at this site.
- (ii) The Department further informed that one of the main reasons for lack of demand appeared to be the very poor quality of sand at this site.

SEAC took note of the above and observed that as per the inspection report, the Department of Mines and Geology has extracted only 0.75% of the permissible mineable deposits identified in the DSR as per the approval granted by SEIAA.

SEAC further perused the Khasra no. mentioned in the land NOC & jamabandi and observed that the khasra no. mentioned in the land NOC does not speak in the ownership of the land owner as per jamabandi. The Committee asked the Department to submit the revised land NOC in the name of the actual land owner.

The Committee further made it clear to the Department that the transportation from the mining site shall be done only with dumpers having carriage capacity not exceeding 10 MT. The Department agreed to the same.

After detailed deliberations, SEAC decided to send the case to SEIAA with a recommendation to return it to the Department of Mines & Geology with an advice to re- consider the requirement of Environmental Clearance for this site after assessing the quality of sand and the demand.

1.0 Deliberations during 250th meeting of SEIAA held on 09.06.2023

The case was considered by SEIAA in its 250th meeting held on 09.06.2023 which was attended by the following:

- (i) Mr. Arshad Shaik, Senior Executive Technical M/s Right Source Industrial Solutions Pvt Ltd (Through VC).
- (ii) Mr. Paras Mahajan, Asst. Geologist.
- (iii) Mr. Sandeep Kumar, SDO, Hoshiarpur

Environmental Consultant presented the salient features of the project. A copy of the presentation submitted by project proponent was taken on record.

In reply to query by SEIAA regarding the poor quality of sand and lack of demand for the same as observed by the 5 member NGT inspection committee and referred to by SEAC in the proceedings of its 248th meeting, project proponent informed that mining operations at this site had just commenced just a few days before the visit of the inspection committee and public demand had not yet commenced being a new mining site. The initial quality of sand was also not up to the mark at the head of this site being located very close to habitation. However, both the quality of sand and the demand had now picked up considerably and the public was regularly lifting sand from this site. This was borne out by the fact that 12% (as on 09.06.2023) of the total permissible quantity had been sold till date (against just 0.75% on the day of visit of the NGT committee). Project proponent therefore requested that EC for this site may kindly be granted.

SEIAA was satisfied with the reply of the project proponent and decided that the case may be referred back to SEAC with the request to appraise the same and forward its recommendations to SEIAA.

Deliberations during 252nd meeting of SEAC held on 17.07.2023.

The meeting was attended by the following:

- (i) Sh. Sartaj Singh Randhawa, XEN, Drainage-cum-Mining & Geology Division, Water Resources Department, Hoshiarpur.
- (ii) Mr. Sandeep Kumar, SDO, Hoshiarpur
- (iii) Mr. Arshad Shaik, Senior Executive Technical M/s Right Source Industrial Solutions Pvt Ltd (Through VC).

During meeting, the Committee asked the Department to submit an undertaking duly signed by the DMO to the effect that the khasra Nos & area mentioned in the application proposal and land NOC are as per the latest jamabandi of Village Mehlanwali. Further, the Department shall also mention in an undertaking that no High Transmission Line are passing over the proposed mining area. If in case, the High Transmission Line are passing over the proposed mining site, the Department shall leave ROW as per the statutory norms/guidelines. The Department agreed to the same and submitted an undertaking in this regard.

After detailed deliberations, SEAC decided to forward the application proposal to SEIAA with recommendation for grant Environment Clearance under EIA Notification dated 14.09.2006 for carrying out mining of minor minerals (sand) at Village Mehlanwali, Tehsil & District Hoshiarpur by Executive Engineer cum District Mining Officer, Drainage-cum-Mining & Geology Division, Water Resources Department, Hoshiarpur Division subject to the specific

conditions attached as Annexure-1 of the proceedings of the SEAC.

Deliberations during 257th meeting of SEIAA held on 01.08.2023

The case was considered by SEIAA in its 257th meeting held on 01.08.2023 which was attended by Sh. Sandeep Kumar, SDO, Hoshiarpur, Drainage-cum-Mining & Geology Division, WaterResources Department, Hoshiarpur. However, Environmental Consultant engaged by the Mining Department was absent. Further, the Project Proponent failed to submit proper reply regarding the details of the Environmental Management Plan and component-wise expenditure proposed to be undertaken under the same.

SEIAA observed that the proceedings of the meetings of SEAC are very sketchy and do not specify required particulars of the mining site or basic details of the EMP like amount to be spent on standard activities like dust suppression, maintenance of haul roads, safety gear, plantation @ 50 plants / ha, solid waste management etc. Only a few random activities for Rs 50,000 have been mentioned against AEA activities out of which several activities are in fact CSR activities. Even the extent of area from which mining is proposed to be undertaken by the PP or the quantity of minor minerals recommended for approval viz-a-viz quantity approved in the DSR / Mine Plan have not been specified in the proceedings of the SEAC meetings or its final recommendations. As such there is no clarity regarding the basic parameters for which grant of EC has been recommended.

Since a very large number of applications for Environmental Clearance for mining of minor minerals are yet to be received, SEIAA decided that a standardized Performa in Tabular Form should be devised for appraising mining projects and conveyed to SEAC so as to ensure that no important parameter is inadvertently missed in appraisal / proceedings of SEAC meeting vide which the case is recommended. This will also greatly speed up the processing time in both SEIAA and SEAC which is an important consideration in view of the large number of such cases presently pending as also expected to be submitted in the near future.

After detailed deliberations, SEIAA decided as under:

- i) Case be remanded back to SEAC for sending the revised recommendations on the prescribed Performa to be used for appraising mining projects as per above observations of SEIAA.
- ii) Prescribed Performa (Annexure-I) be sent to the SEAC for requisite action as per S No. (i) above.

Item No. 257.05: Application for Environmental Clearance for establishment of residential plotted Project namely "Amulyam" (10.836 acres) at Ward No. 9, Kurali bypass road, Padiala, Tehsil Kharar, Distt. SAS Nagar (Mohali), Punjab by M/s SRV Infrastructure (Proposal no. SIA/PB/INFRA2/426534/2023).

The project proponent has submitted application for development of Residential Plotted Project namely "Amulyam" (10.836 acres) at Ward No. 9 Kurali bypass, Padiala, Tehsil Kharar, Distt. SAS Nagar (Mohali), Punjab. The total land area of the project is 10.836 acres having built-up area of 43,528.07 sq.m. The project is covered under Schedule 8(a) - 'Building & Construction Project'; Category 'B2' as per EIA Notification, 2006 & its amendments.

The project proponent has submitted the Checklist, Conceptual Plan, EMP, application form and other additional documents through Parivesh Portal. He has also deposited fee of Rs. 87,060/- vide UTR No./ Reference ID 719923035 dated 13.04.2023. The adequacy of the fee has been checked & verified by the supporting staff of SEIAA.

Punjab Pollution Control Board vide letter no. 4114 dated 09.06.2023 furnished construction status report as under:

"The proposed site of the project was visited by officer of the Board on 30.05.2023 along with Sh. Anoop Kumar, General Manager. As per site shown by the representative, the point-wise status report is as under:

- 1. The proposed site of the project is located at Ward no.9., Kurali Bypass, Padiala, Tehsil Kharar, Dist. SAS Nagar. The project proponent has earmarked its site with flag poles and no boundary wall / fencing is provided.*
- 2. The project proponent has not started development works at site however, has constructed (temporary structure) for office/ sale office building only.*
- 3. The nearest petrol pump is about 130 m away from the proposed site.*
- 4. As per the boundary limits shown by the representative, it was observed that there is no operational approved/consented Industry such as rice Sheller/saila plant/brick kiln/ stone crushing/ screening cum washing unit/ hot mix plant/ cement grinding unit within a radius of 500 m. There is no operational approved/consented air polluting industry within a radius of 100 m from the boundary of the project site and there is no operational approved/consented MAH Industry within a radius of 250 m radius from the boundary of the proposed site. There is no operational approved/consented Jaggery Unit within 200 m.*
- 5. The site of the project was found conforming to the sitting guidelines laid down by the Govt. of Punjab, Department of Science Technology and Environment vide order dated 25/07/2008 as amended on 30/10/2009."*

Deliberations during 250th meeting of SEAC held on 20.06.2023.

The meeting was attended by the following:

- (i) Mrs. Mona Sharma, Authorized Signatory M/s SRV Infrastructure.
- (ii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the salient features of the project. Thereafter, the Environmental Consultant presented as under:

Sr. No.	Description	Details
1	Basic Details	
1.1	Name of Project & Project Proponent:	Residential Plotted Project namely "Amulyam" by M/s SRV Infrastructure
1.2	Proposal:	SIA/PB/INFRA2/426534/2023
1.3	Location of Project:	Ward No. 9 Kurali bypass, Padiala, Tehsil Kharar, Distt. SAS Nagar (Mohali), Punjab
1.4	Details of Land area & Built up area:	Plot area: 10.836 acres (43,852.37 sq.m.) Built up area: 43,528.07 sq.m.
1.5	Category under EIA notification dated 14.09.2006	8(a)
1.6	Cost of the project	Rs. 22.10 Crores
2.	Site Suitability Characteristics	
2.1	Whether project is suitable as per the provisions of Master Plan:	Permission for change of land use has been obtained for 10.836 acres of land vide Memo No. PB/CLU/SAS/KURAL/2263 dated 22.08.2022 in the name of copy of same is submitted.
2.2	Whether supporting document submitted in favour of statement at 2.1, details thereof: (CLU/building plan approval status)	Permission for change of land use has been obtained for 43852.37 sq.m of land area at Kurali Bypass road, Village Padiala vide Memo No. PB/CLU/SAS/KURAL/2263 dated 22.08.2022. A copy of same is submitted with the application.
3	Forest, Wildlife and Green Area	
3.1	Whether the project required clearance under the provisions of Forest Conservations Act 1980 or not:	No. The project does not involve any forest land. Forest NOC is attached along with application.
3.2	Whether the project required clearance under the provisions of Punjab Land Preservation Act (PLPA), 1900.	Project is not covered under PLPA, 1900. Letter in this regard has been obtained from District Forest Officer and is attached along with application.
3.3	Whether project required clearance under the provisions of Wildlife Protection Act 1972 or not?	No. The project does not require clearance under Wildlife Protection Act 1972.
3.4	Distance of the project from the Critically Polluted Area.	The nearest critically polluted area is Ludhiana which is approx. 62 km from project location.

3.5	Whether the project falls within the influence of Eco-Sensitive Zone or not.	No. The project does not fall within any eco-sensitive zone.																																																															
3.6	Green area requirement and proposed No. of trees:	Total green area: 2,499 sq.m. (@ 6.16% of balance plot area) Proposed trees to be planted: 550 nos.																																																															
4.	Configuration & Population																																																																
4.1	<p>Proposal & Configuration The project will comprise of 171 residential plots, EWS plots, 23 Commercial plots along with associated facilities.</p> <p style="text-align: center;"><u>Table 3: Area Statement</u></p> <table border="1"> <thead> <tr> <th>Sl. No.</th> <th>Description</th> <th>Area (in sq.yd.)</th> <th>Area (in sq.m.)</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Total Plot Area</td> <td>52,447</td> <td>43,852.37 sq.m. (10.836 acres)</td> </tr> <tr> <td>2.</td> <td>Area Under Road Widening</td> <td>1,361.36</td> <td>1,138.81</td> </tr> <tr> <td>3.</td> <td>Area under Scheme (1-2)</td> <td>51,085.64</td> <td>42,713.56 (10.555 acres)</td> </tr> <tr> <td>4.</td> <td>Area under EWS (@ 5%)</td> <td>2,554.76</td> <td>2,135.56</td> </tr> <tr> <td>5.</td> <td>Balance Area (3-4)</td> <td>48,530.88</td> <td>40,578 sq.m.</td> </tr> <tr> <td>6.</td> <td>Area under residential plots (@ 52.05%)</td> <td>25,261.16</td> <td>21,121.55</td> </tr> <tr> <td>7.</td> <td>Area under Commercial (@ 2.95%)</td> <td>1,431.11</td> <td>1,196.59</td> </tr> <tr> <td>8.</td> <td>Area Under Parks & Green (@ 6.16%)</td> <td>2,988.2</td> <td>2,499</td> </tr> <tr> <td>9.</td> <td>Area Under Surface Parking (@ 2.66%)</td> <td>1,291.98</td> <td>1,080.26</td> </tr> <tr> <td>10.</td> <td>Area Under Services (@ 1.55%) <ul style="list-style-type: none"> • STP (@ 0.62%) • Area Under EGS (@ 0.31%) • Area Under Water Works (@ 0.21%) • Garbage Collection (@ 0.41%) </td> <td>750.66 <ul style="list-style-type: none"> • 300.09 • 150.50 • 100.01 • 200.06 </td> <td>627.65 250.91 125.84 83.62 167.28</td> </tr> <tr> <td>11.</td> <td>Area Under Roads (@ 34.63%)</td> <td>16,807.77</td> <td>14,053</td> </tr> </tbody> </table> <p style="text-align: center;"><u>Table 3: Permissible Built-up Area</u></p> <table border="1"> <thead> <tr> <th>Sl. No.</th> <th>Components</th> <th>Built-up Area (in sq.m.)</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Residential Plots (FAR @ 1.9)</td> <td>40,131</td> </tr> <tr> <td>2.</td> <td>EWS</td> <td>1,602.065</td> </tr> <tr> <td>3.</td> <td>Commercial Plots (FAR @ 1.5)</td> <td>1,795</td> </tr> <tr> <td></td> <td>Total Permissible Built-up Area</td> <td>43,528.07 sq.m.</td> </tr> </tbody> </table>		Sl. No.	Description	Area (in sq.yd.)	Area (in sq.m.)	1.	Total Plot Area	52,447	43,852.37 sq.m. (10.836 acres)	2.	Area Under Road Widening	1,361.36	1,138.81	3.	Area under Scheme (1-2)	51,085.64	42,713.56 (10.555 acres)	4.	Area under EWS (@ 5%)	2,554.76	2,135.56	5.	Balance Area (3-4)	48,530.88	40,578 sq.m.	6.	Area under residential plots (@ 52.05%)	25,261.16	21,121.55	7.	Area under Commercial (@ 2.95%)	1,431.11	1,196.59	8.	Area Under Parks & Green (@ 6.16%)	2,988.2	2,499	9.	Area Under Surface Parking (@ 2.66%)	1,291.98	1,080.26	10.	Area Under Services (@ 1.55%) <ul style="list-style-type: none"> • STP (@ 0.62%) • Area Under EGS (@ 0.31%) • Area Under Water Works (@ 0.21%) • Garbage Collection (@ 0.41%) 	750.66 <ul style="list-style-type: none"> • 300.09 • 150.50 • 100.01 • 200.06 	627.65 250.91 125.84 83.62 167.28	11.	Area Under Roads (@ 34.63%)	16,807.77	14,053	Sl. No.	Components	Built-up Area (in sq.m.)	1.	Residential Plots (FAR @ 1.9)	40,131	2.	EWS	1,602.065	3.	Commercial Plots (FAR @ 1.5)	1,795		Total Permissible Built-up Area	43,528.07 sq.m.
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4.2	Population details	26 persons																																																															

Sl. No.	Area Type	No. of Plots/ Booth/ Area	Criteria	Population
1.	Residential Plots	171 Plots	15 persons/ plot	2565
2.	Commercial (Booths)	23 Nos.	2 persons/ booth	46
3.	EWS	0.528 acre	300 persons /Acre	158
4.	Visitors	-	10% of residential population	257
Total Estimated Population = 3,026 Persons				
5	Water			
5.1	Total fresh water requirement:	247 KLD		
<u>Table 5: Water demand & wastewater generation calculations</u>				
Sl. No.	Details	Population	Criteria	Water Demand (KLD)
1.	Residential population	2,565	@ 135 lpcd	346
2.	Commercial population	46	@ 45 lpcd	2
3.	EWS	158	@ 135 lpcd	21
4.	Visitors	257	@ 15 lpcd	4
5.	Water Requirement			373 KLD
6.	Wastewater Generation (@ 80% of water requirement)			298 KLD
7.	Treated Sewage (@ 98%)			292 KLD
8.	Flushing Water Requirement (@ 45 lpcd for residential population, @ 20 lpcd for floating population & @ 10 lpcd for visitors)			115+1+7+3= 126 KLD
9.	Total Fresh Water Demand			373 -126= 247 KLD
10.	Green area water req. for 2,499 sq.m.			
	• Summer (@ 5.5 lt./m ² /day)			14 KLD
	• Winter (@ 1.8 lt./m ² /day)			4 KLD

		<ul style="list-style-type: none"> • Monsoon (@ 0.5 lt./m²/day) 	1 KLD														
5.2	Source:	Bore wells															
5.3	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N) <i>Details thereof</i>	No. Permission from PWRDA is not required as water demand will be utilized exclusively for Drinking and Domestic use.															
5.4	Total wastewater generation:	298 KLD															
5.5	Treatment methodology: <i>(STP capacity, technology & components)</i>	298 KLD of wastewater will be generated from the project which will be treated in proposed STP of 350 KLD capacity based on MBBR Technology followed by UF.															
5.6	Treated wastewater for flushing purpose:	126 KLD															
5.7	Treated wastewater for green area in summer, winter and rainy season:	Summer: 14 KLD Winter: 4 KLD Monsoon: 1 KLD															
5.8	Utilization/Disposal of excess treated wastewater.	Excess treated water will be disposed of to MC sewer.															
5.9	Cumulative Details:																
	<table border="1"> <thead> <tr> <th>S. No.</th> <th>Total water Requirement</th> <th>Total wastewater generated</th> <th>Treated wastewater</th> <th>Flushing water requirement</th> <th>Green area requirement</th> <th>Into sewer</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>373 KLD</td> <td>298 KLD</td> <td>292 KLD</td> <td>126 KLD</td> <td>Summer: 14 KLD Winter: 4 KLD Monsoon: 1 KLD</td> <td>Excess will be disposed to MC sewer. Summer: 152 KLD Winter: 162 KLD Monsoon : 165 KLD</td> </tr> </tbody> </table>	S. No.	Total water Requirement	Total wastewater generated	Treated wastewater	Flushing water requirement	Green area requirement	Into sewer	1.	373 KLD	298 KLD	292 KLD	126 KLD	Summer: 14 KLD Winter: 4 KLD Monsoon: 1 KLD	Excess will be disposed to MC sewer. Summer: 152 KLD Winter: 162 KLD Monsoon : 165 KLD		
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5.10	Rain water harvesting proposal:	5 Rain Water Recharging pits with dual bore have been proposed for artificial rain water recharging within the project premises.															
6	Air																

6.1	Details of Air Polluting machinery:	1 DG set of 200 KVA capacity will be installed for essential services such as STP, borewell, etc.																							
6.2	Measures to be adopted to contain particulate emission/Air Pollution	DG set will be equipped with acoustic enclosure to minimize noise generation and adequate stack height for proper dispersion.																							
7	Waste Management																								
7.1	Total quantity of solid waste generation	1,118 kg/day																							
7.2	Whether Solid Waste Management layout plan by earmarking the location as well as area designated for installation of Mechanical Composter and Material Recovery Facility submitted or not.	Solid waste management area has been provided and earmarked in conceptual layout plan attached along with application. Biodegradable waste will be composted by use of 1 Composter of 500 kg each. Recyclable component will be disposed of through authorized recycler vendors. Inert waste will be dumped to authorized dumping site.																							
7.3	Details of management of Hazardous Waste.	Hazardous Waste in the form of used oil from DG set will be generated which will be managed & disposed off to authorized vendors as per the Hazardous & Other Wastes (Management & Transboundary Movement) Rules, 2016 and its amendments.																							
8	Energy Saving & EMP																								
8.1	Power Consumption:	Total power demand for the proposed project will be 831.81 KVA which will be provided by Punjab State Power Corporation Limited (PSPCL).																							
8.2	Energy saving measures:	Use of LEDs is proposed in all common areas and the residents shall be educated about the huge savings in their electricity bills, if they use the LED.																							
8.3	Details of activities under Environment Management Plan.	<p>Details of activities under Environment Management Plan is mentioned below:</p> <table border="1"> <thead> <tr> <th rowspan="2">S. No.</th> <th rowspan="2">Title</th> <th colspan="2">Construction Phase</th> <th>Operation Phase</th> </tr> <tr> <th>Capital Cost (in Lakhs)</th> <th>Recurring Cost (in Lakhs per Annum)</th> <th>Recurring Cost (in Lakhs per Annum)</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Air Pollution Control including anti-smog guns (tarpaulin sheets/ barricading, water sprinklers, etc.)</td> <td>12</td> <td>1</td> <td>0.5</td> </tr> <tr> <td>2.</td> <td>Water Pollution Control (STP of 350 KLD based on MBBR technology followed by UF)</td> <td>40</td> <td>2</td> <td>5</td> </tr> <tr> <td>3.</td> <td>Noise Pollution Control (Maintenance of machinery & PPE's)</td> <td>2</td> <td>0.5</td> <td>0.5</td> </tr> </tbody> </table>	S. No.	Title	Construction Phase		Operation Phase	Capital Cost (in Lakhs)	Recurring Cost (in Lakhs per Annum)	Recurring Cost (in Lakhs per Annum)	1.	Air Pollution Control including anti-smog guns (tarpaulin sheets/ barricading, water sprinklers, etc.)	12	1	0.5	2.	Water Pollution Control (STP of 350 KLD based on MBBR technology followed by UF)	40	2	5	3.	Noise Pollution Control (Maintenance of machinery & PPE's)	2	0.5	0.5
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		4.	Landscaping (550 nos. of trees and green area development)	8	2	5*
		5.	Solid Waste Management (Composter of 500 kg)	15	3	5
		6.	Rain water Harvesting (5 pits with double bore)	15	2	2
		7.	Energy Conservation (LED & solar lights in common areas)	5	0.5	1
		8.	Miscellaneous (Environment monitoring cost, Management of Environment Cell, etc.)	5	2	2
		Total		Rs. 102 Lakhs	Rs. 13 Lakhs	Rs. 21 Lakhs
		Further, Rs. 22 Lakhs i.e. 1% of total project cost has been reserved for undertaking additional Environment activities.				

After detailed deliberations, SEAC decided to defer the case till the receipt of reply of the below mentioned observations:

1. The Project Proponent has submitted documents pertaining to the application proposal on the letter head of VRS Building Community, however, partnership deed submitted under the name of M/s SRV Infrastructure. The Project Proponent is required to clarify the same.
2. The Project Proponent shall submit permission from MC, Kurali for discharge of excess treated waste water into public sewer or submit any alternate scheme for utilization/disposal of excess treated wastewater.
3. The Project Proponent shall submit the revised estimation of EWS population by considering 450 persons/acre and accordingly revise the water demand, waste water generation, water balance etc.
4. The Project Proponent shall provide the details of activities being undertaken under Additional Environmental Activities along with the NOCs from various stakeholders.
5. The Project Proponent shall submit the proposal for the management & disposal of storm water to be generated from the project.
6. The Project Proponent shall submit the proposal for the management of the non-recyclable component of solid waste.
7. The Project Proponent shall submit the detailed proposal for planting 550 No. of trees by indicating the running length of the road, distance between the plants, type of plants, height of plant etc.

Deliberations during 251st meeting of SEAC held on 10.07.2023.

The meeting was attended by the following:

- (i) Mrs. Mona Sharma, Authorized Signatory M/s SRV Infrastructure.
- (ii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the reply of the aforementioned observations. Thereafter, the Environmental Consultant presented as under:

S. No.	Queries	Reply
1.	<p>The Project Proponent has submitted documents pertaining to the application proposal on the letter head of VRS Building Community, however, partnership deed submitted under the name of M/s SRV Infrastructure. The Project Proponent is required to clarify the same.</p>	<p>We want to highlight that earlier we were running all the firms under one brand name i.e. "VRS – Building Community". Therefore, logo of "VRS" was used on all the letter heads of different firms. Accordingly, letter head used for submission of EC application comprises of logo of "VRS" on the top and firm name "M/s SRV Infrastructure" in the bottom.</p> <p>Further, we would also like to inform you that, there were some rearrangements between the partners in their joint ventures. Accordingly, new retirement cum partnership deeds for respective firms have been formed. New partnership deed of M/s SRV Infrastructure is submitted. As per new partnership deed, M/s SRV Infrastructure is under complete ownership of Mr. Rajesh Arora & Mr. Sanchan Arora. (Mr. Rajesh Arora is still one of the partner in firms under VRS Group). In addition, as the partners of M/s SRV Infrastructure have decided to run their separate brand logo for all their completely owned firms, the said firm will be represented under the company logo of "ALC" (Arora Land Corp). Thus, present letter head depicts logo of "ALC" at the top instead of "VRS" and firm name "M/s SRV Infrastructure" also on the top.</p>
2.	<p>The Project Proponent shall submit permission from MC, Kurali for discharge of excess treated waste water into public sewer or submit any alternate scheme for utilization/ disposal of excess treated wastewater.</p>	<p>As per earlier proposal submitted to your esteemed office, excess treated water will be discharged into MC sewer. In this regard, letter has been submitted to MC for status of sewer connection. But, till date no reply has been received.</p> <p>Thus, as an alternate disposal, excess treated water generated from the project (max. 170 KLD during monsoon season) will be discharged onto 2.4 acres of land to be developed under Karnal Technology. M/s SRV Infrastructure is a General</p>

		Power of Attorney (GPA) holder of land measuring 3.074 acres; copy of the land documents are submitted. Thus, excess treated water will be disposed onto own land of 2.4 acres out of 3.074 acres till MC sewer will be connected. Affidavit regarding the same is submitted. Google Earth Image showing land reserved for Karnal Technology is submitted. Further, revised water balance with alternate disposal scheme is submitted.
3.	The Project Proponent shall submit the revised estimation of EWS population by considering 450 persons/acre and accordingly revise the water demand, waste water generation, water balance etc.	Population and Water calculations of the project has been revised by considering 450 persons/acre for EWS plot. Revised water calculation along with water balance is submitted.
4.	The Project Proponent shall provide the details of activities being undertaken under Additional Environmental Activities along with the NOCs from various stakeholders.	Total estimated cost of the project is Rs. 22.10 Crores. Thus, Rs. 22.10 lakhs (i.e. 1% of total project cost) has been reserved for undertaking additional environment activities i.e. maintenance & beautification of pond located in Village Padiala. In this regard, NOC has been obtained and copy of the same is submitted. Further, detailed proposal regarding maintenance & beautification of pond is submitted.
5.	The Project Proponent shall submit the proposal for the management & disposal of storm water to be generated from the project.	Storm water Management Plan is submitted. Storm water layout plan showing outfall of excess storm water is submitted.
6.	The Project Proponent shall submit the proposal for the management of the non-recyclable component of solid waste.	Solid waste management proposal is submitted. Layout plan showing location of solid waste management area/Garbage collection is depicted in drawing submitted. Further, solid waste management layout plan along with layout & section foundation for composter drawing are submitted. Permission from MC, Kurali for solid waste disposal is submitted.
7.	The Project Proponent shall submit the detailed proposal for planting 550 No. of trees by indicating the running length of	Revised Landscape Plan stating the same is submitted.

	the road, distance between the plants, type of plants, height of plant etc.	
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During meeting, the Committee perused the reply presented by the Environmental Consultant of the Project Proponent and observed that the reply of the observations raised at point no. 2 & 5 were not satisfactory. The Committee observed as under:

1. The Project Proponent proposed to develop green area of 2.4 acres into Karnal Technology outside the project premises to utilize the excess treated wastewater generated from the project. In this regard, SEAC apprised the Project Proponent that the following decision was taken in the 13th joint meeting of SEIAA/SEAC held on 25.04.2022, as under:

“In case of absence of MC sewer, no case shall be granted Environmental Clearance in which the project proponent proposes to develop plantation as Karnal Technology on land taken on lease by the project proponent which is outside the project site. In all cases where the adoption of Karnal Technology method is to be used for disposal of wastewater (either due to absence of MC sewer or due to its present inadequate capacity), the project proponent be asked to develop plantation within the project site as per the Karnal Technology.”

As per above, the Project Proponent is required to submit the alternative proposal for utilizing the treated waste water.

2. No adequate proposal for storm water disposal was submitted by the Project Proponent. The Committee asked the Project Proponent to submit the proposal for storm water management and its disposal after obtaining permission for discharging its excess storm water into MC storm sewer.

After detailed deliberations, SEAC decided to defer the case till the reply of the below mentioned observations:

1. The Project Proponent shall submit the alternative proposal for utilization of excess treated wastewater.
2. The Project Proponent shall submit the revised proposal for the disposal of storm water after obtaining permission from MC, Kurali.

Deliberations during 253rd meeting of SEAC held on 24.07.2023.

The meeting was attended by the following:

- (i) Mrs. Mona Sharma, Authorized Signatory M/s SRV Infrastructure.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the reply of the aforementioned observations. Thereafter, the Environmental Consultant presented as under:

S. No.	Queries	Reply
1.	The Project Proponent shall submit the alternative proposal for utilization of excess treated wastewater.	13.646 acres of land will be planned in 2 phases that is 10.836 acres for residential plotted project or 2.81 acres reserved for future development. The excess treated water will be disposed onto land of 2.4 acres out of 2.81 acres land reserved for

		future development till MC sewer will be connected. Layout plan showing the land to be developed under Karnal Technology within the project premises is submitted.
2.	The Project Proponent shall submit the revised proposal for the disposal of storm water after obtaining permission from MC, Kurali.	<p>As the project falls under MC, Kurali thus, the storm water disposal arrangement will be managed by MC, Kurali.</p> <p>In this context MC, Kurali officials were contacted. they informed that storm water disposal planning has already been prepared by MC, Kurali and the same will be provided at the project site in due course of time.</p> <p>However, as an alternative and safety arrangement provision of storm water storage tank of capacity 1,000 KL shall be made within the land reserved for future development in addition to 5 Rain water recharging pits with dual bore.</p> <p>Layout plan showing the location of storm water storage tank within the land reserved for future development is submitted.</p>

The Committee perused the reply of the observation raised at point No. (1) in the above table and observed as under:

- (i) The total land area of the project is 13.646 acres, out of which Environment Clearance has been sought for development of residential plotted project in the land area measuring 10.836 acres and remaining land area of 2.81 acres is kept for future development.
- (ii) Out of 2.81 acres kept for future development, 2.4 acres of land area shall be developed under Karnal Technology for utilization of the treated wastewater.
- (iii) As per the decision of the 13th Joint meeting of SEIAA & SEAC, wherein the matter of utilization of treated wastewater onto land for plantation as per Karnal Technology methodology was deliberated upon and a decision was taken by the joint committee as under:

“In case of absence of MC sewer, no case shall be granted Environmental Clearance in which the project proponent proposes to develop plantation as Karnal Technology on land taken on lease by the project proponent which is outside the project site. In all cases where the adoption of Karnal Technology method is to be used for disposal of wastewater (either due to absence of MC sewer or due to its present inadequate capacity), the project proponent be asked to develop plantation within the project site as per the Karnal Technology.”

- (iv) The land area measuring 2.4 acres to be developed as per Karnal Technology, falls outside the proposed land area of 10.836 acres for which Environment Clearance is sought, however, the same land area (2.4 acres) lies in the ownership of the promoter company i.e., M/s SRV Infrastructure as per the details mentioned in the permission for Change of Land use of 2.8 acres obtained from Deptt. of Local Govt. A copy of the land ownership documents in the name of promoter company and permission for Change of Land use for land measuring 2.8 acres has been submitted by the Project Proponent.

In view of above, the Committee asked the Project Proponent to submit an affidavit to the effect that the land area of 2.4 acres shall be maintained as per Karnal Technology and no third-party interest shall be created in the said piece of land till the sewer of the project is connected with MC sewer. The Project Proponent agreed to the same and submitted an affidavit in this regard.

The Committee was satisfied with the presentation given by the Project Proponent and after detailed deliberations, the Committee decided to award '**Silver Grading**' to the project proposal and decided to forward the application of the project proponent to SEIAA with the recommendation to grant Environmental Clearance for establishment of residential plotted Project namely "Amulyam" (10.836 acres) at Ward No. 9, Kurali bypass road, Padijala, Tehsil Kharar, Distt. SAS Nagar (Mohali), Punjab subject to the following standard conditions:

I. Statutory compliances:

- i) The project proponent shall obtain all necessary clearances/ permissions from all relevant agencies including the town planning authority before commencement of work. All the construction shall be done in accordance with the local building bye laws.
- ii) The approval of the Competent Authority shall be obtained for the structural safety of buildings due to earthquakes, adequacy of firefighting equipment, etc. as per the National Building Code including protection measures from lightning, etc.
- iii) The project proponent shall obtain forest clearance under the provisions of the Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purposes is involved in the project.
- iv) The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- v) The project proponent shall obtain Consent to Establish / Operate under the provisions of the Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Punjab Pollution Control Board.
- vi) The project proponent shall obtain the necessary permission for the abstraction of groundwater/ surface water required for the project from the competent authority.
- vii) A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- viii) All other statutory clearances such as the approvals for storage of diesel from the Chief Controller of Explosives, Fire Department, and Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- ix) The provisions of the Solid Waste (Management) Rules, 2016, E-Waste (Management) Rules, 2016, Construction & Demolition Waste Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.
- x) The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.
- xi) The project site shall conform to the suitability as prescribed under the provisions laid down under the master plan of the respective city/ town. For that, the project proponent shall

submit the NOC/ land use conformity certificate from Deptt. of Town and Country Planning or other concerned Authority under whose jurisdiction, the site falls.

- xii) Besides the above, the project proponent shall also comply with siting criteria/guidelines, standard operating practices, code of practice, and guidelines if any prescribed by the SPCB/CPCB/MoEF&CC for such types of projects.
- xiii) The project proponent shall construct the buildings as per the layout plan approved from the Competent Authority and in consonance of the project proposal for which this environment clearance is being granted.

II. Air quality monitoring and preservation

- i) Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii) A management plan shall be drawn up and implemented to contain the current exceedance in the ambient air quality at the site.
- iii) The project proponent shall install a system to undertake 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 a source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of low sulphur diesel would be the preferred option. The location of the DG sets may be decided in consultation with Punjab Pollution Control Board.
- v) Construction site shall be adequately barricaded before the construction begins. Dust, smoke and 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, and continuous dust/ wind-breaking walls all around the site (at least 3 m height or 1/3rd of the building height and maximum up to 10 m). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- vi) No Excavation of soil shall be carried out without adequate dust mitigation measures in place.
- vii) No loose soil or sand or construction and demolition waste or any other construction material that causes dust shall be left uncovered.
- viii) No uncovered vehicles carrying construction material and waste shall be permitted.
- ix) All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.
- x) Grinding and cutting of building material in open areas shall be prohibited. A wet jet shall be provided for grinding and stone cutting.

- xi) Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- xii) All construction and demolition debris shall be stored at the site within the earmarked area and roadside storage of construction material and waste shall be prohibited. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- xiii) The diesel generator sets to be used during the construction phase shall be low sulphur diesel type and shall conform to the norms and regulations prescribed under air and noise emission standards.
- xiv) The gaseous emissions from the DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- xv) For indoor air quality, the ventilation provisions as per the National Building Code of India shall be complied with.
- xvi) Roads leading to or at the construction site must be paved and blacktopped (i.e., metallic roads should be built and used).
- xvii) Dust Mitigation measures shall be displayed prominently at the construction site for easy public viewing.
- xviii) Construction and Demolition Waste Processing and Disposal site shall be identified and required dust mitigation measures will be notified at the site

III. Water quality monitoring and preservation

- i) The natural drainage system should be maintained for ensuring unrestricted flow of water.
- ii) No construction shall be allowed which obstructs the natural drainage through the site, in 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 rainwater.
- iii) Buildings shall be designed to follow the natural topography as far as possible. Minimum cutting and filling should be done.
- iv) The total freshwater use shall not exceed the proposed requirement as mentioned in the application proposal.
- v) Storage tank of adequate capacity shall be provided for the storage of treated wastewater and all efforts shall be made to supply the same for construction purposes.
- vi) During the construction phase, the project proponent shall ensure that the wastewater generated from the labour quarters/toilets shall be treated and disposed of in an environment-friendly manner. The project proponent shall also exercise the option of modular bio-toilets or will provide proper and adequately designed septic tanks for the treatment of such wastewater and treated effluents shall be utilized for green area/plantation.

- vii) The project proponent shall ensure a safe drinking water supply to the habitants. Adequate treatment facility for drinking water shall be provided, if required.
- viii) The quantity of freshwater 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 and SEIAA along with six-monthly monitoring reports.
- ix) 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 of water available. This should be specified separately for groundwater and surface water sources, ensuring that there is no impact on other users.
- x) 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.
- xi) Dual pipe plumbing shall be installed for supplying fresh water for drinking, cooking and bathing, etc. and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, air conditioning etc.
- xii) Installation of R.O. plants in the project will be discouraged in order to reduce water wastage in form of RO reject. However, in case the requirement of installing RO plant is unavoidable, the rejected stream from the RO shall be separated and shall be utilized by storing the same within the particular component or in a common place in the project premises.
- xiii) The project proponent shall also adopt the new/innovative technologies like low water discharging taps (faucet with aerators) /urinals with electronic sensor system /waterless urinals/twin flush cisterns/ sensor-based alarm system for overhead water storage tanks and make them a part of the environmental management plans/building plans so as to reduce the water consumption/groundwater abstraction.
- xiv) The project proponent will provide plumbing system for reuse of treated wastewater for flushing/other purposes etc. and will colour code the different pipelines carrying water/wastewater from different sources / treated wastewater as follows:

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

e)	Treated wastewater (for reuse only for plantation purposes) from the STP treating black water	Green
f)	Treated wastewater (for reuse for flushing purposes or any other activity except plantation) from the STP treating greywater	Green with strips
g)	Stormwater	Orange

- xv) Water demand during construction should be reduced by the use of pre-mixed concrete, curing agents, and adopting other best practices.
- xvi) The CGWA provisions on rainwater harvesting should be followed. A rainwater harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of the plot area and a storage capacity of a minimum of one day of the total freshwater requirement shall be provided. In areas where groundwater recharge is not feasible, the rainwater should be harvested and stored for reuse. The groundwater shall not be withdrawn without approval from the Competent Authority.
- xvii) All recharge should be limited to shallow aquifers.
- xviii) No groundwater shall be used during the construction phase of the project. Only treated sewage/wastewater shall be used. A proper record in this regard should be maintained and should be available at the site.
- xix) Any groundwater 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 groundwater abstraction or dewatering.
- xx) The quantity of freshwater 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, and SEIAA along with six-monthly Monitoring reports.
- xxi) Sewage shall be treated in the STP with tertiary treatment by providing ultra-filtration Technology. STP shall be installed in a phased manner viz a viz in the module system designed in such a way so as to efficiently treat the wastewater with an increase in its quantity due to rise in occupancy. The treated effluent from STP shall be recycled/reused for flushing and gardening. No treated water shall be disposed of into the municipal stormwater drain.
- xxii) No sewage or untreated effluent would be discharged through stormwater drains. Onsite sewage treatment with a capacity to treat 100% wastewater will 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 / SEIAA before the project is commissioned for operation. Treated wastewater shall be reused on-site for landscape, flushing, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by the Ministry of Environment, Forest, and Climate Change. Natural treatment systems shall be promoted.

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

IV. Noise monitoring and prevention

- i) Ambient noise levels shall conform to the 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 the construction phase. Adequate measures shall be made to reduce noise levels during the construction phase, so as to conform to the stipulated standards by CPCB/SPCB.
- ii) A noise level survey shall be carried out as per the prescribed guidelines and a report in this regard shall be submitted to the Regional Officer of the Ministry as a part of a six-monthly compliance report.
- iii) Acoustic enclosures for DG sets, noise barriers for ground-run bays, earplugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

V. Energy Conservation measures

- i) Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
- ii) Outdoor and common area lighting shall be LED.
- iii) Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased daylighting design and thermal mass, etc. shall be incorporated in the building design. Wall, window, and roof U-values shall be as per ECBC specifications.
- iv) Energy conservation measures like the installation of LEDs for lighting the area outside the building should be an 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) At least 30% of the rooftop area shall be used for generating Solar power for lighting in the apartments so as to reduce the power load on the grid. A separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher.

VI. Waste Management

- i) A certificate from the competent authority handling municipal solid waste, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from the project shall be obtained.
- ii) The Project Proponent shall install Mechanical Composter of adequate capacity to treat wet component of the Solid Waste.
- iii) Disposal of muck during the construction phase should not create any adverse effect on the neighbouring communities and should be safely disposed of taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of the competent authority.
- iv) Separate wet and dry bins must be provided in each unit and at the ground level for facilitating the segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- v) Organic waste compost/ Vermiculture pit/ Organic Waste Converter/Mechanical Composter within the premises must be installed for treatment and disposal of the solid waste.
- vi) All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie-up must be done with the authorized recyclers.
- vii) Any hazardous waste generated during the construction phase, shall be disposed of as per applicable rules and norms with the necessary approvals of the State Pollution Control Board.
- viii) 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 environmentally friendly materials.
- ix) Fly ash should be used as a building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready-mixed concrete must be used in building construction.
- 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 of or sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VII. Green Cover

- i) No naturally growing tree should be felled/transplanted unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department.

- ii) At least a single line plantation all around the boundary of the project as proposed shall be provided. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous species/variety. The project proponent shall ensure the planting of trees in the project area at the identified location, as the per proposal submitted, with plants of native species preferably having broad leaves. The size of the plant thus planted should not be less than 6 ft and each plant shall be protected with a fence and properly maintained. The project proponent shall make adequate provisions of funds to ensure maintenance of the plants for a further period of three years and thereafter, protected throughout the entire lifetime of the Project. The species with heavy foliage, broad leaves, and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. The plantation should be undertaken as per SEIAA guidelines.
- iii) The Project Proponent shall develop a green belt with native tree species (having canopy type structure and especially trees, and not grass) before the completion of the project. The greenbelt shall inter alia cover the entire periphery of the unit provided that the number of trees to be planted should not be less than one tree per 80 sqm of the total land area. The canopy trees shall also be planted around the parking area to provide shade to the parked vehicles.
- iv) Where the trees need to be cut with prior permission from the concerned local Authority, a compensatory plantation in the ratio of 1: 10 (i.e. planting of 10 saplings of the same species for every tree that is cut) shall be done and the newly planted saplings will be maintained for at least 5 years. Green belt development shall be undertaken as per the details provided in the project document.
- v) 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 the plantation of the proposed vegetation on site.
- vi) The project proponent shall not use any chemical fertilizer /pesticides /insecticides and shall use only Herbal pesticides/insecticides and organic manure in the green area.
- vii) The green belt along the periphery of the plot shall achieve an attenuation factor conforming to the day and night noise standards prescribed for commercial land use.
- viii) The project proponent shall submit the progress of developing the green belt in the six-monthly compliance report.

VIII. Transport

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

- d) Parking norms as per local regulations.
- ii) Vehicles hired for bringing construction material to the site should be in good condition and should have a valid pollution check certificate, conform to applicable air and noise emission standards, and should 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 km radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on the cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies within this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.
- iv) Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.

IX. Human health issues

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

X. Environment Management Plan

- i) The company shall have a well-laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violations of the environmental / forest/wildlife norms/conditions. The company shall have defined system of reporting infringements / deviation / violation of the environmental / forest / wildlife norms / conditions and / or

shareholders / stakeholders. A copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of the six-monthly report.

- ii) A separate Environmental Cell both at the project and company headquarters level, with qualified personnel shall be set up under the control of senior Executive, who will report directly to the head of the organization.
- iii) An action plan for implementing following activities under EMP and environmental conditions along with the responsibility matrix of the company shall be prepared and shall be duly approved by the competent authority.

S. No.	Title	Construction Phase		Operation Phase
		Capital Cost (in Lakhs)	Recurring Cost (in Lakhs per Annum)	Recurring Cost (in Lakhs per Annum)
1.	Air Pollution Control including anti-smog guns (tarpaulin sheets/ barricading, water sprinklers, etc.)	12	1	0.5
2.	Water Pollution Control (STP of 350 KLD based on MBBR technology followed by UF)	40	2	5
3.	Noise Pollution Control (Maintenance of machinery & PPE's)	2	0.5	0.5
4.	Landscaping (550 nos. of trees and green area development)	8	2	5*
5.	Solid Waste Management (Composter of 500 kg)	15	3	5
6.	Rain water Harvesting (5 pits with double bore)	15	2	2
7.	Energy Conservation (LED & solar lights in common areas)	5	0.5	1
8.	Miscellaneous (Environment monitoring cost, Management of Environment Cell, etc.)	5	2	2
Total		Rs. 102 Lakhs	Rs. 13 Lakhs	Rs. 21 Lakhs

XI. Validity

- i) This environmental clearance will be valid for a period of ten years from the date of its issue as per MoEF & CC, GoI notification No. S.O. 1807 (E) dated 12.04.2022 or till the completion of the project, whichever is earlier.

XII. Miscellaneous

- i) The project proponent shall obtain a completion and occupancy certificate from the Competent Authority and submit a copy of the same to the SEIAA, Punjab before allowing any occupancy.
- ii) The project proponent shall comply with the conditions of CLU, if obtained.
- iii) The project proponent shall prominently advertise in at least two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating

that the project has been accorded environment clearance and the details of MoEF&CC/SEIAA website where it is displayed.

- iv) The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn have to publicly display the same for 30 days from the date of receipt.
- v) The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on a half-yearly basis.
- vi) The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the Ministry of Environment, Forest and Climate Change at the Environment Clearance portal and submit a copy of the same to SEIAA.
- vii) The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put the same on the website of the company.
- viii) The project proponent shall inform the Regional Office as well as SEIAA Punjab, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- ix) The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- x) The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report, commitments made during public hearing and also those made to SEIAA / SEAC during their presentation.
- xi) No further expansion or modifications in the project shall be carried out other than those permitted in this EC without prior approval of SEIAA. In case of deviation or alterations in the project proposal from those submitted to the Ministry/SEIAA for clearance, a fresh reference shall be made to the Ministry/SEIAA, as applicable, to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
- xii) The Regional Office, MoEF&CC, Chandigarh, Punjab Pollution Control Board and SEIAA/ SEAC members nominated for the purpose shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) entrusted with this monitoring by furnishing the requisite data/ information/monitoring reports.
- xiii) This Environmental Clearance is granted subject to final outcome of pending related cases in the Hon'ble Supreme Court of India, Hon'ble High Courts, Hon'ble NGT and any other Court of Law as may be applicable to this project.

XIII. Additional Conditions

- i) The approval is based on the conceptual plan/drawings submitted with the application. In case, there is variation in built-up area/green area/ any other details in the drawings approved by the competent authority, the Project Proponent shall obtain the revised Environmental Clearance.
- ii) The Project Proponent shall ensure that the natural drainage channels in the project site including streams, drains, choes, creeks, rivulets, etc. are not disturbed so that the natural flow of rainwater, etc is not impeded or disrupted in any manner.
- iii) Authorization from Punjab Pollution Control Board shall be obtained as applicable under the Bio-Medical Waste Management Rules 2016 as amended from time to time.
- iv) The solid waste other than Bio-Medical Waste & Hazardous Waste (dry as well as wet garbage) generated should be properly collected and segregated before disposal to Municipal Authorities in accordance with the Municipal Solid Waste (Management & Handling) Rules, 2000. No municipal waste should be disposed off outside the premises in contravention of relevant rules and by-laws. Adequate measures should be taken to prevent any malodour in and around the Project premises.
- v) In the event that the project proponent decides to abandon/close the Project at any stage, he shall submit an application in the prescribed form along with requisite documents through Parivesh to SEIAA for surrendering the Environmental Clearance as per the procedure prescribed in OM dated 29.03.2022 issued by the MoEF&CC. The project proponent shall be accountable for adherence/compliance of the EC conditions till such time as the project is finally closed by SEIAA, based upon the certified closure report of Integrated Regional Offices (IROs) of MoEF&CC, Chandigarh/PPCB.
- vi) This Environmental Clearance is liable to be revoked without any further notice to the Project Proponent in case of failure to comply with condition (v) above.
- vii) 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.
- viii) The Project Proponent shall manage the solid waste generated from the project as per the sub-rule-7 of rule-4 of SWM Rules 2016.
- ix) The Ministry reserves the right to stipulate additional conditions if found necessary. The Promoter Company in a time bound manner shall implement these conditions.
- x) The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and other wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India/High Courts and any other Court of Law relating to the subject matter.

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

Deliberations during 257th meeting of SEIAA held on 01.08.2023.

The case was considered by SEIAA in its 257th meeting held on 01.08.2023 which was attended by the following:

- (i) Mrs. Mona Sharma, Authorized Signatory M/s SRV Infrastructure.
- (ii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

Environmental Consultant presented the salient features of the project. A copy of the presentation submitted by the project proponent was taken on record.

To a query by SEIAA regarding the availability of sewer connection for the project, Environmental Consultant submitted a letter dated 31.07.2023 issued by the Executive Officer, Municipal Council, Kurali wherein it has been stated as under:

- i) The sewerage pipe line network being laid by GMADA in Village Padiala connected to STP having capacity 0.5 MLD. The connection for disposal of only surplus treated waste water of the STP of the project, left after utilizing it inside the project premises for flushing, horticulture and other non potable purposes, would be given as and when the pipeline network is completed by GMADA/MC Kurali which is under planning state and may be laid within next 3-4 years. The responsibility for the treatment of sewerage as per the norms of PPCB/CPCB/NGT shall be entirely of the developer.
- ii) The storm water network is not yet laid by M.C. Kurali, the process of laying Storm water is under planning stage which may be laid within next 4-5 years or earlier. The connection would be given as and when the network is completed in Village Padiala by M.C.Kurali.

Environmental consultant further informed that the letter issued by the EO, Municipal Council, Kurali, had only recently been received on 31.07.2023 i.e. after the meeting of SEAC held on 24.07.2023 (in which their application was considered). PP submitted that the condition for earmarking and using 2.4 acres of land for disposal of excess treated wastewater was imposed by SEAC since the PP had not been able to obtain the required letter from MC, Kurali. Since said letter has now been received from the MC, the PP requested that this condition may be deleted and they may be allowed to utilize the 2.4 acres of land area which was earlier proposed for plantation under Karnal Technology, for other development purposes.

SEIAA perused the letter issued by the MC and noted that it is vague and non-specific about the timelines etc. In this regard, to a query and concern of SEIAA regarding disposal of the excess treated wastewater if the township was even partly established prior to the GMADA sewer and terminal STP becoming operational, the project proponent volunteered to submit an affidavit to the effect that the company would not offer possession/occupation until the outlet of the project sewer was connected with the GMADA sewer. SEIAA was satisfied with this proposal.

The SEIAA observed that the case stands recommended by SEAC and the Committee has awarded 'Silver Grading' to the project proposal. The SEIAA examined other relevant details of the case

including proposed EMP etc and was satisfied with the same.

After detailed deliberations, SEIAA decided to accept the recommendations of SEAC and on receipt of the above non-possession / non-occupancy affidavit, grant Environmental Clearance for the development of Residential Plotted Project namely “Amulyam” at Ward No. 9 Kurali bypass, Padiala, Tehsil Kharar, Distt. SAS Nagar (Mohali), Punjab having a total land area of 10.836 acres with a built-up area of 43,528.07 sqm by M/s SRV Infrastructure, as per the details mentioned in Form 1, 1A, EMP and subsequent presentation /clarifications made by the project proponent and his consultant with proposed measures and subject to conditions proposed by SEAC with substitution of the condition regarding raising Karnal Technology plantations in 2.4 acres area with the condition that the Project Proponent shall not offer possession/occupation until the outlet of the project sewer is connected with the GMADA sewer.

Item No. 253.06: Application for obtaining Environmental Clearance for residential project “Super Mega Mixed Use Integrated Industrial Project Phase-1” located at Village Nagla, Tehsil Derabassi, District SAS Nagar, Punjab by M/s Shipra Estate Pvt Ltd (SIA/PB/MIS/66122/2021).

The Project Proponent was granted Environmental Clearance under EIA notification dated 14.09.2006 for developing Super Mega Mixed Use Integrated Industrial Project Phase-1” at Village Nagla, Tehsil Derabassi, District SAS Nagar, Punjab vide SEIAA letter No. 2129 dated 21.06.2011. The total land area of the project is 44.5 Ha. and the built-up area of the project is 568150.02 sqm. The project is covered under category 8 (b) of the schedule appended with the EIA notification dated 14.09.2006.

The Project Proponent was granted extension in validity of Environmental Clearance to 7 years or till the completion of the project, whichever is earlier under EIA notification dated 14.09.2006 vide SEIAA letter no. 3127 dated 22.08.2016.

The Project Proponent was granted Terms of Reference vide MoEF&CC letter no. IA3-21/3/2021-IA.III dated 23.01.2021 for the development of Super Mega Mixed Use Integrated Industrial Project Phase-1.

The Project Proponent has submitted afresh application along with the EIA report incorporated with compliance of ToRs for obtaining Environmental Clearance under EIA notification dated 14.09.2006 for the development of Super Mega Mixed Use Integrated Industrial Project Phase-1. As per the proposal, the total built up area of the project has been increased from 568150.02 sqm to 6,76,673.38 sqm. The requisite fee of the Rs. 6,76,674/- (Rs. 1,99,568/- paid vide UTR No. VIJBH19317077895 dated 13.11.2019 & Rs. 4,77,106/- vide UTR No. HDFCR52021110875932063 dated 08.11.2021. The adequacy of the fee deposited has been checked & verified by the supporting staff of SEIAA.

Punjab Pollution Control Board vide e-mail dated 02.01.2023 requested to furnish the latest construction status report but the same is awaited.

Deliberations during 240th meeting of SEAC held on 20.02.2023.

The meeting was attended by the following:

- (i) Mr. Bhupinder Singh, Authorized Signatory M/s Shipra Estate Pvt Ltd
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Project Proponent to present the salient features of the project in its 245th meeting of SEAC held on 24.04.2023. He, thereafter, presented the case as under:

Sr. No.	Description	Details
1	Basic Details	
1.1	Name of Project & Project Proponent:	The Super Mega Mixed Use Integrated Industrial Park Project Phase-I by M/s. Shipra Estates Limited.
1.2	Proposal:	SIA/PB/MIS/66122/2021 (Applied on 17.11.2021 through Parivesh Portal)

1.3	Location of Project:	Village Nagla, Tehsil Derabassi, District SAS Nagar (Mohali), Punjab.																																																																																																								
1.4	<p>Details of Land area & Built up area:</p> <p>(a) Plot area: 110.12 acres (b) Net planned area: 98.63 acres (c) Built up area: 6,76,673.38 sq.m.</p> <p>Further, as per the conceptual plan, the residential pockets, industrial pockets, commercial pockets and institutional pockets are proposed to be developed within the project. The comparison of the detailed area from Environmental Clearance accorded and as per the revised layout is as under:</p> <table border="1"> <thead> <tr> <th rowspan="2">Sl. No.</th> <th rowspan="2">Description</th> <th colspan="2">EC Accorded</th> <th>Difference</th> <th colspan="2">As per revised layout</th> </tr> <tr> <th>Area (in sq.m.)</th> <th>Area (in acres)</th> <th>Area</th> <th>Area (in sq.m.)</th> <th>Area (in acres)</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Total Plot Area (Scheme Area)</td> <td colspan="5">110.12 acres (or 4,45,633.616 sq.m.)</td> <td></td> </tr> <tr> <td>2</td> <td>Area under proposed master plan road</td> <td>48,521.80</td> <td>11.99</td> <td>-0.5 acres</td> <td>46,498.38</td> <td>11.49</td> </tr> <tr> <td>3</td> <td>Reserved Area (future development)</td> <td>19,141.63</td> <td>4.73</td> <td>-4.73 acres</td> <td>-</td> <td>-</td> </tr> <tr> <td>4</td> <td>Net Planned Area [1-(2+3)]</td> <td>3,77,976.38</td> <td>93.40</td> <td>5.23 acres</td> <td>3,99,141.44</td> <td>98.63</td> </tr> <tr> <td>5</td> <td>Built-up Area</td> <td>5,68,150.02</td> <td>-</td> <td>108,523.36 sq.m.</td> <td>6,76,673.38</td> <td>-</td> </tr> <tr> <td>8</td> <td>Area Under Residential (Independent Floors)</td> <td>39,059.71</td> <td>9.65</td> <td>8.74 acres</td> <td>74,421.68</td> <td>18.39</td> </tr> <tr> <td>9</td> <td>Area Under Commercial</td> <td>5,179</td> <td>1.28</td> <td>6.185 acres</td> <td>30,209.78</td> <td>7.465</td> </tr> <tr> <td>10</td> <td>Area under Institutional/ Amenities / Public Buildings</td> <td>48,117.12</td> <td>11.88</td> <td>-6.36 acres</td> <td>22,338.64</td> <td>5.520</td> </tr> <tr> <td>11</td> <td>Area under Group Housing</td> <td>56760.41</td> <td>14.02</td> <td>10.63 acres</td> <td>99,779.29</td> <td>24.656</td> </tr> <tr> <td>12</td> <td>Area under EWS</td> <td>11602.17</td> <td>2.86</td> <td>0.14 acres</td> <td>12,140.56</td> <td>3</td> </tr> <tr> <td>13</td> <td>Area under industrial</td> <td>152438.90</td> <td>37.66</td> <td>-15.202 acres</td> <td>90,884.30</td> <td>22.458</td> </tr> <tr> <td>15</td> <td>Area under Parks</td> <td>79512.24</td> <td>19.64</td> <td>-12.823 acres</td> <td>27,587.42</td> <td>6.817</td> </tr> <tr> <td>16</td> <td>Area under roads and utility</td> <td>87,406.82</td> <td>21.59</td> <td>-11.266 acres</td> <td>41,779.74</td> <td>10.324</td> </tr> </tbody> </table>		Sl. No.	Description	EC Accorded		Difference	As per revised layout		Area (in sq.m.)	Area (in acres)	Area	Area (in sq.m.)	Area (in acres)	1	Total Plot Area (Scheme Area)	110.12 acres (or 4,45,633.616 sq.m.)						2	Area under proposed master plan road	48,521.80	11.99	-0.5 acres	46,498.38	11.49	3	Reserved Area (future development)	19,141.63	4.73	-4.73 acres	-	-	4	Net Planned Area [1-(2+3)]	3,77,976.38	93.40	5.23 acres	3,99,141.44	98.63	5	Built-up Area	5,68,150.02	-	108,523.36 sq.m.	6,76,673.38	-	8	Area Under Residential (Independent Floors)	39,059.71	9.65	8.74 acres	74,421.68	18.39	9	Area Under Commercial	5,179	1.28	6.185 acres	30,209.78	7.465	10	Area under Institutional/ Amenities / Public Buildings	48,117.12	11.88	-6.36 acres	22,338.64	5.520	11	Area under Group Housing	56760.41	14.02	10.63 acres	99,779.29	24.656	12	Area under EWS	11602.17	2.86	0.14 acres	12,140.56	3	13	Area under industrial	152438.90	37.66	-15.202 acres	90,884.30	22.458	15	Area under Parks	79512.24	19.64	-12.823 acres	27,587.42	6.817	16	Area under roads and utility	87,406.82	21.59	-11.266 acres	41,779.74	10.324
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1.5	Category under EIA notification dated 14.09.2006	The project falls under S.No. 8(b) - 'Townships and Area Development projects.' as built-up area of the project will be 6,76,673.38 sq.m.																																																																																																								
1.6	Cost of the project	Rs. 968.30 Crores																																																																																																								
2.	Site Suitability Characteristics																																																																																																									
2.1	Whether project is suitable as per the provisions of Master Plan:	The project is an area development project and falls in agricultural zone, residential and mix land use zone as per Master plan of Zirakpur. Copy of the Master plan of Zirakpur showing the project location is enclosed with EDS reply.																																																																																																								
2.2	Whether supporting document submitted in favour of	Permission for Change of land use has been issued by Department of Town & Country Planning, Punjab for 277.43 acres of land area vide Memo No. 161-CTP(Pb)/SP-432(m) dated 11.01.2010; copy of CLU is submitted.																																																																																																								

	statement at 2.1, details thereof: (CLU/building plan approval status)																																
3	Forest, Wildlife and Green Area																																
3.1	Whether the project required clearance under the provisions of Forest Conservations Act 1980 or not:	No, the Project Proponent has submitted a copy of NOC issued by DFO SAS Nagar vide no. 4728 dated 16.12.2011, wherein it has been mentioned that no forest area is covered in the land area of 110.12 acres, proposed to be developed by the promoter company.																															
3.2	Whether the project required clearance under the provisions of Punjab Land Preservation Act (PLPA), 1900.	Permission for Change of land use has been issued by Department of Town & Country Planning, Punjab for 277.43 acres of land area vide Memo No. 161-CTP(Pb)/SP-432(m) dated 11.01.2010; copy of CLU is submitted.																															
3.3	Whether project required clearance under the provisions of Wildlife Protection Act 1972 or not:	The Project Proponent has not submitted a self-declaration in the prescribed proforma.																															
3.4	Whether the project falls within the influence of Eco-Sensitive Zone or not.	No, the project does not fall within any eco-sensitive zone.																															
3.5	Green area requirement and proposed No. of trees:	Total green area: 63,173 sq.m. (@ 15.87% of the net planned area) Proposed trees to be planted: 4,990 nos.																															
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	1.	Independent Floors	908 D.U.	@ 4.5 persons per DU	4,086		
	2.	Group Housing	2450 D.U.	@ 4.5 persons per DU	11,025		
	3.	Commercial	7.465 acres	100 persons per acre	747		
	4.	Industrial	22.458 acres	100 persons per acre	2,246		
	5.	Institution	5.520 acres	100 persons per acre	552		
	6.	EWS	3.0 acres	400 persons per acre	1,200		
	7.	Visitors		@ 10% of population	1,631		
	Total Estimated Population				21,487 Persons		
5	Water						
5.1	Sr. No.	Description	Population	Criteria (in lpcd)	Total Water Requirement (in KLD)	Flushing Criteria (in KLD)	Flushing Demand (in KLD)
	1.	Independent Floors	4,086	135	552	45	184
	2.	Group Housing	11,025	135	1488	45	496
	3.	Commercial	747	45	34	20	15
	4.	Industrial	2,246	45	101	20	45
	5.	Institution	552	45	25	20	11
	6.	EWS	1,200	135	162	45	54
	7.	Visitors	1,631	15	24	10	16
		Total	21,487 Persons		2386 KLD		821
5.2	Source	Borewells					
5.3	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N) <i>Details thereof</i>	Yes, Permission for abstraction of ground water has been obtained from CGWA vide permission dated 09.02.2011 for the abstraction of 909 KLD of ground water.					
5.4	Total wastewater & treated wastewater generation and its utilization:						
	Sr. No.	Description	Water requirement				
	1.	Water requirement	2,386 KLD				
	2.	Flushing water requirement	821 KLD				
	3.	Fresh water requirement	2,386-821 = 1,565 KLD				
	4.	HVAC Cooling	1150 KLD				
	5.	Flow to sewer (@ 80%) + Infiltration rate	1909+ 20 = 1929 KLD				

	6.	Treated water (@ 98%)	1,890 KLD				
	7.	Green area requirement (63,173 sq. m.) <ul style="list-style-type: none"> • Summer (@ 5.5 lt./m²/day) • Winter (@ 1.8 lt./m²/day) • Monsoon (@ 0.5 lt./m²/day) 	<ul style="list-style-type: none"> • 347 KLD • 114 KLD • 32 KLD 				
5.5	Treatment methodology: (STP capacity, technology & components)	1,929 KLD of sewage will be generated from the project which will be treated in proposed STP of 3 MLD capacity based on MBBR Technology (two modules of 1,500 KLD each).					
5.6	Treated wastewater for flushing purpose:	821 KLD					
5.7	Utilization/Disposal of excess treated wastewater.	There will be no excess treated water as same will be utilized for flushing, horticulture & HVAC cooling.					
5.8	Cumulative Details:						
	Sr. No.	Total water Requirement	Total wastewater generated	Treated wastewater	Flushing water requirement	Green area requirement	HVAC Cooling
	1.	2,386 KLD	1,929 KLD	1,890 KLD	821 KLD	Summer: 347 KLD Winter: 114 KLD Monsoon: 32 KLD	Summer: 447 KLD Winter: 214 KLD Monsoon: 113 KLD
	*No excess treated wastewater shall be generated.						
5.9	Rain water harvesting proposal:	Total 68 no. of Rain water recharging pits with dual bore are being proposed for artificial rain water recharge within the project premises.					
6	Air						
6.1	Details of Air Polluting machinery:	Total 3 nos. of DG Sets (3×200 KVA) are proposed for standby use for emergency purposes for water works & STP.					
6.2	Measures to be adopted to contain particulate emission/Air Pollution	DG sets will be equipped with acoustic enclosure to minimize noise generation and adequate stack height for proper dispersion.					
7	Waste Management						
7.1	Total quantity of solid waste generation	7.559 MT/day					
7.2	Whether Solid Waste Management layout plan by earmarking the location as well as area designated for installation of Mechanical	Solid waste management area has been provided. Biodegradable waste will be composted by use of Composters. Non-biodegradable waste (recyclable waste) will be disposed off through authorized recycler vendors. Inert waste will be dumped at authorized dumping site.					

	Composter and Material Recovery Facility submitted or not.																																																										
7.3	Details of management of Hazardous Waste.	Hazardous Waste in the form of used oil from DG set will be generated which will be managed & disposed of to authorized vendors as per the Hazardous & Other Wastes (Management & Transboundary Movement) Rules, 2016 and its amendments.																																																									
8	Energy Saving & EMP																																																										
8.1	Power Consumption:	Total power demand for the proposed project will be 10,800 KW or 12,000 KVA which will be provided by Punjab State Power Corporation Limited (PSPCL).																																																									
8.2	Energy saving measures:	Solar energy and alternative source of energy to reduce the fossil energy consumption will be availed by individual housing at the time of completion of construction of houses. Energy efficient equipment's, materials, LED street lightening, fixtures, solar street lights, etc. have been proposed for energy conservation.																																																									
8.3	<p>Details of activities under Environment Management Plan.</p> <p>Construction phase</p> <table border="1"> <thead> <tr> <th>S.No.</th> <th>Title</th> <th>Capital Cost (Rs. Lakhs)</th> <th>Recurring Cost (Rs. Lakhs/ Annum)</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Air Pollution Control</td> <td>15</td> <td>1</td> </tr> <tr> <td>2.</td> <td>Water Pollution Control/ Sewage Treatment Plant</td> <td>150</td> <td>4</td> </tr> <tr> <td>3.</td> <td>Landscaping/ Noise Pollution Control</td> <td>100</td> <td>10</td> </tr> <tr> <td>4.</td> <td>Solid Waste Management</td> <td>50</td> <td>3</td> </tr> <tr> <td>5.</td> <td>RWH</td> <td>70</td> <td>2</td> </tr> <tr> <td>6.</td> <td>Energy Conservation</td> <td>50</td> <td>2</td> </tr> <tr> <td>7.</td> <td>Miscellaneous</td> <td>10</td> <td>2</td> </tr> <tr> <td></td> <td>Total</td> <td>445</td> <td>24</td> </tr> </tbody> </table> <p>Operation Phase</p> <table border="1"> <thead> <tr> <th>Sr. No.</th> <th>Title</th> <th>Recurring Cost (Rs. Lakhs/ Annum)</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Air Pollution Control</td> <td>2</td> </tr> <tr> <td>2.</td> <td>Water Pollution Control/ Sewage Treatment Plant</td> <td>25</td> </tr> <tr> <td>3.</td> <td>Landscaping/Noise Pollution Control</td> <td>15</td> </tr> <tr> <td>4.</td> <td>Solid Waste Management</td> <td>20</td> </tr> <tr> <td>5.</td> <td>RWH</td> <td>10</td> </tr> <tr> <td>6.</td> <td>Energy Conservation</td> <td>5</td> </tr> </tbody> </table>		S.No.	Title	Capital Cost (Rs. Lakhs)	Recurring Cost (Rs. Lakhs/ Annum)	1.	Air Pollution Control	15	1	2.	Water Pollution Control/ Sewage Treatment Plant	150	4	3.	Landscaping/ Noise Pollution Control	100	10	4.	Solid Waste Management	50	3	5.	RWH	70	2	6.	Energy Conservation	50	2	7.	Miscellaneous	10	2		Total	445	24	Sr. No.	Title	Recurring Cost (Rs. Lakhs/ Annum)	1.	Air Pollution Control	2	2.	Water Pollution Control/ Sewage Treatment Plant	25	3.	Landscaping/Noise Pollution Control	15	4.	Solid Waste Management	20	5.	RWH	10	6.	Energy Conservation	5
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	7.	Miscellaneous	5
		Total	82
8.4	CER details	Not submitted.	

During meeting, the Committee observed that the latest construction status report to be furnished by Punjab Pollution Control Board is still awaited. Further, the Committee appraised the application proposal of the promoter company and decided to defer the case till the receipt of reply of the below mentioned observations:

1. The Project Proponent has not taken into account the total built-up area as mentioned in the conceptual plan. The Project Proponent shall submit the justification in this regard.
2. The project proponent shall submit self-declaration to the effect that the industry does not require clearance under the provisions of the Forest Conservation Act 1980 and Wildlife Protection Act 1972 in the prescribed format.
3. The Project Proponent shall submit the compliance of the EC conditions granted vide SEIAA letter No. 2129 dated 21.06.2011.
4. The Project Proponent shall submit the construction status of the various building components as per earlier EC granted to it.
5. The Project Proponent shall allocate up to 1% of the total project cost on the following CER activities:
 - a) Development of Mini Forests (Nanak Bagchi), raising of Avenue Plantations and Plantations in public/community areas.
 - b) Rejuvenation of Village Ponds.
 - c) Development of Infrastructure for utilization of treated effluent of STPs.
 - d) Provision of solar panels in the Government / Municipal / other public schools, hospitals and Dispensaries, etc.
 - e) Rainwater harvesting in Public Buildings.
 - f) Alternatives to Single Use Plastic.
 - g) Solid waste Management
 - h) Other activities relating to amelioration of Air, Water and Soil pollution as prescribed in the applicable District Environment Plan (DEP).
 - i) Activities as proposed by the Project Proponent / their accredited consultants for the amelioration of Air, Water, and Soil pollution on the basis of field surveys and approved by SEIAA / SEAC.

Now, Punjab Pollution Control Board vide letter No. 1614 dated 09.03.2023 furnished the construction status report as under:

“The Project site was visited by officer of the Board on 14/02/2023 and it was observed as under:

1. *As per the site shown by the project proponent the project is being developed in 4 parts and their details are as under:*

<i>tails of Area</i>	<i>. of Plots / other</i>	<i>sent status</i>
----------------------	---------------------------	--------------------

	details	
anav Mangal School	4 acres	nstruction completed and project in operation. The project has already obtained Consent to Operate which is valid till 30.09.2025.
dependent Floors namely Sushma Valencia by Suksha Developers namely Susma Empiria	39 acres having 227 plots	e construction work has not been completed at the site. The project proponent has obtained separate Environment Clearance B+G+3 configuration completed and shuttering work under progress. No occupancy.

2. *NOC obtained from PPCB for the Super mega mixed use Integrated Industrial Park Project, Phase-1, by M/s Shipra Estate Limited Zirakpur in an area of 110.12 acres (4,45,633.616 Sqm) having 68 Residential Plots, 1320 Flats in group Housing, 68 Row Houses, 200 EWS houses, 250 shops, 229 Units for IT & ITES industries and community site like primary school, High School Hospital , dispensary & Religious Building Has expired on 31/3/2020.*
3. *The project proponent has installed STP of 650 KLD capacity near the Sushma Emporia Project for the treatment of waste-water generated form Sushma Valencia During visit the aeration blower were not in operation and sample from outlet was collected. Thereafter during visit the site by AEE of Regional Office, the aeration blower was brought in to operation and sample was again collected from outlet of STP. As per record 99 KLD waste-water is being treated. The treated water is being supplied to green area developed plantation area as per Karnal technology adjoining Sukhna Choe.*
4. *No MAH industry / Cement Plant/ grinding unit/ rice sheller/ Sailla plant/ stone crushing / screening cum washing unit/ hot mix plant/ brick kiln within a radius of 500 m from the boundary of the proposed site of the project. No air polluting industry is located within 100 mtr of the proposed site. Therefore, the site of the project is conforming to the sitting guidelines laid down by the Govt. of Punjab Department of Science Technology and Environment vide order dated 25/07/2008 as amended on 30/10/2009.*
5. *A storm drain namely Sukhna choe carrying treated as well as untreated domestic effluent also passes close to the project at a distance ranging from 30 m to 120 m.*

It is informed that the environmental clearance earlier obtained by the project proponent has already expired on 21/08/2021 and during the visit on 14/2/2023 the construction work was under progress in this project. Thus, the project proponent is in violation. It is pertinent to mention here that in the proposed site of the expansion for which the environmental clearance is applied, no construction is being carried out. The project proponent does not comply with the Office Memorandum F. No. 22-21/2020- IA.III dated 7/7/2021 issued by MoEF&CC, Government of India, new Delhi in which SOP for identification and handing of violation cases under the EIA notification date 14/9/2006 has been defined.”

Deliberations during 245th meeting of SEAC held on 24.04.2023.

The meeting was attended by the following:

- (i) Mr. Bhupinder Singh, Authorized Signatory M/s Shipra Estate Pvt Ltd
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the project proponent to present the reply of the

aforementioned observations. The Environmental Consultant thereafter presented the reply as under:

S. No.	ADS Query	Reply
1.	The Project Proponent has not taken into account the total built-up area as mentioned in the conceptual plan. The Project Proponent shall submit the justification in this regard.	It is to highlight that built-up area mentioned in final conceptual plan is 6,76,673.38 sq.m. (i.e., excluding the built-up area of Manav Mangal Smart World School and Sushma Valencia) and the same has been submitted with reply of EDS dated 30.05.2020.
2.	The project proponent shall submit self-declaration to the effect that the industry does not require clearance under the provisions of the Forest Conservation Act, 1980 and Wildlife Protection Act, 1972 in the prescribed format.	Self-declaration stating that project does not require clearance under Forest Conservation Act, 1980 and Wildlife Protection Act, 1972 is submitted.
3.	The Project Proponent shall submit the compliance of the EC conditions granted vide SEIAA letter No. 2129 dated 21.06.2011.	Copy of the six-monthly compliance report of earlier granted Environmental Clearance for period ending 30.09.2022 is submitted.
4.	The Project Proponent shall submit the construction status of the various building components as per earlier EC granted to it.	Environmental Clearance is being filed as an area development project as only plotting will be done and external services such as roads, plumbing work, electrical work, etc. will be laid by the project proponent. Individual plots are being sold to individual plot owners and separate approvals will be obtained by individual plot owners, if applicable. However, construction status of the various building components within the project is given in Table 1 below:

Table 1: Construction status of Building components

Sl. No.	Component	Percentage	Individual Approval Status
1.	Manav Mangal School	100%	CTO has been obtained from PPCB vide Certificate no. CTOA/Varied/SAS/2023/20216536 dated 18/01/2023 and CTOW/Varied/SAS/2023/20216914 dated 19/01/2023.
2.	Sushma Valencia • Pocket R1 • Pocket R4	• 55% • 75%	EC has been granted by SEIAA, Punjab vide Letter no. SEIAA/2018/950 dated 16.07.2018.
3.	Sushma Empiria (Part of Pocket 3)	25%	EC has been granted by SEIAA, Punjab vide Letter no. DECC/SEIAA/2019/1100 dated 09.12.2019.

4.	Sushma Belleza (Part of Pocket 2)	30%	EC has been granted by SEIAA, Punjab vide Letter no. SEIAA/2020/3340 dated 05.11.2020.
5.	Sushma Metropol (Part of Pocket 2)	5%	EC has been granted by SEIAA, Punjab vide Letter no. DECC/SEIAA/2020/3350 dated 05.11.2020.

S. No.	ADS Query	Reply									
5.	The Project Proponent shall submit the details of CER activities.	<p>As per earlier EC granted, CSR/CER was not mentioned. As additional project cost is Rs. 30 Crores. Thus, 1% of the cost i.e. Rs. 30 Lakhs has been reserved under CER activity as given below:</p> <table border="1"> <thead> <tr> <th>S. No.</th> <th>Activity</th> <th>Amount allocated (in Lakhs)</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Development of Nanak Bagichi in Village Bakarpur</td> <td>30</td> </tr> <tr> <td colspan="2">Total</td> <td>Rs. 30 Lakhs</td> </tr> </tbody> </table> <p>Further, NOC from Sarpanch has also been obtained for development of Nanak Bagichi in Village Bakarpur vide dated 10.03.2023; copy of the same is submitted. Proposal for Nanak Bagichi is submitted.</p>	S. No.	Activity	Amount allocated (in Lakhs)	1.	Development of Nanak Bagichi in Village Bakarpur	30	Total		Rs. 30 Lakhs
S. No.	Activity	Amount allocated (in Lakhs)									
1.	Development of Nanak Bagichi in Village Bakarpur	30									
Total		Rs. 30 Lakhs									

The Committee perused ADS reply of the aforementioned observations and was found incomplete. After detailed deliberations, SEAC decided to defer the case till the receipt of the reply of the below mentioned observations:

- (i) The Project Proponent shall submit the component-wise details of the total land area, built up area along with the details of environmental parameters such as basis of estimating the population, water consumption, waste water generation, reuse of treated waste water for flushing/greening, STP capacity, final disposal of treated waste water etc., as per the earlier Environment Clearance granted and as per expansion proposal.
- (ii) The Project Proponent shall submit the layout plan by clearly marking the land areas considered in the environmental clearance already granted and as per the expansion proposal by marking in it different colours.
- (iii) The Committee observed that the proposal of the Project Proponent to utilize treated wastewater for HVAC cooling throughout the year is not justified as there is no requirement of water for HVAC cooling during winter season. Further, no technical details have been provided by the Project Proponent to reuse the treated waste water for HVAC cooling. The Project Proponent shall submit the alternate scheme for the disposal of excess treated wastewater.
- (iv) The Project Proponent shall submit an affidavit to the effect that no category A or B industry shall be setup in the proposed land area of the project.
- (v) The Project Proponent shall submit the clarification w.r.t the status report submitted by the Punjab Pollution Control Board, wherein it has been mentioned that the project is under violation as earlier Environmental Clearance granted to the Project Proponent was expired on 21.08.2021 and construction work was in progress during the visit on 14.02.2023.

- (vi) The Project Proponent shall submit the self-certified compliance report of the earlier Environmental Clearance granted.
- (vii) The Project Proponent shall upload the conceptual plan for the proposed Environmental Clearance application.

Deliberations during 249th meeting of SEAC held on 12.06.2023.

The meeting was attended by the following:

- (i) Mr. Bhupinder Singh, Authorized Signatory M/s Shipra Estate Pvt Ltd
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the project proponent to present the reply of the aforementioned observations. The Environmental Consultant thereafter presented the reply as under:

S. No.	ADS Query	Reply
(i)	The Project Proponent shall submit the component-wise details of the total land area, built up area along with the details of environmental parameters such as basis of estimating the population, water consumption, waste water generation, reuse of treated wastewater for flushing/greening, STP capacity, final disposal of treated waste water etc. as per the earlier Environment Clearance granted and as per expansion proposal.	The component wise details of the project i.e, land area, break up of built-up area along with details of parameters such as population, water consumption, wastewater generation, reuse of treated wastewater for flushing/green area, STP capacity, final disposal of treated wastewater, etc. as per earlier Environmental Clearance (EC) granted and as per revised layout plan is mentioned in Table 1 submitted.
(ii)	The Project Proponent shall submit the layout plan by clearly marking the land areas considered in the environmental clearance already granted and as per the expansion proposal by marking in it different colours.	It is to highlight that there is no change in total scheme area i.e. 110.12 acres as per earlier EC and as per present application. However, net planned area has been increased from 93.4 acres to 98.63 acres. The old layout plan on which earlier EC was accorded is submitted. Approved layout plan based on which EC application has been filed is submitted. However, individual pockets which have obtained separate approvals is also demarcated in the layout plan. Details for break-up of net planned area as per earlier EC granted and as per revised layout plan is submitted.
(iii)	The Committee observed that the proposal of the Project Proponent to utilize treated wastewater for HVAC cooling throughout the year is not	Agreed. There is no requirement of water demand for HVAC cooling during winter season. Thus, revised water balance diagram for all the seasons is submitted. Treated water from STP will be reused for

S. No.	ADS Query	Reply
	justified as there is no requirement of water for HVAC cooling during winter season. Further, no technical details have been provided by the Project Proponent to reuse the treated wastewater for HVAC cooling. The Project Proponent shall submit the alternate scheme for the disposal of excess treated wastewater.	flushing, landscaping as well as HVAC cooling. Standards for usage of treated water for HVAC cooling is submitted. While, remaining excess treated water of 936 KLD during winter season will be disposed of to MC sewer for which permission has already been obtained from MC, Zirakpur. Copy of permission in this regard is submitted.
(iv)	The Project Proponent shall submit an undertaking to the effect that no category A or B industry shall be setup in the proposed land area of the project.	It is to clarify that no Category A or B industry falling under EIA Notification except Schedule 8(a) & 8(b) will be set up within the project. Undertaking regarding the same is submitted.
(v)	The Project Proponent shall submit the clarification w.r.t the status report submitted by the Punjab Pollution Control Board, wherein it has been mentioned that the project is under violation as earlier Environmental Clearance granted to the Project Proponent was expired on 21.08.2021 and construction work was in progress during the visit on 14.02.2023.	It is to clarify that presently no construction or development work has been done by M/s Shipra Estates Ltd. within the project. However, few plots have been sold to individual plot owners and separate approvals are being obtained by them. Accordingly, construction work is being done by individual plot owners after obtaining individual ECs and not by M/s Shipra Estates Ltd. Construction status of various building components within the project is submitted. Thus, project is not under violation. However, M/s Shipra Estate Ltd. will undertake the development work in the form of laying of plumbing services, STP, electrical services, etc. within the project premises after the grant of valid EC.

Table 1: Construction status of Building components

Sl. No.	Component	Individual Approval Status	Percentage of work done	Constructed Built-up Area
1.	Manav Mangal School	CTO has been obtained from PPCB vide Certificate no. CTOA/Varied/SAS/2023/20216536 dated 18/01/2023 and CTOW/Varied/SAS/2023/20216914 dated 19/01/2023.	100%	15,988.81 sq.m.
2.	Sushma Valencia • Pocket R1 • Pocket R4	EC has been granted by SEIAA, Punjab vide Letter no. SEIAA/2018/950 dated 16.07.2018.	• 55% • 75%	1,42,141.65 sq.m.
3.	Sushma Empiria (Part of Pocket 3)	EC has been granted by SEIAA, Punjab vide Letter no. DECC/SEIAA/2019/1100 dated	25%	33,138.51 sq.m.

		09.12.2019.		
4.	Sushma Belleza (Part of Pocket 2)	EC has been granted by SEIAA, Punjab vide Letter no. SEIAA/2020/3340 dated 05.11.2020.	30%	24,322.01 sq.m.
5.	Sushma Metropol (Part of Pocket 2)	EC has been granted by SEIAA, Punjab vide Letter no. DECC/SEIAA/2020/3350 dated 05.11.2020.	5%	Nil

S. No.	ADS Query	Reply
(vi)	The Project Proponent shall submit the self-certified compliance report of the earlier Environmental Clearance granted.	Self-certified six-monthly compliance report of earlier granted EC for period ending 31.03.2023 is submitted.
(vii)	The Project Proponent shall upload the conceptual plan for the proposed Environmental Clearance application.	The conceptual plan for the current EC application is submitted.

During meeting, the Committee perused the point wise reply of the aforesaid observations and observed that Project Proponent has not component wise details of the built-up area of the project, basis of estimating the population, water consumption, waste water generation, re-use of treated waste water for flushing/greening, STP capacity, final disposal of treated waste water etc. as per earlier environmental clearance granted and as per expansion proposal.

The Committee observed that the proposal of the project proponent for re-using treated waste water for HVAC cooling is not tenable, as water quality of COD less than 4 PPM and TDS less than 500 PPM is required for HVAC cooling as per IS8188:1999 standards. The Committee asked the Project Proponent to revise the water balance.

The Committee on perusal of MC Zirakpur letter No. 170 dated 12.01.2023 observed that the MC has not mentioned anywhere the quantity of the treated waste water of the project allowed to be discharged in the MC Sewer in view of the capacity of the MC Sewer & STP.

After detailed deliberations, SEAC decided to defer the case till receipt of the reply of the below mentioned observations:

- (i) The Project Proponent shall submit component wise details of the built-up area of the project, basis of estimating the population, water consumption, waste water generation, re-use of treated waste water for flushing/greening, STP capacity, final disposal of treated waste water etc. as per earlier environmental clearance granted and as per expansion proposal.
- (ii) The Project Proponent shall submit the revised water balance without considering re-use of the treated waste water for HVAC cooling.
- (iii) The Project Proponent shall submit the revised permission from MC, Zirakpur stating that the capacity of the existing sewer & STP of MC is sufficient to take care of the additional load of the treated waste water of the project.
- (iv) The Project Proponent shall submit an affidavit that no category A or B industry falling under EIA notification dated 14.09.2006 shall be setup within the project.

Deliberations during 253rd meeting of SEAC held on 24.07.2023.

The meeting was attended by the following:

- (i) Mr. Bhupinder Singh, AGM M/s Shipra Estate Pvt Ltd
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the reply of the aforementioned observations. Thereafter, the Environmental Consultant presented as under:

S. No.	ADS Query	Reply
(i)	The Project Proponent shall submit component wise details of the built-up area of the project, basis of estimating the population, water consumption, waste water generation, re-use of treated waste water for flushing/greening, STP capacity, final disposal of treated waste water etc. as per earlier environmental clearance granted and as per expansion proposal.	The component wise details of the project i.e., land area including net planned area, break up of built-up area along with details of parameters such as population, water consumption, wastewater generation, reuse of treated wastewater for flushing/green area, STP capacity, final disposal of treated wastewater, etc. as per earlier Environmental Clearance (EC) granted and as per revised layout plan is submitted.
(ii)	The Project Proponent shall submit the revised water balance without considering re-use of the treated waste water for HVAC cooling.	Water balance has been revised without considering re-use of the treated wastewater for HVAC cooling. Water demand & wastewater generation calculation along with revised water balance diagrams for different seasons is submitted.
(iii)	The Project Proponent shall submit the revised permission from MC, Zirakpur stating that the capacity of the existing sewer & STP of MC is sufficient to take care of the additional load of the treated waste water of the project.	Revised permission has been obtained from MC, Zirakpur stating upgradation of MC STP within period of 2 years as well as 1200 KLD of excess treated water can be disposed of into MC sewer. Copy of NOC is submitted.
(iv)	The Project Proponent shall submit an affidavit that no category A or B industry falling under EIA notification dated 14.09.2006 shall be setup within the project.	It is to clarify that no Category A or B industry falling under EIA Notification except Schedule 8(a) & 8(b) will be set up within the project. Affidavit stating the same is submitted.

During meeting, the Committee asked the Project Proponent to submit the detailed layout plan for planting 4990 trees across the running length of the road and parks. The layout plan shall also mention the distance between the plants, height of plant etc. In this regard, the Project Proponent

submitted the layout plan delineated with the aforementioned details. The Committee noted and took a copy of the said layout plan on record.

The Committee was satisfied with the reply of the aforementioned given by the Project Proponent and after detailed deliberations, the Committee decided to award '**Silver Grading**' to the project proposal and decided to forward the application of the project proponent to SEIAA with the recommendation to grant Environmental Clearance for residential project "Super Mega Mixed Use Integrated Industrial Project Phase-1" located at Village Nagla, Tehsil Derabassi, District SAS Nagar, Punjab subject to the following standard conditions:

I. Statutory compliances:

- i) The project proponent shall obtain all necessary clearances/ permissions from all relevant agencies including the town planning authority before commencement of work. All the construction shall be done in accordance with the local building bye laws.
- ii) The approval of the Competent Authority shall be obtained for the structural safety of buildings due to earthquakes, adequacy of firefighting equipment, etc. as per the National Building Code including protection measures from lightning, etc.
- iii) The project proponent shall obtain forest clearance under the provisions of the Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purposes is involved in the project.
- iv) The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- v) The project proponent shall obtain Consent to Establish / Operate under the provisions of the Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Punjab Pollution Control Board.
- vi) The project proponent shall obtain the necessary permission for the abstraction of groundwater/ surface water required for the project from the competent authority.
- vii) A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- viii) All other statutory clearances such as the approvals for storage of diesel from the Chief Controller of Explosives, Fire Department, and Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- ix) The provisions of the Solid Waste (Management) Rules, 2016, E-Waste (Management) Rules, 2016, Construction & Demolition Waste Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.
- x) The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.
- xi) The project site shall conform to the suitability as prescribed under the provisions laid down under the master plan of the respective city/ town. For that, the project proponent shall submit the NOC/ land use conformity certificate from Deptt. of Town and Country Planning or other concerned Authority under whose jurisdiction, the site falls.

- xii) Besides the above, the project proponent shall also comply with siting criteria/guidelines, standard operating practices, code of practice, and guidelines if any prescribed by the SPCB/CPCB/MoEF&CC for such types of projects.
- xiii) The project proponent shall construct the buildings as per the layout plan approved from the Competent Authority and in consonance of the project proposal for which this environment clearance is being granted.

II. Air quality monitoring and preservation

- i) Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii) A management plan shall be drawn up and implemented to contain the current exceedance in the ambient air quality at the site.
- iii) The project proponent shall install a system to undertake 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 a source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of low sulphur diesel would be the preferred option. The location of the DG sets may be decided in consultation with Punjab Pollution Control Board.
- v) Construction site shall be adequately barricaded before the construction begins. Dust, smoke and 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, and continuous dust/ wind-breaking walls all around the site (at least 3 m height or 1/3rd of the building height and maximum up to 10 m). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- vi) No Excavation of soil shall be carried out without adequate dust mitigation measures in place.
- vii) No loose soil or sand or construction and demolition waste or any other construction material that causes dust shall be left uncovered.
- viii) No uncovered vehicles carrying construction material and waste shall be permitted.
- ix) All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.
- x) Grinding and cutting of building material in open areas shall be prohibited. A wet jet shall be provided for grinding and stone cutting.
- xi) Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.

- xii) All construction and demolition debris shall be stored at the site within the earmarked area and roadside storage of construction material and waste shall be prohibited. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- xiii) The diesel generator sets to be used during the construction phase shall be low sulphur diesel type and shall conform to the norms and regulations prescribed under air and noise emission standards.
- xiv) The gaseous emissions from the DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- xv) For indoor air quality, the ventilation provisions as per the National Building Code of India shall be complied with.
- xvi) Roads leading to or at the construction site must be paved and blacktopped (i.e., metallic roads should be built and used).
- xvii) Dust Mitigation measures shall be displayed prominently at the construction site for easy public viewing.
- xviii) Construction and Demolition Waste Processing and Disposal site shall be identified and required dust mitigation measures will be notified at the site

III. Water quality monitoring and preservation

- i) The natural drainage system should be maintained for ensuring unrestricted flow of water.
- ii) No construction shall be allowed which obstructs the natural drainage through the site, in 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 rainwater.
- iii) Buildings shall be designed to follow the natural topography as far as possible. Minimum cutting and filling should be done.
- iv) The total freshwater use shall not exceed the proposed requirement as mentioned in the application proposal.
- v) Storage tank of adequate capacity shall be provided for the storage of treated wastewater and all efforts shall be made to supply the same for construction purposes.
- vi) During the construction phase, the project proponent shall ensure that the wastewater generated from the labour quarters/toilets shall be treated and disposed of in an environment-friendly manner. The project proponent shall also exercise the option of modular bio-toilets or will provide proper and adequately designed septic tanks for the treatment of such wastewater and treated effluents shall be utilized for green area/plantation.

- vii) The project proponent shall ensure a safe drinking water supply to the habitants. Adequate treatment facility for drinking water shall be provided, if required.
- viii) The quantity of freshwater 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 and SEIAA along with six-monthly monitoring reports.
- ix) 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 of water available. This should be specified separately for groundwater and surface water sources, ensuring that there is no impact on other users.
- x) 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.
- xi) Dual pipe plumbing shall be installed for supplying fresh water for drinking, cooking and bathing, etc. and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, air conditioning etc.
- xii) Installation of R.O. plants in the project will be discouraged in order to reduce water wastage in form of RO reject. However, in case the requirement of installing RO plant is unavoidable, the rejected stream from the RO shall be separated and shall be utilized by storing the same within the particular component or in a common place in the project premises.
- xiii) The project proponent shall also adopt the new/innovative technologies like low water discharging taps (faucet with aerators) /urinals with electronic sensor system /waterless urinals/twin flush cisterns/ sensor-based alarm system for overhead water storage tanks and make them a part of the environmental management plans/building plans so as to reduce the water consumption/groundwater abstraction.
- xiv) The project proponent will provide plumbing system for reuse of treated wastewater for flushing/other purposes etc. and will colour code the different pipelines carrying water/wastewater from different sources / treated wastewater as follows:

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

e)	Treated wastewater (for reuse only for plantation purposes) from the STP treating black water	Green
f)	Treated wastewater (for reuse for flushing purposes or any other activity except plantation) from the STP treating greywater	Green with strips
g)	Stormwater	Orange

- xv) Water demand during construction should be reduced by the use of pre-mixed concrete, curing agents, and adopting other best practices.
- xvi) The CGWA provisions on rainwater harvesting should be followed. A rainwater harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of the plot area and a storage capacity of a minimum of one day of the total freshwater requirement shall be provided. In areas where groundwater recharge is not feasible, the rainwater should be harvested and stored for reuse. The groundwater shall not be withdrawn without approval from the Competent Authority.
- xvii) All recharge should be limited to shallow aquifers.
- xviii) No groundwater shall be used during the construction phase of the project. Only treated sewage/wastewater shall be used. A proper record in this regard should be maintained and should be available at the site.
- xix) Any groundwater 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 groundwater abstraction or dewatering.
- xx) The quantity of freshwater 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, and SEIAA along with six-monthly Monitoring reports.
- xxi) Sewage shall be treated in the STP with tertiary treatment by providing ultra-filtration Technology. STP shall be installed in a phased manner viz a viz in the module system designed in such a way so as to efficiently treat the wastewater with an increase in its quantity due to rise in occupancy. The treated effluent from STP shall be recycled/reused for flushing and gardening. No treated water shall be disposed of into the municipal stormwater drain.
- xxii) No sewage or untreated effluent would be discharged through stormwater drains. Onsite sewage treatment with a capacity to treat 100% wastewater will 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 / SEIAA before the project is commissioned for operation. Treated wastewater shall be reused on-site for landscape, flushing, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by the Ministry of Environment, Forest, and Climate Change. Natural treatment systems shall be promoted.

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

IV. Noise monitoring and prevention

- i) Ambient noise levels shall conform to the 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 the construction phase. Adequate measures shall be made to reduce noise levels during the construction phase, so as to conform to the stipulated standards by CPCB/SPCB.
- ii) A noise level survey shall be carried out as per the prescribed guidelines and a report in this regard shall be submitted to the Regional Officer of the Ministry as a part of a six-monthly compliance report.
- iii) Acoustic enclosures for DG sets, noise barriers for ground-run bays, earplugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

V. Energy Conservation measures

- i) Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
- ii) Outdoor and common area lighting shall be LED.
- iii) Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased daylighting design and thermal mass, etc. shall be incorporated in the building design. Wall, window, and roof U-values shall be as per ECBC specifications.
- iv) Energy conservation measures like the installation of LEDs for lighting the area outside the building should be an 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) At least 30% of the rooftop area shall be used for generating Solar power for lighting in the apartments so as to reduce the power load on the grid. A separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher.

VI. Waste Management

- i) A certificate from the competent authority handling municipal solid waste, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from the project shall be obtained.
- ii) The Project Proponent shall install Mechanical Composter of adequate capacity to treat wet component of the Solid Waste.
- iii) Disposal of muck during the construction phase should not create any adverse effect on the neighbouring communities and should be safely disposed of taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of the competent authority.
- iv) Separate wet and dry bins must be provided in each unit and at the ground level for facilitating the segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- v) Organic waste compost/ Vermiculture pit/ Organic Waste Converter/Mechanical Composter within the premises must be installed for treatment and disposal of the solid waste.
- vi) All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie-up must be done with the authorized recyclers.
- vii) Any hazardous waste generated during the construction phase, shall be disposed of as per applicable rules and norms with the necessary approvals of the State Pollution Control Board.
- viii) 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 environmentally friendly materials.
- ix) Fly ash should be used as a building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready-mixed concrete must be used in building construction.
- 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 of or sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VII. Green Cover

- i) No naturally growing tree should be felled/transplanted unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department.

- ii) At least a single line plantation all around the boundary of the project as proposed shall be provided. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous species/variety. The project proponent shall ensure the planting of trees in the project area at the identified location, as the per proposal submitted, with plants of native species preferably having broad leaves. The size of the plant thus planted should not be less than 6 ft and each plant shall be protected with a fence and properly maintained. The project proponent shall make adequate provisions of funds to ensure maintenance of the plants for a further period of three years and thereafter, protected throughout the entire lifetime of the Project. The species with heavy foliage, broad leaves, and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. The plantation should be undertaken as per SEIAA guidelines.
- iii) The Project Proponent shall develop a green belt with native tree species (having canopy type structure and especially trees, and not grass) before the completion of the project. The greenbelt shall inter alia cover the entire periphery of the unit provided that the number of trees to be planted should not be less than one tree per 80 sqm of the total land area. The canopy trees shall also be planted around the parking area to provide shade to the parked vehicles.
- iv) Where the trees need to be cut with prior permission from the concerned local Authority, a compensatory plantation in the ratio of 1: 10 (i.e. planting of 10 saplings of the same species for every tree that is cut) shall be done and the newly planted saplings will be maintained for at least 5 years. Green belt development shall be undertaken as per the details provided in the project document.
- v) 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 the plantation of the proposed vegetation on site.
- vi) The project proponent shall not use any chemical fertilizer /pesticides /insecticides and shall use only Herbal pesticides/insecticides and organic manure in the green area.
- vii) The green belt along the periphery of the plot shall achieve an attenuation factor conforming to the day and night noise standards prescribed for commercial land use.
- viii) The project proponent shall submit the progress of developing the green belt in the six-monthly compliance report.

VIII. Transport

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

- d) Parking norms as per local regulations.
- ii) Vehicles hired for bringing construction material to the site should be in good condition and should have a valid pollution check certificate, conform to applicable air and noise emission standards, and should 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 km radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on the cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies within this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.
- iv) Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.

IX. Human health issues

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

X. Environment Management Plan

- i) The company shall have a well-laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violations of the environmental / forest/wildlife norms/conditions. The company shall have defined system of reporting infringements / deviation / violation of the environmental / forest / wildlife norms / conditions and / or

shareholders / stakeholders. A copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of the six-monthly report.

- ii) A separate Environmental Cell both at the project and company headquarters level, with qualified personnel shall be set up under the control of senior Executive, who will report directly to the head of the organization.
- iii) An action plan for implementing following activities under EMP and environmental conditions along with the responsibility matrix of the company shall be prepared and shall be duly approved by the competent authority.

Construction phase

S.No	Title	Capital Cost (Rs. Lakhs)	Recurring Cost (Rs. Lakhs/ Annum)
1.	Air Pollution Control	15	1
2.	Water Pollution Control/ Sewage Treatment Plant	150	4
3.	Landscaping/ Noise Pollution Control	100	10
4.	Solid Waste Management	50	3
5.	RWH	70	2
6.	Energy Conservation	50	2
7.	Miscellaneous	10	2
	Total	445	24

Operation Phase

Sr. No.	Title	Recurring Cost (Rs. Lakhs/ Annum)
1.	Air Pollution Control	2
2.	Water Pollution Control/ Sewage Treatment Plant	25
3.	Landscaping/Noise Pollution Control	15
4.	Solid Waste Management	20
5.	RWH	10
6.	Energy Conservation	5
7.	Miscellaneous	5
	Total	82

XI. Validity

- i) This environmental clearance will be valid for a period of ten years from the date of its issue as per MoEF & CC, GoI notification No. S.O. 1807 (E) dated 12.04.2022 or till the completion of the project, whichever is earlier.

XII. Miscellaneous

- i) The project proponent shall obtain a completion and occupancy certificate from the Competent Authority and submit a copy of the same to the SEIAA, Punjab before allowing any occupancy.
- ii) The project proponent shall comply with the conditions of CLU, if obtained.
- iii) The project proponent shall prominently advertise in at least two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEF&CC/SEIAA website where it is displayed.
- iv) The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn have to publicly display the same for 30 days from the date of receipt.
- v) The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on a half-yearly basis.
- vi) The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the Ministry of Environment, Forest and Climate Change at the Environment Clearance portal and submit a copy of the same to SEIAA.
- vii) The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put the same on the website of the company.
- viii) The project proponent shall inform the Regional Office as well as SEIAA Punjab, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- ix) The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- x) The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report, commitments made during public hearing and also those made to SEIAA / SEAC during their presentation.
- xi) No further expansion or modifications in the project shall be carried out other than those permitted in this EC without prior approval of SEIAA. In case of deviation or alterations in the project proposal from those submitted to the Ministry/SEIAA for clearance, a fresh reference shall be made to the Ministry/SEIAA, as applicable, to assess the adequacy of

conditions imposed and to add additional environmental protection measures required, if any.

- xii) The Regional Office, MoEF&CC, Chandigarh, Punjab Pollution Control Board and SEIAA/ SEAC members nominated for the purpose shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) entrusted with this monitoring by furnishing the requisite data/ information/monitoring reports.
- xiii) This Environmental Clearance is granted subject to final outcome of pending related cases in the Hon'ble Supreme Court of India, Hon'ble High Courts, Hon'ble NGT and any other Court of Law as may be applicable to this project.

XIII. Additional Conditions

- i) The approval is based on the conceptual plan/drawings submitted with the application. In case, there is variation in built-up area/green area/ any other details in the drawings approved by the competent authority, the Project Proponent shall obtain the revised Environmental Clearance.
- ii) The Project Proponent shall ensure that the natural drainage channels in the project site including streams, drains, choes, creeks, rivulets, etc. are not disturbed so that the natural flow of rainwater, etc is not impeded or disrupted in any manner.
- iii) Authorization from Punjab Pollution Control Board shall be obtained as applicable under the Bio-Medical Waste Management Rules 2016 as amended from time to time.
- iv) The solid waste other than Bio-Medical Waste & Hazardous Waste (dry as well as wet garbage) generated should be properly collected and segregated before disposal to Municipal Authorities in accordance with the Municipal Solid Waste (Management & Handling) Rules, 2000. No municipal waste should be disposed off outside the premises in contravention of relevant rules and by-laws. Adequate measures should be taken to prevent any malodour in and around the Project premises.
- v) In the event that the project proponent decides to abandon/close the Project at any stage, he shall submit an application in the prescribed form along with requisite documents through Parivesh to SEIAA for surrendering the Environmental Clearance as per the procedure prescribed in OM dated 29.03.2022 issued by the MoEF&CC. The project proponent shall be accountable for adherence/compliance of the EC conditions till such time as the project is finally closed by SEIAA, based upon the certified closure report of Integrated Regional Offices (IROs) of MoEF&CC, Chandigarh/PPCB.
- vi) This Environmental Clearance is liable to be revoked without any further notice to the Project Proponent in case of failure to comply with condition (v) above.
- vii) 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.

- viii) The Project Proponent shall manage the solid waste generated from the project as per the sub-rule-7 of rule-4 of SWM Rules 2016.
- ix) The Ministry reserves the right to stipulate additional conditions if found necessary. The Promoter Company in a time bound manner shall implement these conditions.
- x) The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and other wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India/High Courts and any other Court of Law relating to the subject matter.
- xi) Any appeal against this Environmental Clearance shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Deliberations during 257th meeting of SEIAA held on 01.08.2023.

The case was considered by SEIAA in its 257th meeting held on 01.08.2023 which was attended by the following:

- (i) Mr. Bhupinder Singh, AGM M/s Shipra Estate Pvt Ltd
- (ii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

Environmental Consultant presented the salient features of the project. A copy of the presentation submitted by the project proponent was taken on record.

To a query by SEIAA regarding allocation of only Rs 30 Lakhs for Additional Environment Activities (AEA's) for the Project which had a huge total outlay of Rs 968 crores, the Project Proponent submitted that the cost of the expansion component of the project was only Rs 30 crores and the allocation of Rs 30 Lakhs for CER activities (@ 1 % of the expansion cost) was reasonable. SEIAA was not satisfied with the reply since it noted that the Project had a major environmental impact and had not undertaken any works during the earlier periods also for amelioration of the environment.

PP further submitted that though the overall project cost was Rs 968 crores, substantial parcels of land had been sold by their parent company to other developers like M/s Sushma etc who had taken their respective ECs and had also incurred substantial costs towards AEA activities. They submitted that the balance cost of the project (after deducting the already sold-out parcels of land to other developers / firms / individuals was Rs 379 crores. PP thereafter submitted the revised AEA plan of Rs 379 lakhs (against earlier proposed plan of only Rs 30 Lakhs) along with the list of AEA's and item-wise expenditure thereon as under:

Table -1

Sr no.	Additional Environment Activities	Cost (in Crores)
1.	Plantation activities around Sukhna Choe boundary in the stretch of 2 km near the project	0.60
2.	Development of Nanak Bagichi in Village Bakarpur & Singhpura	1.00
3.	Provision of Rain Water Harvesting Pits, LED lights, Solar Panel systems (15 KW each), plantations well as maintenance of buildings of Primary School, Singhpura and Government Senior Secondary School, Ramgarh Bhudda	1.15
4.	Distribution of Jute bags to villagers of Singhpura and Ramgarh Bhudda.	0.20
5.	Provision of solar panels on roof top of Gaushala in Zirakpur	0.50
6.	Provision of rain water recharging pit as well as ancillary facilities in Community Health Center, Dhakoli	0.34
Total amount for Additional Environment activities		Rs. 3.79 Crores

SEIAA was satisfied with the amended AEA activities plan as per above Table.

The SEIAA observed that the case stands recommended by SEAC and the Committee has awarded 'Silver Grading' to the project proposal. The SEIAA examined the relevant documents and other details of the case including the revised EMP / AEA's and was satisfied with the same.

After detailed deliberations SEIAA decided to accept the recommendations of SEAC and grant Environmental Clearance for the development of Super Mega Mixed Use Integrated Industrial Project Phase-1 Located at Village Nagla, Tehsil Derabassi, District SAS Nagar, Punjab having a total land area of 44.5633 Ha. with a built-up area of 6,76,673.38 sqm by M/s Shipra Estate, as per the details mentioned in Form 1, 1A, EMP, EIA report and subsequent presentation /clarifications made by the project proponent and his consultant with proposed measures and subject to conditions proposed by SEAC and Additional Environment Activities as mentioned in Table-1 above to be added in the Condition no. iii) of X. of the Environment Management Plan.

Item No. 257.07: Application for amendment in Environment Clearance for manufacturing of Steel unit located at Village Ambey Majra, Sirhind Side, Mandi Gobindgarh, District Fatehgarh Sahib by M/s Kanha Concast (Proposal No. SIA/PB/IND/299577/2023).

The industry was granted Environmental Clearance vide Letter No. DECC/SEIAA/2020/1931 dated 08.09.2020 for production of Ingots/Billets @ 1,10,000 TPA with 2 Induction Furnaces of capacity 12 TPH each and Flat bars, TMT bars, Wire rods and Rounds @ 1,04,500 TPA with Rolling Mill located at revenue estate of Village Ambey Majra, Chatarpura Road, Mandi Gobindgarh, Distt. Fatehgarh Sahib, Punjab.

The industry has applied for obtaining amendment in Environmental Clearance under EIA Notification dated 14.09.2006. The industry has proposed changes in the project area w.r.t EC accorded. The industry has been purchased additional land area of 10,350.15 sq.m (2.55 acres). Thus, after amendment, total area of the project becomes 22,638.80 sq.m (5.58 acres). However, no changes have been done in the production capacity or capacity of Induction Furnace w.r.t EC accorded.

The industry has submitted Form-4, PFR and other relevant documents through Parivesh Portal. The industry has submitted Rs. 16,200/- vide NEFT No. UBIN0903191 dated 21.04.2023. The adequacy of the fee has been checked & verified by the supporting staff of SEIAA.

Deliberations during 249th meeting of SEAC held on 12.06.2023.

The meeting was attended by the following:

- (i) Mr. Prem Jindal, Partner M/s Kanha Concast.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the salient features of the project before the Committee as under:

Sr. No.	Description	EC accorded	Proposed/ Additional	Total after amendment
1.	Plot area	12,293.21 sq.m (3.03 acres)	10,350.15 sq.m (2.55 acres)	22,638.80 sq.m (5.58 acres)
2.	Machinery			
	Induction Furnace	2 × 12 TPH	No change	2 × 12 TPH
	Rolling Mill	1 No.	No change	1 No.
3.	Production & Production capacity	1,10,000 TPA of Ingots/ Billets and 1,04,500 TPA of Flat bars, TMT bars,	No change	1,10,000 TPA of Ingots/ Billets and 1,04,500 TPA of Flat bars, TMT bars, Wire

		Wire rods and Rounds		rods and Rounds
4.	Cost	Rs. 21.07 Crores	Rs. 1.62 Crores	Rs. 22.69 Crores

During meeting, the Committee observed that the industry is an existing unit and was granted Environmental Clearance on 08.09.2020 subject to the condition that the industry shall develop green belt in an area of 33% of the plant area with tree species in accordance with the SEIAA guidelines. The green belt shall inter alia cover the entire periphery of the plant.

The Committee observed that even after the lapse of 3 years from the date of grant of Environmental Clearance, compliance of the condition to develop 33% green area was found to be very poor. The Committee asked the industry to submit proper justification as to why the green area has not been developed within the industry even after a lapse of 3 years.

After detailed deliberations, SEAC decided to defer the case till receipt of the following observations:

- (i) The industry shall submit proper justification as to why the work for development of the green area has not been started within the premises of industry even after the lapse of 3 years from the date of grant of Environmental Clearance.

Deliberations during 251st meeting of SEAC held on 10.07.2023.

The meeting was attended by the following:

- (i) Mr. Prem Jindal, Partner M/s Kanha Concast. (Through VC)
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the reply of the aforementioned observations before the Committee as under:

Sr. No.	Observation	Reply
1.	The industry shall submit proper justification as to why the work for development of the green area has not been started within the premises of industry even after the lapse of 3 years from the date of grant of Environmental Clearance.	Partly land has been developed under green area as per Environmental Clearance accorded. Photographs showing the same is submitted. Thereafter, planning of the project has been revised and green area earlier proposed will be shifted on the additional adjoining land acquired. However, we wish to highlight that development of remaining green area is being initiated in the current monsoon season.

The Committee perused the reply submitted by the Project Proponent regarding justification for green area development and found the same not satisfactory. The Committee asked the Project Proponent to develop the proposed green area during the ongoing monsoon season. The Project Proponent agreed to the same.

After detailed deliberations, the Committee decided to defer the case till the Project Proponent develop the proposed green area during the ongoing monsoon season.

Deliberations during 253rd meeting of SEAC held on 24.07.2023.

The meeting was attended by the following:

- (i) Mr. Prem Jindal, Partner M/s Kanha Concast.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

The industry apprised the Committee that 900 No. of plants have been planted against the requirement of 1121 No. of plants. The remaining number of plants are to be planted within the current monsoon season.

SEAC perused reply of the observation and was satisfied with the same. After detailed deliberations, SEAC decided to forward the application to SEIAA with recommendation to grant amendment in Environmental Clearance granted to it.

Deliberations during 257th meeting of SEIAA held on 01.08.2023.

The case was considered by SEIAA in 257th meeting held on 01.08.2023 which was attended by the following:

- (i) Mr. Prem Jindal, Partner M/s Kanha Concast.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd

Environmental consultant presented the details of the amendment required in the project. A copy of the presentation was submitted which was taken on record by SEIAA.

During the meeting, the project proponent submitted a letter dated 01.08.2023 wherein it was informed that they had earlier planned to install Induction Furnaces of capacity 2 x 12 TPH (Total capacity @ 24 TPH), for which they had obtained the Environmental Clearance. However, due to the changed current market scenario and they now want to replace Induction Furnace of capacity @ 2 x 12 TPH with 01 induction furnace of 15 TPH capacity. Besides this, total land area of the project has been increased from 3.03 acres to 5.58 acres so as to achieve the target of 33% green area.

Project Proponent/ Environmental Consultant further informed that all stipulated conditions of the EC would be fully implemented and the requisite 6 monthly compliance reports of conditions of Environmental Clearance will be uploaded on the Parivesh portal.

SEIAA observed that the proposed change in the Induction Furnaces to be installed would not result in any additional environmental impact since the industry has proposed a install a single induction furnace of capacity 15 TPH against the earlier total induction capacity of 24 TPH for which EC has

been granted. Moreover, the overall production capacity will also get reduced from 10,000 TPA of Ingots/ Billets and 1,04,500 TPA of Flat bars, TMT bars, Wire rods and Rounds to 84,000 TPA of Ingots/ Billets and 80,000 TPA of Flat bars, TMT bars, Wire rods and Rounds.

To a query by SEIAA regarding the long delay in plantation of the required indigenous tree saplings, the PP stated that on account of Corona the project was delayed. Moreover, many of the planted saplings had perished due to the recent floods and construction activities etc. SEIAA was not satisfied with the reply and strictly directed that plantation of 8 ft tall plants of indigenous tree species should be completed within the next 4 months and a special report should be submitted in this regard by the PP on or before 01.12.2023 with documentary evidence.

After detailed deliberations, SEIAA decided to accept the recommendations of SEAC and amend the EC granted to the Project with the following additional condition:

S. No.	Description	EC accorded	Proposed	Total after amendment
1.	Plot area	12,293.21 sq.m (3.03 acres)	10,345.59 sq.m (2.55 acres)	22,638.80 sq.m (5.58 acres)
2.	Machinery			
	Induction Furnace	2 × 12 TPH	2 × 12 TPH to be replaced with 1 × 15 TPH	1 × 15 TPH
	Rolling Mill	1 No.	No change	1 No.
3.	Production & Production capacity	1,10,000 TPA of Ingots/ Billets and 1,04,500 TPA of Flat bars, TMT bars, Wire rods and Rounds	-26,000 TPA ^{\$} of Ingots/ Billets and -24,500 TPA ^{\$} of Flat bars, TMT bars, Wire rods and Rounds	84,000 TPA of Ingots/ Billets and 80,000 TPA of Flat bars, TMT bars, Wire rods and Rounds
4.	Cost	Rs. 21.07 Crores	- Rs. 1.45 Crores	Rs. 19.62 Crores (Rs. 18 crores* + Rs. 1.62 crores [#])

^{\$} Production capacity reduced due to change in capacity of Induction Furnace

* Reduction in cost due to change in machinery.

[#] Additional land cost.

Additional Condition:

Plantation of 8 ft tall plants of indigenous tree species should be completed within the next 4 months and a special report should be submitted in this regard by the PP on or before 01.12.2023 with documentary evidence. Failure to comply with this direction may result in the EC being revoked without further notice to the PP.

Item No. 257.08: Application for amendment in Environmental Clearance under EIA Notification dated 14.09.2006 for steel manufacturing unit namely M/s Vardhman Adarsh Ispat Pvt Ltd located in the revenue estate of Village Ambey Mazra-Mandi Gobindgarh, District Fatehgarh Sahib, Punjab (Proposal No. SIA/PB/IND/299690/2023).

The industry was granted Environmental Clearance vide letter No. SEIAA/2019/717 dated 22.08.2019 for total production of 2,00,000 MTA of billets, steel ingots & blooms by installing induction furnace (2 No. 12 TPH each) and Arc furnace (1X 15 TPH) along with 1,20,000 MTA of TMT bars, round bars, wire, flats, strip by rolling mill and reheating furnace located at revenue estate of Village Ambey Mazra-Mandi Gobindgarh, District Fatehgarh Sahib, Punjab

The industry was granted amendment in Environmental Clearance vide letter No. 896 dated 07.09.2022. The industry has now applied for obtaining amendment in Environmental Clearance under EIA Notification dated 14.09.2006. The industry has proposed to acquire additional land for green area outside the industrial premises at a distance of 122m. As per amendment, the green area earlier proposed within the project premises has been reduced to 18% and remaining area shall be developed in the additional land area.

The industry has submitted Form-4, PFR and other relevant documents through Parivesh Portal. The industry has submitted Rs. 33,500/- vide NEFT No. N116232432806272 dated 26.04.2023. The adequacy of the fee has been checked & verified by the supporting staff of SEIAA.

Deliberations during 249th meeting of SEAC held on 12.06.2023.

The meeting was attended by the following:

- (i) Mr. Ashwani Garg, Director M/s Vardhman Adarsh Ispat Pvt Ltd
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the salient features of the project. Thereafter, the Environmental Consultant presented as under:

Sr. No.	Description	EC accorded	1 st EC amendment 2022	Additional/ Proposed	2 nd EC amendment proposed
1.	Project area	28,471.25 sq.m (6.95 acres)	62,906.35 sq.m (15.46 acres)	No change	62,906.35 sq.m (15.46 acres)
2.	Production capacity	Billets, Ingots & Blooms @ 2,00,000 TPA and TMT Bars, Round Bars, Wire, Flats, Strips @ 1,20,000 TPA	Billets, Ingots & Blooms @ 2,00,000 TPA and TMT Bars, Round Bars, Wire, Flats, Strips @ 1,20,000 TPA	No change	Billets, Ingots & Blooms @ 2,00,000 TPA and TMT Bars, Round Bars, Wire, Flats, Strips @ 1,20,000 TPA
3.	Machinery	<ul style="list-style-type: none"> • 2 IFs × 12 TPH • 1 AF × 15 TPH 	<ul style="list-style-type: none"> • 1 IF × 39 TPH • Rolling Mill 	No change	<ul style="list-style-type: none"> • 1 IF × 39 TPH • Rolling Mill

		• Rolling Mill			
4.	Project Cost	Rs. 25 Crores	Rs. 27.97 Crores	Rs. 3.35 Crores	Rs. 31.32 Crores
5.	Green area	1,858.061 sq.m within project premises	20,762.09 sq.m within project premises	Shifting of 15% green area outside of project premises	20,762.09 sq.m • 11,329 sq.m within project (18%) • 9,442.37 sq.m outside project (15%)

During meeting, the Committee observed that the industry is an existing unit and was granted Environmental Clearance on 22.08.2019 subject to the condition that the industry shall develop green belt in an area of 33% of the plant area with native tree species in accordance with the CPCB guidelines. The green belt shall inter alia cover the entire periphery of the plant.

The Committee observed that even after the lapse of 4 years from the date of grant of Environmental Clearance, compliance of the condition to develop 33% green area was found to be very poor. The Committee asked the industry to submit proper justification as to why the green area has not been developed within the industry even after a lapse of 4 years.

The Committee further perused the land ownership documents submitted with regard to the additional land to be acquired for development of green area in 5.56 acres. However, as per the layout plan (Drawing No. 6), total land area to be acquired for green area is 28844.33 sqm (7.12 acres). The industry is required to submit the land ownership documents of the remaining land area of 1.56 acre.

After detailed deliberations, SEAC decided to defer the case till receipt of the following observations:

- (i) The industry shall submit proper justification as to why the work for development of the green area has not been started within the premises of industry even after the lapse of 4 years from the date of grant of Environmental Clearance.
- (ii) The industry shall submit the land ownership document of remaining land area 1.56 acres out of total 7.12 acres proposed to be acquired for green area development.

Deliberations during 251st meeting of SEAC held on 10.07.2023.

The meeting was attended by the following:

- (i) Mr. Ashwani Garg, Director M/s Vardhman Adarsh Ispat Pvt Ltd (Through VC)
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the reply of the aforementioned observations. Thereafter, the Environmental Consultant presented as under:

Sr.	Observation	Reply
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No.																						
1.	<p>The industry shall submit proper justification as to why the work for development of the green area has not been started within the premises of industry even after the lapse of 4 years from the date of grant of Environmental Clearance.</p>	<p>Commencement of the work for Expansion w.r.t Environmental Clearance granted was on hold during COVID-19 period. Thereafter, development of green area was initiated within the project premises; photographs of the green area developed so far is submitted.</p> <p>But, due to ongoing construction activities for the proposed shed, certain plant saplings were not able to survive. Meanwhile, planning of the project has been revised and as per revised planning, 20,762.09 sq.m of green area @ 18% proposed within project premises and remaining 15% green area will be developed on additional land acquired. Further, we wish to highlight that development of green area is being initiated in the current monsoon season.</p>																				
2.	<p>The industry shall submit the land ownership document of remaining land area 1.56 acres out of total 7.12 acres proposed to be acquired for green area development.</p>	<p>The land summary details is given below:</p> <table border="1" data-bbox="730 1048 1402 1503"> <thead> <tr> <th data-bbox="730 1048 826 1137">S. No.</th> <th data-bbox="826 1048 986 1137">Land details</th> <th data-bbox="986 1048 1134 1137">Land (in acres)</th> <th data-bbox="1134 1048 1402 1137">Registry document No.</th> </tr> </thead> <tbody> <tr> <td data-bbox="730 1137 826 1227">1.</td> <td data-bbox="826 1137 986 1227">3 Kanal 15 Marla</td> <td data-bbox="986 1137 1134 1227">0.47 acres</td> <td data-bbox="1134 1137 1402 1227">2022- 23/24/1/2366</td> </tr> <tr> <td data-bbox="730 1227 826 1317">2.</td> <td data-bbox="826 1227 986 1317">12 Kanal 8 Marla</td> <td data-bbox="986 1227 1134 1317">1.55 acres</td> <td data-bbox="1134 1227 1402 1317">2022- 23/24/1/2365</td> </tr> <tr> <td data-bbox="730 1317 826 1406">3.</td> <td data-bbox="826 1317 986 1406">40 Kanal 17 Marla</td> <td data-bbox="986 1317 1134 1406">5.11 acres</td> <td data-bbox="1134 1317 1402 1406">2022- 23/24/1/2367</td> </tr> <tr> <td colspan="2" data-bbox="730 1406 986 1503">Total</td> <td data-bbox="986 1406 1134 1503">7.13 acres</td> <td data-bbox="1134 1406 1402 1503">-</td> </tr> </tbody> </table> <p>Complete ownership document is submitted</p>	S. No.	Land details	Land (in acres)	Registry document No.	1.	3 Kanal 15 Marla	0.47 acres	2022- 23/24/1/2366	2.	12 Kanal 8 Marla	1.55 acres	2022- 23/24/1/2365	3.	40 Kanal 17 Marla	5.11 acres	2022- 23/24/1/2367	Total		7.13 acres	-
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Total		7.13 acres	-																			

The Committee perused the reply submitted by the Project Proponent regarding justification for green area development and found the same not satisfactory. The Committee asked the Project Proponent to develop the proposed green area during the ongoing monsoon season. The Project Proponent agreed to the same.

After detailed deliberations, the Committee decided to defer the case till the Project Proponent develop the proposed green area during the ongoing monsoon season.

Deliberations during 253rd meeting of SEAC held on 24.07.2023.

The meeting was attended by the following:

- (i) Mr. Ashwani Garg, Director M/s Vardhman Adarsh Ispat Pvt Ltd.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

The industry apprised the Committee that 2000 No. of plants have been planted against the requirement of 3116 No. of plants. The remaining number of plants are to be planted within 4 weeks in the current monsoon season. The industry has also submitted undertaking in this regard. "The committee expressed its displeasure for planting small sized plants against the requirement of at least 6ft tall plants prescribed by the committee." However, keeping in view that more than 60% work has been completed and the current monsoon season is nearly ending, the committee after relying on the verbal assurance of the proponent that these plants shall be properly maintained, decided to forward the application to SEIAA with recommendation to grant amendment in Environmental Clearance granted to it.

Deliberations during 257th meeting of SEIAA held on 01.08.2023.

The case was considered by SEIAA in 257th meeting held on 01.08.2023 which was attended by the followings :

- (i) Mr. Ashwani Garg, Director M/s Vardhman Adarsh Ispat Pvt Ltd.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

Environmental consultant presented the details of amendment required in the project. A copy of the presentation was submitted which was taken on record by SEIAA.

To a query regarding green belt to be developed in an area equal to 33% of the plant area, the project proponent informed that their project has been delayed more than 2 years due to change in the planning. Some plantations have already been carried out in the current monsoon season and they ensured that 33% of the plant area shall be developed as a green belt within 3 months. SEIAA was not satisfied with the reply and asked the PP to fully comply with the condition within the next 3 months.

After detailed deliberations, SEIAA decided to accept the recommendations of SEAC and amend the Environmental Clearance as proposed by SEAC as under:

Sr. No.	Description	EC accorded	1 st EC amendment 2022	Additional/ Proposed	2 nd EC amendment proposed
1.	Project area	28,471.25 sq.m (6.95 acres)	62,906.35 sq.m (15.46 acres)	No change	62,906.35 sq.m (15.46 acres)
2.	Production capacity	Billets, Ingots & Blooms @ 2,00,000 TPA	Billets, Ingots & Blooms @ 2,00,000 TPA and	No change	Billets, Ingots & Blooms @ 2,00,000 TPA

		and TMT Bars, Round Bars, Wire, Flats, Strips @ 1,20,000 TPA	TMT Bars, Round Bars, Wire, Flats, Strips @ 1,20,000 TPA		and TMT Bars, Round Bars, Wire, Flats, Strips @ 1,20,000 TPA
3.	Machinery	<ul style="list-style-type: none"> • 2 IFs × 12 TPH • 1 AF × 15 TPH • Rolling Mill 	<ul style="list-style-type: none"> • 1 IF × 39 TPH • Rolling Mill 	No change	<ul style="list-style-type: none"> • 1 IF × 39 TPH • Rolling Mill
4.	Project Cost	Rs. 25 Crores	Rs. 27.97 Crores	Rs. 3.35 Crores	Rs. 31.32 Crores
5.	Green area	1,858.061 sq.m within project premises	20,762.09 sq.m within project premises	Shifting of 15% green area outside of project premises	20,762.09 sq.m <ul style="list-style-type: none"> • 11,329 sq.m within project (18%) • 9,442.37 sq.m outside project (15%)

Additional Condition:

Plantation of 8 ft tall plants of indigenous tree species should be completed within the next 3 months and a special report should be submitted in this regard by the PP on or before 01.11.2023 with documentary evidence. Failure to comply with this direction may result in the EC being revoked without further notice to the PP.

Item No257.09: Application for Issuance of Environmental Clearance of Residential Township Project namely "SUNTEC CITY" (52.93 Ha) at Village Palheri, Tehsil Kharar and Village Raihmanpur, Tehsil Majri District-SAS Nagar, Punjab by M/s INDIAN CO-OPERATIVE HOUSE BUILDING SOCIETY LTD (Proposal no. SIA/PB/INFRA2/429960/2023).

The Project Proponent was granted Environment Clearance vide No. EC22B039PB136010 dated 22.11.2022 from SEIAA for total land area of 108.58 acre (43.9 Ha) having built-up area 466702.58 sq.m.

The Project Proponent was granted Terms of Reference vide letter no. SEIAA/MS/2023/148 Dated on 30.01. 2023 for carrying out expansion in an area of 52.93 Ha having built up area of 571671.13 sq.m at Village Palheri, Tehsil Kharar and Village Raihmanpur, Tehsil Majri, District-SAS Nagar, Punjab

The Project Proponent has submitted final EIA notification dated 14.09.2006 report after incorporating the compliance of the ToRs and other relevant compliance documents. The project is covered under Schedule 8(b) - 'Building & Construction Project'; Category 'B2' as per EIA Notification, 2006 & its amendments.

The project proponent has submitted the Checklist, Conceptual Plan, EMP, Form and other additional documents on online portal. The Project Proponent has deposited fee of Rs 104969/- vide UTR No./ Reference ID N362222263986173 dated 28.12.22 through NEFT mode. The fee deposited has been checked and verified by the supporting staff SEIAA.

The latest construction status report furnished by Punjab Pollution Control Board vide letter No. 5045 dated 18.07.2023 is as under:

"Accordingly, the proposed site of the project was visited by officer of the Board on 11/7/2023 and the point-wise status report is as under:

1. *The proposed site of the project is located at Village Palheri, Tehsil Kharar District SAS Nagar.*
2. *The site is inside the existing project.*
3. *No construction has been done/ started at the additional land.*
4. *There are labour huts on this land and no permanent structure is built.*
5. *As per the boundary limits shown by the representative, it was observed that there is no operational approved/ consented industry such as rice sheller/ saila plant/ brick kiln/ stone crushing/ screening cum washing unit/ hot mix plant/ cement grinding unit within a radius of 500 m. There is no operational approved/consented air polluting industry within a radius of 100 m from the boundary of the project site and there is no operational approved/consented MAH industry within a radius of 250 m radius from the boundary of the propose site. There is no operational approved/consented Jaggery Unit within 200 m.*
6. *The site of the project is conforming to the sitting guidelines laid down by the Govt. of Punjab, Department of Science Technology and Environment vide order dated 25/07/2008 as amended on 30/10/2009."*

Deliberations during 253rd meeting of SEAC held on 24.07.2023.

The meeting was attended by the following:

- (i) Sh. Devipal Sharma, Tech. Manager, M/s Indian Cooperative Housing Building Society Ltd.
- (ii) Sh. Sital Singh, Environmental Consultant, M/s. Chandigarh Pollution Testing Laboratory.
- (iii) Sh. Deepak Gupta, Environmental Advisor.

SEAC allowed the Environmental Consultant of the Promoter Company to present the reply before

the Committee as under:

Sr. No.	Description	Details			
1	Basic Details				
1.1	Name of Project & Project Proponent:	Residential Township Project namely "Suntech City" by M/s INDIAN CO-OPERATIVE HOUSE BUILDING SOCIETY LTD.			
1.2	Proposal:	SIA/PB/INFRA2/429960/2023			
1.3	Location of Project:	Village Palheri, Tehsil Kharar and Village Raihmanpur, Tehsil Majri, District-SAS Nagar, Punjab			
1.4	Details of Land area & built-up area:	Plot area: 130.809 Acres or 52.93 Ha and built-up area will be 571671.43m²			
1.5	Category under EIA notification dated 14.09.2006	The project falls under S.No. 8(b) - 'Building & Construction Project' as built-up area of the project will be 52.93 Ha and built-up area will be 571671.43m²			
1.6	Cost of the project	Description	Existing (Rs. in crores)	Proposed (Rs. in crores)	Total (Rs. in crores)
		Total Cost	Rs. 370	Rs. 66.68	Rs. 436.68
2.	Site Suitability Characteristics				
2.1	Whether project is suitable as per the provisions of Master Plan:	Yes, the project falls in the residential zone as per shown in the Master Plan.			
2.2	Whether supporting document submitted in favour of statement at 2.1, details thereof: (CLU/building plan approval status)	Permission for CLU for the land area measuring 108.58 acres (43.9 Ha) accorded by Department of Town & Country Planning vide Memo no. 2629 CTP (PB) SP-432 B dated 03.06.2016. Further, the permission sought for remaining 9.03 Ha from the concerned Department. No acknowledgement in this regard submitted.			
3	Forest, Wildlife and Green Area				
3.1	Whether the project required clearance under the provisions of Forest Conservations Act 1980 or not:	Submitted.			
3.2	Whether the project required clearance under the provisions of Punjab Land Preservation Act (PLPA), 1900.	Submitted.			

3.3	Whether project required clearance under the provisions of Wildlife Protection Act 1972 or not?	No, undertaking to the effect that no land area of the project is covered under the wildlife area.			
3.4	Whether the project falls within the influence of Eco-Sensitive Zone or not.	No			
3.5	Green area requirement and proposed No. of trees:	Green area	5.713 acres	0.813 acres	6.526 acres
		Proposed trees to be planted: 5885 nos. Trees already planted: 886 nos			
		Green area layout plan earmarking the trees to be planted submitted.			

4. Configuration

AREA DESCRIPTION	EXISTING	ADDITIONAL	TOTAL
Plots area	26.699 acres	12.201 acres	38.9 acres
Floor (S+4)	5.001 acres	0.738 acres	5.739 acres
Group housing	7.975 acres	NIL	7.975 acres
Commercial	4.193 acres	0.495 acres	4.688 acres
Amenities (Institution, Health, Community, Religious & Information centre)	10.435 acres	NIL	10.435 acres
EWS	5.751 acres	0.959 acres	6.71 acres
Green area	5.713 acres	0.813 acres	6.526 acres
Utility Area (STP, ESS, Water work & OHT)	0.754 acres	NIL	0.754 acres
Road Pavements & Open area	38.943 acres	9.199 acres	48.142 acres
Future expansion	3.1116 acres	(-) 0.684 acres	2.432 acres
TOTAL LAND AREA	108.58 ACRES or 439409.47m²	22.229 ACRES or 89921.5m²	130.809 ACRES or 529330.97m²
Total Built-up area	466702.58m²	104968.85 m²	571671.43m²

5	Water					
5.1	Population, Water requirement and Wastewater generation:					
S. No.	Description	No of units	Population	Daily water requirement (l)	Water requirement (KLD)	Water requirement for flushing (KLD)
1	Residential Plots	634@15person per unit	9510	135	1284	428
2	Independent floor S+4	137@20person per floor	2740	135	370	123
3	Group Housing 7.975 acres	@300 person per acres	2393	135	323	108
4	EWS 6.71 acre	@400 person per acres	2684	135	362	121
5	Commercial 4.68 acre	@100 person per acres	469	45	21	7
6	Educational 6.635 acre	@100 person per acres	664	45	30	10
Total water requirement (KLD)					2390	797
5.2	Source:	Bore wells				
5.3	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N) <i>Details thereof</i>	No. Permission from PWRDA is not required as water demand will be utilized exclusively for Drinking & Domestic use.				
5.4	Total wastewater generation:	1912 KLD				
5.5	Treatment methodology: <i>(STP capacity, technology & components)</i>	1912 KLD of wastewater generated from the project will be treated in proposed STP of 2500 KLD capacity based on MBBR Technology followed by UF.				

5.6	Treated wastewater for flushing purpose:	797 KLD					
5.7	Treated wastewater for green area in summer, winter and rainy season:	Summer: 145 KLD Winter:40 KLD Monsoon:13 KLD					
5.8	Utilization/Disposal of excess treated wastewater.	Excess treated water will be disposed of into public sewer. A copy of the letter issued by GMADA vide Memo no. GMADA-DE(PH-2)-2022/9455 dated 16.09.2022 submitted.					
5.9	Cumulative Details:						
	S. No	Total water Requirement	Total wastewater generated	Treated wastewater	Flushing water requirement	Green area requirement	Into sewer
	1.	2390 KLD	1912 KLD	1912 KLD	797 KLD	Summer: 145 KLD Winter: 40 KLD Monsoon: 13 KLD	Excess will be disposed to MC sewer. Summer: 970 KLD Winter: 1075 KLD Monsoon : 1102 KLD
5.10	Rain water harvesting proposal:	18 RWH pits with dual bore has been proposed.					
6	Air						
6.1	Details of Air Polluting machinery:	2 DG set of 250 KVA & 2 x 125 KVA capacity will be installed for essential services such as STP, borewell, etc.					
6.2	Measures to be adopted to contain particulate emission/Air Pollution	DG set will be equipped with acoustic enclosure to minimize noise generation and adequate stack height for proper dispersion.					
7	Waste Management						
7.1	Total quantity of solid waste generation	Description	Existing (kg/day)	Additional (kg/day)	Total (kg/day)		
		MSW	5472	1685	7157		
7.2	Whether Solid Waste Management layout	Solid waste management area has been provided and earmarked in conceptual layout plan.					

	plan by earmarking the location as well as area designated for installation of Mechanical Composter and Material Recovery Facility submitted or not.	Biodegradable waste will be composted by use of 1 Composter of 2000 kg /day. Recyclable component will be disposed of through authorized recycler vendors. Inert waste will be dumped to authorized dumping site.			
7.3	Details of management of Hazardous Waste.	Hazardous Waste in the form of used oil from DG set will be generated which will be managed & disposed off to authorized vendors as per the Hazardous & Other Wastes (Management & Transboundary Movement) Rules, 2016 and its amendments.			
8	Energy Saving & EMP				
8.1	Power Consumption:	Description	Existing	Proposed	Total
		Electrical Power requirement (KW)	10000	2000	12000
		Source	PSPCL		
8.2	Energy saving measures:	Use of LEDs is proposed in all common areas and the residents shall be educated about the huge savings in their electricity bills, if they use the LED.			
8.3	Details of activities under Environment Management Plan.	Details of activities under Environment Management Plan is submitted. Further, Rs. 4.37 cr i.e., 1% of total project cost has been reserved for undertaking additional Environment activities.			

During meeting, the Committee asked the Project Proponent to submit the detailed proposal for planting trees by indicating the running length of the road, distance between the plants, type of plants, height of plant etc. The Project Proponent apprised the Committee that native species like Arjun, Neem, Pipal, Jamun etc shall be planted and submitted the layout plan by earmarking the No. of trees to be planted and distance between the plants etc. The Committee took a copy of the layout plan on record.

Further, the Committee asked the Project Proponent as to whether the permission has been obtained under Forest Conservation Act 1980 for the land area proposed for expansion. In this regard, the Project Proponent submitted a copy of letter of DFO, SAS Nagar issued vide letter No. 6019 dated 16.12.2022 wherein it has been mentioned that the land area of 62 Kanal 9.79 Marla does not fall under the provisions of the PLPA, 1900 and no forest area is involved in the land area of the project. Further, the Project Proponent also submitted a copy of letter of DFO, SAS Nagar issued vide letter No. 4749 dated 10.10.2022 wherein it has been mentioned that the land area of 30.45 acre does not fall under the provisions of the PLPA, 1900 and no forest area is involved in the said land area. The Committee took a copy of the said letters on record.

The Committee asked the Project Proponent to submit component wise details of the built-up area of the project, population estimation, water consumption and flushing requirement, as per earlier Environmental Clearance viz-a-viz Expansion Proposal. The Project Proponent has submitted the details as under:

S.	Descripti	As per previous Environmental Clearance	As per proposed Expansion Proposal
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No	on	Plot Area (Acres)	Built-up Area (Sqm)	Population (No. of Persons)	Water Requirement (KLD)	Flushing (KLD)	Plot Area (Acres)	Built-up Area (Sqm)	Population (No. of Persons)	Water Requirement (KLD)	Flushing (KLD)		
1	Residential Plots	26.657	2,26,541.809	6630	895	298	12.201	91189.19	9510	1284	428		
2	Residential Independent floors	5.043	53,061.57	1590	214	72	0.738	7765.09	2740	370	123		
3	Group Housing	7.975	56,478.94	2393	206	50	NIL	NIL	2393	323	108		
4	EWS Pocket	5.751	58,183.677	2300	311	104	0.959	7761.80	3020	408	136		
5	Commercial Plot	4.193	16,968.469	419	19	8	0.495	3505.58	477	21	10		
6	Nursery school / Creche	0.649	2626.40	1119	35	23			477	30	10		
7	Pre-Primary School	0.27	1311.18										
8	High school	4.362	26478.58										
9	Primary school	1.298	5252.81										
	Primary school	1.289	5216.39							(-1.298)	(-5252.81)		
10	Dispensary	0.382	2318.83	15									
11	Community Center	1.516	6135.03										
12	Religious Site	0.289	1169.54										
13	Police post	0.183	1110.85										
14	Suvidha Kender (cfc)	0.197	797.23										
15	Parks/ Green area	5.713					0.813						
16	Roads, Pavements	38.943					8.878						
17	Area Reserved for future expansion	3.116					(-0.684)						
18	Area under Sub Station & STP (0.622 ACRE) + Water Works Site (0.132 acre)	0.754	3051.3				NIL						

19	Floating population	-	-	-	-	-	-	-	13080	196	131
	Total	108.58	4,66,702.58	14451	1695	555	22.22	1,04,968.85 sq.m	31884	2632	946

The Committee further perused the Environment Management Plan and observed that the amount budgeted for setting up of STP, solid waste management & green belt development was on lower side. The Project Proponent submitted the revised Environment Management Plan with details as under:

S. No.	Title	Construction Phase		Operation Phase
		Capital Cost (in Lakhs)	Recurring Cost (In Lakhs per Annum)	Recurring Cost (In Lakhs per Annum)
1.	Medical Cum First Aid	2.0	1.5	-
2.	Toilets for workers	4.0	3.0	
3.	Wind breaking curtains	15.0	4.0	
4.	Sprinklers for suppression of dust	15.0	3.0	
5.	Sewage Treatment Plant	400	---	12.0
6.	Solid waste Management	150	--	25.0
7.	Green belt development	80.0	--	30.0
8.	Rain water harvesting	35	--	5.0
9.	Smoke Gun	8.0	3.5	-
10.	Analysis of ambient air, drinking water & noise level	-	7.0	-
11.	Analysis of ambient air, drinking water & noise level & treated effluent monitoring		6.0	
Total		Rs. 709 Lakhs	Rs. 28 Lakhs	Rs. 72 Lakhs

The Committee asked the project proponent to submit the details of activities to be carried out under Additional Environmental Activities. The project proponent submitted the details as under:

Sr. No.	Activities	Recurring cost	Capital cost
1.	Avenue planation/plantation in community areas	30 Lacs	18 lacs
2.	Solar Power electrification: 30 Solar lights @ Rs. 13000/ light including cost of installation of poles @ 11000/pole	14.40 lacs	3.6 lacs
3.	Distribution of jute bags	4 lacs	--

The Committee was satisfied with the reply given by the Project Proponent and after detailed deliberations, the Committee decided to award '**Silver Grading**' to the project proposal and decided to forward the application of the project proponent to SEIAA with the recommendation to grant Environmental Clearance for Residential Township Project namely "SUNTEC CITY" (52.93 Ha) at Village Palheri, Tehsil Kharar and Village Raihmanpur, Tehsil Majri District-SAS Nagar, Punjab subject to the following standard conditions:

I. Statutory compliances:

- i) The project proponent shall obtain all necessary clearances/ permissions from all relevant agencies including the town planning authority before commencement of work. All the construction shall be done in accordance with the local building bye laws.
- ii) The approval of the Competent Authority shall be obtained for the structural safety of buildings due to earthquakes, adequacy of firefighting equipment, etc. as per the National Building Code including protection measures from lightning, etc.
- iii) The project proponent shall obtain forest clearance under the provisions of the Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purposes is involved in the project.
- iv) The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- v) The project proponent shall obtain Consent to Establish / Operate under the provisions of the Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Punjab Pollution Control Board.
- vi) The project proponent shall obtain the necessary permission for the abstraction of groundwater/ surface water required for the project from the competent authority.
- vii) A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- viii) All other statutory clearances such as the approvals for storage of diesel from the Chief Controller of Explosives, Fire Department, and Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- ix) The provisions of the Solid Waste (Management) Rules, 2016, E-Waste (Management) Rules, 2016, Construction & Demolition Waste Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.
- x) The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.
- xi) The project site shall conform to the suitability as prescribed under the provisions laid down under the master plan of the respective city/ town. For that, the project proponent shall submit the NOC/ land use conformity certificate from Deptt. of Town and Country Planning or other concerned Authority under whose jurisdiction, the site falls.

- xii) Besides the above, the project proponent shall also comply with siting criteria/guidelines, standard operating practices, code of practice, and guidelines if any prescribed by the SPCB/CPCB/MoEF&CC for such types of projects.
- xiii) The project proponent shall construct the buildings as per the layout plan approved from the Competent Authority and in consonance of the project proposal for which this environment clearance is being granted.

II. Air quality monitoring and preservation

- i) Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii) A management plan shall be drawn up and implemented to contain the current exceedance in the ambient air quality at the site.
- iii) The project proponent shall install a system to undertake 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 a source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of low sulphur diesel would be the preferred option. The location of the DG sets may be decided in consultation with Punjab Pollution Control Board.
- v) Construction site shall be adequately barricaded before the construction begins. Dust, smoke and 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, and continuous dust/ wind-breaking walls all around the site (at least 3 m height or 1/3rd of the building height and maximum up to 10 m). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- vi) No Excavation of soil shall be carried out without adequate dust mitigation measures in place.
- vii) No loose soil or sand or construction and demolition waste or any other construction material that causes dust shall be left uncovered.
- viii) No uncovered vehicles carrying construction material and waste shall be permitted.
- ix) All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.
- x) Grinding and cutting of building material in open areas shall be prohibited. A wet jet shall be provided for grinding and stone cutting.
- xi) Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.

- xii) All construction and demolition debris shall be stored at the site within the earmarked area and roadside storage of construction material and waste shall be prohibited. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- xiii) The diesel generator sets to be used during the construction phase shall be low sulphur diesel type and shall conform to the norms and regulations prescribed under air and noise emission standards.
- xiv) The gaseous emissions from the DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- xv) For indoor air quality, the ventilation provisions as per the National Building Code of India shall be complied with.
- xvi) Roads leading to or at the construction site must be paved and blacktopped (i.e., metallic roads should be built and used).
- xvii) Dust Mitigation measures shall be displayed prominently at the construction site for easy public viewing.
- xviii) Construction and Demolition Waste Processing and Disposal site shall be identified and required dust mitigation measures will be notified at the site

III. Water quality monitoring and preservation

- i) The natural drainage system should be maintained for ensuring unrestricted flow of water.
- ii) No construction shall be allowed which obstructs the natural drainage through the site, in 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 rainwater.
- iii) Buildings shall be designed to follow the natural topography as far as possible. Minimum cutting and filling should be done.
- iv) The total freshwater use shall not exceed the proposed requirement as mentioned in the application proposal.
- v) Storage tank of adequate capacity shall be provided for the storage of treated wastewater and all efforts shall be made to supply the same for construction purposes.
- vi) During the construction phase, the project proponent shall ensure that the wastewater generated from the labour quarters/toilets shall be treated and disposed of in an environment-friendly manner. The project proponent shall also exercise the option of modular bio-toilets or will provide proper and adequately designed septic tanks for the treatment of such wastewater and treated effluents shall be utilized for green area/plantation.

- vii) The project proponent shall ensure a safe drinking water supply to the habitants. Adequate treatment facility for drinking water shall be provided, if required.
- viii) The quantity of freshwater 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 and SEIAA along with six-monthly monitoring reports.
- ix) 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 of water available. This should be specified separately for groundwater and surface water sources, ensuring that there is no impact on other users.
- x) 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.
- xi) Dual pipe plumbing shall be installed for supplying fresh water for drinking, cooking and bathing, etc. and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, air conditioning etc.
- xii) Installation of R.O. plants in the project will be discouraged in order to reduce water wastage in form of RO reject. However, in case the requirement of installing RO plant is unavoidable, the rejected stream from the RO shall be separated and shall be utilized by storing the same within the particular component or in a common place in the project premises.
- xiii) The project proponent shall also adopt the new/innovative technologies like low water discharging taps (faucet with aerators) /urinals with electronic sensor system /waterless urinals/twin flush cisterns/ sensor-based alarm system for overhead water storage tanks and make them a part of the environmental management plans/building plans so as to reduce the water consumption/groundwater abstraction.
- xiv) The project proponent will provide plumbing system for reuse of treated wastewater for flushing/other purposes etc. and will colour code the different pipelines carrying water/wastewater from different sources / treated wastewater as follows:

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

e)	Treated wastewater (for reuse only for plantation purposes) from the STP treating black water	Green
f)	Treated wastewater (for reuse for flushing purposes or any other activity except plantation) from the STP treating greywater	Green with strips
g)	Stormwater	Orange

- xv) Water demand during construction should be reduced by the use of pre-mixed concrete, curing agents, and adopting other best practices.
- xvi) The CGWA provisions on rainwater harvesting should be followed. A rainwater harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of the plot area and a storage capacity of a minimum of one day of the total freshwater requirement shall be provided. In areas where groundwater recharge is not feasible, the rainwater should be harvested and stored for reuse. The groundwater shall not be withdrawn without approval from the Competent Authority.
- xvii) All recharge should be limited to shallow aquifers.
- xviii) No groundwater shall be used during the construction phase of the project. Only treated sewage/wastewater shall be used. A proper record in this regard should be maintained and should be available at the site.
- xix) Any groundwater 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 groundwater abstraction or dewatering.
- xx) The quantity of freshwater 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, and SEIAA along with six-monthly Monitoring reports.
- xxi) Sewage shall be treated in the STP with tertiary treatment by providing ultra-filtration Technology. STP shall be installed in a phased manner viz a viz in the module system designed in such a way so as to efficiently treat the wastewater with an increase in its quantity due to rise in occupancy. The treated effluent from STP shall be recycled/reused for flushing and gardening. No treated water shall be disposed of into the municipal stormwater drain.
- xxii) No sewage or untreated effluent would be discharged through stormwater drains. Onsite sewage treatment with a capacity to treat 100% wastewater will 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 / SEIAA before the project is commissioned for operation. Treated wastewater shall be reused on-site for landscape, flushing, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by the Ministry of Environment, Forest, and Climate Change. Natural treatment systems shall be promoted.

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

IV. Noise monitoring and prevention

- i) Ambient noise levels shall conform to the 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 the construction phase. Adequate measures shall be made to reduce noise levels during the construction phase, so as to conform to the stipulated standards by CPCB/SPCB.
- ii) A noise level survey shall be carried out as per the prescribed guidelines and a report in this regard shall be submitted to the Regional Officer of the Ministry as a part of a six-monthly compliance report.
- iii) Acoustic enclosures for DG sets, noise barriers for ground-run bays, earplugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

V. Energy Conservation measures

- i) Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
- ii) Outdoor and common area lighting shall be LED.
- iii) Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased daylighting design and thermal mass, etc. shall be incorporated in the building design. Wall, window, and roof U-values shall be as per ECBC specifications.
- iv) Energy conservation measures like the installation of LEDs for lighting the area outside the building should be an 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) At least 30% of the rooftop area shall be used for generating Solar power for lighting in the apartments so as to reduce the power load on the grid. A separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher.

VI. Waste Management

- i) A certificate from the competent authority handling municipal solid waste, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from the project shall be obtained.
- ii) The Project Proponent shall install Mechanical Composter of adequate capacity to treat wet component of the Solid Waste.
- iii) Disposal of muck during the construction phase should not create any adverse effect on the neighbouring communities and should be safely disposed of taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of the competent authority.
- iv) Separate wet and dry bins must be provided in each unit and at the ground level for facilitating the segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- v) Organic waste compost/ Vermiculture pit/ Organic Waste Converter/Mechanical Composter within the premises must be installed for treatment and disposal of the solid waste.
- vi) All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie-up must be done with the authorized recyclers.
- vii) Any hazardous waste generated during the construction phase, shall be disposed of as per applicable rules and norms with the necessary approvals of the State Pollution Control Board.
- viii) 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 environmentally friendly materials.
- ix) Fly ash should be used as a building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready-mixed concrete must be used in building construction.
- 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 of or sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VII. Green Cover

- i) No naturally growing tree should be felled/transplanted unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department.

- ii) At least a single line plantation all around the boundary of the project as proposed shall be provided. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous species/variety. The project proponent shall ensure the planting of trees in the project area at the identified location, as the per proposal submitted, with plants of native species preferably having broad leaves. The size of the plant thus planted should not be less than 6 ft and each plant shall be protected with a fence and properly maintained. The project proponent shall make adequate provisions of funds to ensure maintenance of the plants for a further period of three years and thereafter, protected throughout the entire lifetime of the Project. The species with heavy foliage, broad leaves, and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. The plantation should be undertaken as per SEIAA guidelines.
- iii) The Project Proponent shall develop a green belt with native tree species (having canopy type structure and especially trees, and not grass) before the completion of the project. The greenbelt shall inter alia cover the entire periphery of the unit provided that the number of trees to be planted should not be less than one tree per 80 sqm of the total land area. The canopy trees shall also be planted around the parking area to provide shade to the parked vehicles.
- iv) Where the trees need to be cut with prior permission from the concerned local Authority, a compensatory plantation in the ratio of 1: 10 (i.e. planting of 10 saplings of the same species for every tree that is cut) shall be done and the newly planted saplings will be maintained for at least 5 years. Green belt development shall be undertaken as per the details provided in the project document.
- v) 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 the plantation of the proposed vegetation on site.
- vi) The project proponent shall not use any chemical fertilizer /pesticides /insecticides and shall use only Herbal pesticides/insecticides and organic manure in the green area.
- vii) The green belt along the periphery of the plot shall achieve an attenuation factor conforming to the day and night noise standards prescribed for commercial land use.
- viii) The project proponent shall submit the progress of developing the green belt in the six-monthly compliance report.

VIII. Transport

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

- d) Parking norms as per local regulations.
- ii) Vehicles hired for bringing construction material to the site should be in good condition and should have a valid pollution check certificate, conform to applicable air and noise emission standards, and should 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 km radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on the cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies within this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.
- iv) Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.

IX. Human health issues

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

X. Environment Management Plan

- i) The company shall have a well-laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violations of the environmental / forest/wildlife norms/conditions. The company shall have defined system of reporting infringements / deviation / violation of the environmental / forest / wildlife norms / conditions and / or

shareholders / stakeholders. A copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of the six-monthly report.

- ii) A separate Environmental Cell both at the project and company headquarters level, with qualified personnel shall be set up under the control of senior Executive, who will report directly to the head of the organization.
- iii) An action plan for implementing following activities under EMP and environmental conditions along with the responsibility matrix of the company shall be prepared and shall be duly approved by the competent authority.

Sr. No.	Title	Construction Phase		Operation Phase
		Capital Cost (in Lakhs)	Recurring Cost (In Lakhs per Annum)	Recurring Cost (In Lakhs per Annum)
1.	Medical Cum First Aid	2.0	1.5	-
2.	Toilets for workers	4.0	3.0	
3.	Wind breaking curtains	15.0	4.0	
4.	Sprinklers for suppression of dust	15.0	3.0	
5.	Sewage Treatment Plant	400	---	12.0
6.	Solid waste Management	150	--	25.0
7.	Green belt development	80.0	--	30.0
8.	Rain water harvesting	35	--	5.0
9.	Smoke Gun	8.0	3.5	-
10.	Analysis of ambient air, drinking water & noise level	-	7.0	-
11.	Analysis of ambient air, drinking water & noise level & treated effluent monitoring		6.0	
Total		Rs. 709 Lakhs	Rs. 28 Lakhs	Rs. 72 Lakhs

Additional Environmental Activities:

Sr. No.	Activities	Recurring cost	Capital cost
1.	Avenue planation/plantation in community areas	30 Lacs	18 lacs
2.	Solar Power electrification: 30 Solar lights @ Rs. 13000/ light including cost of installation of poles @ 11000/pole	14.40 lacs	3.6 lacs
3.	Distribution of jute bags	4 lacs	--

XI. Validity

- i) This environmental clearance will be valid for a period of ten years from the date of its issue as per MoEF & CC, GoI notification No. S.O. 1807 (E) dated 12.04.2022 or till the completion of the project, whichever is earlier.

XII. Miscellaneous

- i) The project proponent shall obtain a completion and occupancy certificate from the Competent Authority and submit a copy of the same to the SEIAA, Punjab before allowing any occupancy.
- ii) The project proponent shall comply with the conditions of CLU, if obtained.
- iii) The project proponent shall prominently advertise in at least two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEF&CC/SEIAA website where it is displayed.
- iv) The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn have to publicly display the same for 30 days from the date of receipt.
- v) The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on a half-yearly basis.
- vi) The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the Ministry of Environment, Forest and Climate Change at the Environment Clearance portal and submit a copy of the same to SEIAA.
- vii) The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put the same on the website of the company.
- viii) The project proponent shall inform the Regional Office as well as SEIAA Punjab, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- ix) The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- x) The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report, commitments made during public hearing and also those made to SEIAA / SEAC during their presentation.

- xi) No further expansion or modifications in the project shall be carried out other than those permitted in this EC without prior approval of SEIAA. In case of deviation or alterations in the project proposal from those submitted to the Ministry/SEIAA for clearance, a fresh reference shall be made to the Ministry/SEIAA, as applicable, to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
- xii) The Regional Office, MoEF&CC, Chandigarh, Punjab Pollution Control Board and SEIAA/SEAC members nominated for the purpose shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) entrusted with this monitoring by furnishing the requisite data/ information/monitoring reports.
- xiii) This Environmental Clearance is granted subject to final outcome of pending related cases in the Hon'ble Supreme Court of India, Hon'ble High Courts, Hon'ble NGT and any other Court of Law as may be applicable to this project.

XIII. Additional Conditions

- i) The approval is based on the conceptual plan/drawings submitted with the application. In case, there is variation in built-up area/green area/ any other details in the drawings approved by the competent authority, the Project Proponent shall obtain the revised Environmental Clearance.
- ii) The Project Proponent shall ensure that the natural drainage channels in the project site including streams, drains, choes, creeks, rivulets, etc. are not disturbed so that the natural flow of rainwater, etc is not impeded or disrupted in any manner.
- iii) Authorization from Punjab Pollution Control Board shall be obtained as applicable under the Bio-Medical Waste Management Rules 2016 as amended from time to time.
- iv) The solid waste other than Bio-Medical Waste & Hazardous Waste (dry as well as wet garbage) generated should be properly collected and segregated before disposal to Municipal Authorities in accordance with the Municipal Solid Waste (Management & Handling) Rules, 2000. No municipal waste should be disposed off outside the premises in contravention of relevant rules and by-laws. Adequate measures should be taken to prevent any malodour in and around the Project premises.
- v) In the event that the project proponent decides to abandon/close the Project at any stage, he shall submit an application in the prescribed form along with requisite documents through Parivesh to SEIAA for surrendering the Environmental Clearance as per the procedure prescribed in OM dated 29.03.2022 issued by the MoEF&CC. The project proponent shall be accountable for adherence/compliance of the EC conditions till such time as the project is finally closed by SEIAA, based upon the certified closure report of Integrated Regional Offices (IROs) of MoEF&CC, Chandigarh/PPCB.
- vi) This Environmental Clearance is liable to be revoked without any further notice to the Project Proponent in case of failure to comply with condition (v) above.

- vii) 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.
- viii) The Project Proponent shall manage the solid waste generated from the project as per the sub-rule-7 of rule-4 of SWM Rules 2016.
- ix) The Ministry reserves the right to stipulate additional conditions if found necessary. The Promoter Company in a time bound manner shall implement these conditions.
- x) The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and other wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India/High Courts and any other Court of Law relating to the subject matter.
- xi) Any appeal against this Environmental Clearance shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Deliberations during 257th meeting of SEIAA held on 01.08.2023.

The case was considered by SEIAA in 257th meeting held on 01.08.2023 which was attended by the following:

- (i) Sh. Devipal Sharma, Tech. Manager, M/s Indian Cooperative Housing Building Society Ltd.
- (ii) Sh. Sital Singh, Environmental Consultant, M/s. Chandigarh Pollution Testing Laboratory.
- (iii) Sh. Deepak Gupta, Environmental Advisor of the promoter company.

Environmental Consultant presented the salient features of the project. A copy of the presentation submitted by the project proponent was taken on record.

To a query by SEIAA regarding insufficient allocation for the Additional Environment Activities proposed to be undertaken, the Project Proponent submitted the revised Environmental Management Plan with capital cost of 1100.6 lakhs, Recurring cost of Rs 70.4 Lakhs and recurring cost during operational phase of Rs 128 lakhs (additional outlay of Rs 419 Lakhs over the EMP and AEA plan recommended by SEAC) as under:

Sr No.	Particulars	Construction Phase		Operational Phase
		Capital Cost (Rs in Lac)	Recurring Cost (Rs in Lac)	Operational Phase Recurring Cost (Rs in Lacs)
1	Medical Cum First Aid	2.0	1.5	-
2	Toilets for sanitation system	4.0	3.0	-

3	Wind breaking curtains	15.0	4.0	-
4	Sprinklers for suppression of dust	15.0	3.0	-
5	Sewage Treatment Plant	400.0	-	12.0
6	Solid Waste segregation & disposal	150.0	-	25.0
7	Green Belt including grass coverage	80.0	-	80.0
8	RWHP	35.0	-	5.0
9	Smog Gun	8.0	3.5	-
10.	Additional Environmental Activities	391.6	48.4	-
10	Environmental Monitoring	-	7.0	6
Total		1100.6	70.4	128

Additional Environmental Activities:

Sr. No.	Activities	Capital cost in Lacs	Recurring cost in Lacs
1.	<ul style="list-style-type: none"> • Rejuvenation of pond located in Village Bakarpur • Solid Waste Management at Village Bakarpur (Installation of Mechanical Composter 1,000 kg & various allied works) • Rejuvenation of pond located in Village Palheri • To install Solar panels of 100 KW in Village Bakarpur • To install Biogas plant (3,000 cub. mt.) in Village Bakarpur 	150 85 50 50 35	-
2.	Avenue planation/plantation in community areas	18	30
3.	Solar Power electrification: 30 Solar lights @ Rs. 13000/ light including cost of installation of poles @ 11000/pole	3.6	14.40
4.	Distribution of jute/cloth/paper/non plastic bags	0	4
	Total	391.6	48.4

The SEIAA observed that the case stands recommended by SEAC and the Committee has awarded 'Silver Grading' to the project proposal. The SEIAA examined the details of the case and was satisfied with the same.

After detailed deliberations, SEIAA decided to accept the recommendations of SEAC and grant Environmental Clearance for the expansion of the project in an area of 52.93 Ha having built up

area of 571671.13 sq.m at Village Palheri, Tehsil Kharar and Village Raihmanpur, Tehsil Majri, District-SAS Nagar, Punjab by M/s Indian Co-Operative House Building Society Ltd., as per the details mentioned in Form 1, 1A, EMP, EIA report and subsequent presentation /clarifications made by the project proponent and his consultant with proposed measures and subject to conditions proposed by SEAC and additional conditions as under:

Amendment in Condition no. iii) of X. of Environment Management Plan

- iii) Action plan for implementing EMP and environmental conditions along with the responsibility matrix of the company shall be prepared and shall be duly approved by the Competent Authority. The year-wise funds earmarked for environmental protection measures shall be kept in separate accounts and will not be diverted for any other purpose. The project proponent shall spend the minimum amount of Rs. 1100.6 Lacs towards the capital cost and Rs. 70.4 Lacs/annum towards recurring cost in the construction and Rs.128 Lacs per annum in operation phase of the project including the environmental monitoring cost as per the details given in Table-1 above.

The entire cost of the environmental management plan will continue to be borne by the project proponent for the lifetime of the Project. Year-wise progress of implementation of the EMP including AEA's along with photographs and short video clips shall be submitted to SEIAA / Regional Office MOEF&CC along with the Six-monthly Compliance Report.

Item No. 257.10: Application for obtaining Environmental Clearance for establishment of Group Housing & Commercial Project at Village Balomajra (H.B. No. 32), Distt. SAS Nagar, Mohali (Punjab) by M/s Aerofront Developers (SIA/PB/INFRA2/422507/2023)

The project proponent has applied for obtaining Environmental Clearance for establishment of Group Housing & Commercial Project at Village Balomajra (H.B. No. 32), Distt. SAS Nagar, Mohali (Punjab). The total land area of the project is 57,469.408 sqm (14.201 acres) having built-up area of 1,43,008.07 sq.m. The Project is covered under category 8(a) of the schedule appended with the EIA Notification dated 14.09.2006.

The project proponent has submitted the online form, Conceptual Plan and other additional documents through Parivesh Portal. He has deposited Rs. 2,86,020/- vide UTR no. SBINR12023032038322741 dated 20.03.2023, as checked & verified by the supporting staff of SEIAA.

As per the proposal, the project has been segregated in three phases out of which Phase-1 comprised of 5 residential towers with 235 DU and club, phase-2 shall be reserved for future expansion and phase-3 shall be comprised of 2 residential towers with 162 DU, club and commercial block.

Punjab Pollution Control Board vide letter no. 3396 dated 15.05.2023 furnished construction status report as under:

“The proposed project site of the subject cited project was visited by officer of the Board on 22/4/2023. The point wise reply of the comments sought by SEIAA relating to the proposal of the subject cited project is given as under:

Sr. No.	Report of point sought by SEIAA	Remarks
A.	<i>Construction status of the proposal</i>	<ol style="list-style-type: none"> 1. <i>The proposed site is situated adjoining TDI building project at sector 118, Mohali.</i> 2. <i>The project proponent has earmarked approx. 80% boundary of the project with brick wall.</i> 3. <i>The proposed site is divided into 02 parts by road.</i> 4. <i>The project proponent has not started any construction activity as well as digging at the site.</i>
B.	<i>Status of physical structures within 500 m radius of the site including the status of industries, drain, river, eco sensitive structure, if any.</i>	<p><i>The following units are located within 500 m radius of the unit:</i></p> <ol style="list-style-type: none"> 1. <i>No rice sheller/ stone crusher/ hot mix plant/ cement grinding unit/ brick kiln exist within 500 mtr from the proposed site.</i>

		<p>2. There is no jaggery, petroleum outlet exist within 100 mtr of the site.</p> <p>3. There is no drain / nallah/ choe exist within 100 mtr of the site.</p> <p>4. There is no common bio-medical treatment facility within 500 mtr.</p> <p>5. There is no eco sensitive area within 500 mtr.</p> <p>6. There is no MAH industry existing within 300 mtr.</p> <p>7. High tension wire is crossing over the proposed site.</p>
C.	<i>Whether the site meets with the prescribed criteria for setting up of such projects.</i>	<i>The proposed site is complying with the sitting guidelines framed by the Government of Punjab for such project.</i>

It is pertinent to mention here that the proposed site is situated within the jurisdiction of GMADA. However, the terminal STP installed in SAS Nagar (Mohali) by GMADA authorities is not adequate to cater the quantity of additional effluent of this project. The upgradation of existing STP installed by GMADA authorities is yet to be made. Further, the project proponent has not submitted any alternate scheme for the disposal of treated effluent.”

Deliberations during 250th meeting of SEAC held on 20.06.2023.

The meeting was attended by the following:

- (i) Mr. Harjinder Singh, Manager M/s Aerofront Developers
- (ii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the salient features of the project. Thereafter, the Environmental Consultant presented as under:

Sr. No	Description	Details
1	Basic Details	
1.1	Name of Project & Project Proponent:	Mixed development Group housing and commercial project to be developed by M/s Aerofront Developers.
1.2	Proposal:	SIA/PB/INFRA2/422507/2023
1.3	Location of Project:	Balomajra (H.B. No. 32), Distt. SAS Nagar, Mohali (Punjab).
1.4	Details of Land area & Built up area:	<p>Total Project Site Area = 57,702.61 sq.m (14.2 Acres)</p> <ul style="list-style-type: none"> • Phase 01: 23,046.40 sq.m. (5.69 Acres). • Phase 02: 23,462.518 sq.m. (5.803 Acres) (Reserved for future expansion)

		<ul style="list-style-type: none"> Phase 03: 10,960.49 sq.m. (2.708 Acres). <p>Built-up Area = 1,43,008.07 sq.m.</p>
1.5	Category under EIA notification dated 14.09.2006	8(a)
1.6	Cost of the project	Rs. 265.47 Crores
2.	Site Suitability Characteristics	
2.1	Whether project is suitable as per the provisions of Master Plan:	Yes, the project falls in mixed use as per Master Plan of SAS Nagar.
2.2	Whether supporting document submitted in favour of statement at 2.1, details thereof: (CLU/building plan approval status)	A copy of permission for change of land use for total land measuring 14.201 acres issued by Department of Town & Country Planning, Punjab vide Memo No. 381-DTP (SAS Nagar)/CLU/2022/008 dated 10.03.2023 for mixed development group housing and commercial project submitted.
3	Forest, Wildlife and Green Area	
3.1	Whether the project required clearance under the provisions of Forest Conservations Act 1980 or not:	No forest land is involved in the project. Self-declaration in this regard is submitted.
3.2	Whether the project required clearance under the provisions of Punjab Land Preservation Act (PLPA), 1900.	Project is not covered under PLPA, 1900. The letter in this regard from District Forest Officer issued vide no. 5375 dated 03.12.2021 submitted.
3.3	Whether project required clearance under the provisions of Wildlife Protection Act 1972 or not:	No, the project does not require clearance under Wildlife Protection Act, 1972. Self-declaration in this regard is submitted.
3.4	Whether the project falls within the influence of Eco-Sensitive Zone	Yes. The City Bird Sanctuary is located at 8.8 km from the project site. The project falls outside eco-sensitive zone of the sanctuary.

	or not.																									
3.6	Green area requirement and proposed No. of trees:	<p>Total proposed green area = 12,653.91 sq.m.</p> <table border="1"> <thead> <tr> <th>Details</th> <th>Plot area (in sq.m.)</th> <th>Required green area (in sq.m.)</th> <th>Proposed Green area (in sq.m.)</th> <th>Required trees (Nos) {1 tree @ 80 sq.m. of plot area OR 1 tree @ 225 sq.m. of covered area}</th> <th>Proposed trees (Nos.)</th> </tr> </thead> <tbody> <tr> <td>Phase 01</td> <td>23,046.40</td> <td>5,761.60 (@ 25%)</td> <td>9,318.00 (@ 40.43%)</td> <td>23,046.40/80 = 288 OR 94,557.64/225 = 420</td> <td>423</td> </tr> <tr> <td>Phase 03</td> <td>10,960.49</td> <td>2,740.12 (@ 25%)</td> <td>3,335.91 (@ 30.44%)</td> <td>10,960.49/80 = 137 OR 48,450.43/225 = 215</td> <td>220</td> </tr> <tr> <td>Total</td> <td></td> <td>8,501.72</td> <td>12,653.91</td> <td>636</td> <td>643</td> </tr> </tbody> </table>	Details	Plot area (in sq.m.)	Required green area (in sq.m.)	Proposed Green area (in sq.m.)	Required trees (Nos) {1 tree @ 80 sq.m. of plot area OR 1 tree @ 225 sq.m. of covered area}	Proposed trees (Nos.)	Phase 01	23,046.40	5,761.60 (@ 25%)	9,318.00 (@ 40.43%)	23,046.40/80 = 288 OR 94,557.64/225 = 420	423	Phase 03	10,960.49	2,740.12 (@ 25%)	3,335.91 (@ 30.44%)	10,960.49/80 = 137 OR 48,450.43/225 = 215	220	Total		8,501.72	12,653.91	636	643
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4.	Configuration & Population																									
4.1	<p>Configuration</p> <p>The Project has been segregated in 3 phases. Components are described below:</p> <ul style="list-style-type: none"> Phase 01: 5 Residential Towers with 235 dwelling units & Club. Phase 02: Reserved for future Expansion Phase 03: 2 Residential Towers with 162 dwelling units, Club and Commercial block. <p style="text-align: center;"><u>Table: Area Statement</u></p> <table border="1"> <thead> <tr> <th>Description</th> <th>Area (in sq.m.)</th> <th>Area (in acres)</th> </tr> </thead> <tbody> <tr> <td>Total Plot area</td> <td>57,469.408</td> <td>14.201</td> </tr> <tr> <td>• Area under Phase 01</td> <td>23,046.40</td> <td>5.69</td> </tr> <tr> <td>• Area under Phase 02 (Future Expansion)</td> <td>23,462.518</td> <td>5.803</td> </tr> <tr> <td>• Area under Phase 03</td> <td>10,960.49</td> <td>2.708</td> </tr> </tbody> </table> <p style="text-align: center;"><u>Table: Area Statement (Phase 01)</u></p>	Description	Area (in sq.m.)	Area (in acres)	Total Plot area	57,469.408	14.201	• Area under Phase 01	23,046.40	5.69	• Area under Phase 02 (Future Expansion)	23,462.518	5.803	• Area under Phase 03	10,960.49	2.708										
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Description	Area (in sq.m.)
Site area	23,046.40
Permissible Ground Coverage (@ 30%)	6,913.92
Proposed Ground Coverage (@ 13.89%)	3,201.29
Permissible F.A.R (@ 3)	69,139.21
Proposed F.A.R (@ 2.58)	59,429.02
Proposed Non-F.A. R	35,128.62
Built-up area	94,557.64
Total Green required (@ 25%)	5,761.60
Proposed Green area (@ 40.43%)	9,318.00

Table: Component wise area details (Phase 01)

Description	No. of Floors	No. of Dwelling Units	FAR (Sq.m)	Non-FAR (Sq.m)	Built-up Area (Sq.m)
Residential					
• Tower 1	S+24	47	7,679.05	3,560.54	11,239.59
• Tower 2	S+24	47	10,817.31	3,008.58	13,825.90
• Tower 3	S+24	47	11,357.86	3,441.44	14,799.30
• Tower 4	S+24	47	13,553.27	4,247.17	17,800.44
• Tower 5	S+24	47	13,497.45	3,948.94	17,446.38
Recreational/club	G+2	--	2,524.08	203.72	2,727.80
Basement	1 (Upper)	--	--	16,718.22	16,718.22
Total		235	59,429.02	35,128.62	94,557.64

Table: Area Statement (Phase 03)

Description	Area (in sq.m.)
Site area	10,960.49
Permissible Ground Coverage (@ 30%)	3,288.15
Proposed Ground Coverage (@ 23.17%)	2,540.02
Permissible F.A.R (@ 3)	32,881.47
Proposed F.A.R (@ 2.47)	27,050.57
Proposed Non-F.A.R	21,399.86
Built-up area	48,450.43
Total green required (@ 25%)	2,740.12
Proposed Green area (@ 30.44%)	3,335.91

Table: Component wise area details (Phase 03)					
Description	No. of Floors	No. of Dwelling Units	FAR (Sq.m)	Non FAR (Sq.m)	Built-up Area (Sq.m)
Residential & Club					
• Ground Floor	-	-	1,663.29	209.23	1872.52
• First Floor	-	-	1,663.29	209.23	1872.52
• Tower 1 (2 nd to 20 th Floors)	S+20	81	10,978.21	3,975.32	14,953.53
• Tower 2 (2 nd to 20 th Floors)	S+20	81	10,978.21	3,975.32	14,953.53
Commercial	G+1	--	1,767.55	1,019.41	2,786.96
Basement	2 (Upper & Lower)	--	--	12,011.36	12,011.36
Total		162	27,050.57	21,399.86	48,450.43

Details are as per the conceptual plan.

4.2 Population details

- Total Population = 4117 persons
- Phase 01- 2,333 persons
- Phase 03- 1,784 persons

Table: Population Details

Description	Population
• Phase 01	2,333
• Phase 03	1,784
Total Estimated Population	4,117 persons

Table: Populations details (Phase 01)

Description	Factors as per NBC (Number of people)	Dwelling units	Population
Residents	• 3 BHK	6	270
	• 4 BHK	7	1260
	• 5 BHK	7	70
Visitors	@ 10%	-	160
Staff	lumpsum	-	10
Sub Total			1,770
Club (G+2)			
Population for Club	Factors as per NBC (Area per	FAR (m²)	Population

		person)		
	Street floor	3 m ² /person	849.60	283
	First floor	6 m ² /person	837.24	140
	Second floor	6 m ² /person	837.24	140
	Sub Total			563
	Staff (@ 10%)			56
	Visitors (@ 90%)			507
TOTAL POPULATION	2,333 persons			

Table: Populations details (Phase 03)

Description		Factors as per NBC (Number of people)	Dwelling units	Population
Residents	3 BHK	6	162	972
Visitors	@ 10%	-	-	97
Staff	lumpsum	-	-	10
Sub Total				1079
COMMERCIAL (G+1)				
Population for commercial area		Factors as per NBC (Area per person)	FAR (m ²)	Population
1. Street floor		3 m ² /person	816.89	272
2. First Floor		6 m ² /person	950.67	159
Sub Total				431
Staff (@ 10%)				43
Visitors (@ 90%)				388
CLUB (G+1)				
Population for club		Factors as per NBC (Area per person)	FAR (m ²)	Population
Street floor		3 m ² /person	590.97	197
First floor		6m ² /person	464.43	77
Sub Total				274
STAFF (@ 10%)				27
VISITORS (@ 90%)				247
TOTAL POPULATION	1,784			

5	Water	
5.1	Source:	Borewells
5.2	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N)	Application for extracting ground water from borewell has been filed to Punjab Water Regulation and Development Authority (PWRDA); copy of acknowledgement regarding the same is

	<i>tails thereof</i>	submitted.																																																																			
5.3	Total fresh water requirement: 267 KLD (Phase 01- 149 KLD & Phase 03- 118 KLD)																																																																				
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	2	Floating population	80	@ 45 lpcd	4		
	3	Visitors	732	@ 15 lpcd	11		
	4	Water Requirement			146		
	5	Make up water demand for Swimming pool			25		
	6	Total water requirement (4+5)			171		
	7	Wastewater Generation (@ 80% of water requirement)			117		
	8	Treated Sewage (@ 98%)			115		
	9	Flushing Water Requirement (@ 45 lpcd for residential population, @ 20 lpcd for floating population & @ 10 lpcd for visitors)			53		
	10	Total Fresh Water Demand including swimming pool demand			118		
	11	Green area water req. for 3335.91 sq.m.					
		☐ Summer (@ 5.5 lt./m ² /day)			18		
		☐ Winter (@ 1.8 lt./m ² /day)			6		
		☐ Monsoon (@ 0.5 lt./m ² /day)			2		
5.4	Utilization/Disposal of excess treated wastewater.		Excess treated wastewater will be disposed of to GMADA sewer.				
5.5	Cumulative Details:						
	Phase s	Total water Requirement KLD	Total wastewater r generated KLD	Treated wastewater r KLD	Flushing water requirement KLD	Green area requirement KLD	Into sewer KLD
	Phase 01	229	183	179	80	Summer-51 KLD Winter-17 KLD Monsoon-5 KLD	Summer-48 KLD Winter-82 KLD Monsoon-94 KLD
	Phase 03	171	117	115	53	Summer-18 KLD Winter-6 KLD Monsoon-2 KLD	Summer-44 KLD Winter-56 KLD Monsoon-60 KLD
5.6	Rain water harvesting proposal:	10 Rain water recharging pits (6 pits in Phase 01 & 4 pits in Phase 03) have been proposed for artificial rain water recharging within the project premises.					
6	Air						
6.1	Details of Air Polluting	Total 7 DG sets as given below: Phase 01					

	machinery:	<ul style="list-style-type: none"> • 2 No. 750 kVA, 415-volt DG sets • 2 No. 500 kVA, 415-volt DG sets <p>Phase 03</p> <ul style="list-style-type: none"> • 1 No. 750 kVA, 415-volt DG set • 1 No. 500 kVA, 415-volt DG set • 1 No. 320 kVA, 415-volt DG set
6.2	Measures to be adopted to contain particulate emission/Air Pollution	DG sets will be equipped with acoustic enclosure to minimize noise generation and adequate stack height for proper dispersion.
7	Waste Management	
7.1	Total quantity of solid waste generation	Total solid waste generation = 1,338 kg/day <ul style="list-style-type: none"> • Phase 01- 787 kg/day • Phase 03 - 551 kg/day
7.2	Whether Solid Waste Management layout plan by earmarking the location as well as area designated for installation of Mechanical Composter and Material Recovery Facility submitted or not	Yes. Biodegradable waste will be converted into manure using 3 Composters. Non-biodegradable waste (recyclable waste) will be disposed off through authorized recycler vendors. Inert waste will be dumped at authorized dumping site.
7.3	Details of management of Hazardous Waste.	Hazardous Waste in the form of used oil from DG sets will be generated which will be managed & disposed of to authorized vendors as per the Hazardous & Other Wastes (Management & Transboundary Movement) Rules, 2016 and its amendments.
8	Energy Saving & EMP	
8.1	Power Consumption:	Total Power load = 3,171 KW / 4,509 KVA <ul style="list-style-type: none"> • Phase 01 – 1,957 KW / 2,718 kVA • Phase 03 – 1,214 KW / 1,791 kVA
8.2	Energy saving measures:	Solar panels have been proposed on the roof top of the towers. The total area covered by solar panels will be 1,329 sq.m. which is @ 30% of roof top area which will generate 131 KW of power generation. 71.46 KW of energy will be saved by using LEDs instead of CFLs within the project.

8.3 Details of activities under Environment Management Plan.				
S.No	Title	Capital Cost (In Lakhs)	Recurring cost (In Lakhs/Annum)	
			Construction phase	Operation Phase
1	Air & Noise Pollution Management (Acoustic enclosure for DG sets, tarpaulin sheets/ barricading, water sprinklers, Maintenance of machinery & PPE's etc)	10	1	3
2	Water Pollution Control (STP of Capacity 230 KLD & 150 KLD capacity based on MBBR technology followed by UF)	70	2	10
3	Landscaping (643 nos. of trees and green area development)	10	2	6
4	Solid Waste Management (3 Composters of 250, 200 & 150 kg each)	35	2	4
5	Rain water Harvesting (10 pits)	25	1	5
6	Energy Conservation (LED lights in common areas, 131 KW solar panels, etc.)	60	1	5
7	Miscellaneous (Environment monitoring cost, Management of Environment Cell, etc.)	5	1	5
Total		215	10	38

Further, Rs. 2.65 Crores (i.e. 1% of total project cost) has been reserved for undertaking additional environment activities as given below:

Sr. No.	Additional Environment Activities	Cost (in Crores)
1.	Adoption of 2 Ponds (1 acre each) in Village Hasanpur	Rs. 1 Cr.
2.	Adoption of Nanak Bagichi (1 acre land) in Village Hasanpur	Rs. 0.35 Cr.
3.	Provision of smog tower within the project premises	Rs. 1.3 Cr

		Total Additional Environment Activities	Rs. 2.65 Crores
--	--	--	------------------------

After detailed deliberations, SEAC decided to defer the case till the receipt of reply of the below mentioned observations:

1. The Project Proponent shall submit permission from GMADA for discharge of excess treated waste water into public sewer or submit the alternate scheme for utilization/disposal of excess treated wastewater.
2. The Project Proponent shall submit the permission for access/approach road to the project under the provisions of Forest Conservation Act, 1980. The Project Proponent shall also provide the details of Khasra No. as mentioned in the DFO letter No. 5375 dated 03.12.2021.
3. The Project Proponent shall submit the proposal for the management & disposal of storm water to be generated from the project.
4. The Project Proponent shall submit the proposal for the management of the non-recyclable component of solid waste.
5. The Project Proponent shall submit the detailed proposal for planting 643 No. of trees by indicating the running length of the road, distance between the plants, type of plants, height of plant etc.

Deliberations during 251st meeting of SEAC held on 10.07.2023.

The meeting was attended by the following:

- (i) Mr. Harjinder Singh, Manager M/s Aerofront Developers
- (ii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the reply of the aforementioned observations. Thereafter, the Environmental Consultant presented as under:

S. No.	Queries	Reply
1.	The Project Proponent shall submit permission from GMADA for discharge of excess treated waste water into public sewer or submit the alternate scheme for utilization/disposal of excess treated wastewater.	Application has been filed to GMADA for sewerage connection vide dated 10.03.2023. But, till date no reply has been received. Thus, as an alternate arrangement, excess treated water will be disposed of for utilization in nearby construction activities or onto 2.2 acres of land to be developed under Karnal Technology within the project till GMADA

		sewer is connected. Layout plan showing the land to be developed under Karnal Technology within the project premises is submitted. Water balance diagram for three seasons mentioning alternate disposal scheme is submitted.
2.	The Project Proponent shall submit the permission for access/approach road to the project under the provisions of Forest Conservation Act, 1980. The Project Proponent shall also provide the details of Khasra No. as mentioned in the DFO letter No. 5375 dated 03.12.2021.	It is to highlight that earlier letter from DFO vide no. 5375 dated 03.12.2021 was approved for 19.686 acres of land which includes additional land also. Further, there is no approach for NH-205 to our project. Thus, there is no requirement of permission for access/approach road to the project. As desired, list of khasra nos. for 19.686 acres of land is submitted. Recently, letter has been obtained from DFO for our project land of 14.201 acres stating that no PLPA/forest land is involved in the project. Copy of NOC from DFO is submitted.
3.	The Project Proponent shall submit the proposal for the management & disposal of storm water to be generated from the project.	Storm water Management Plan is submitted. Services layout plan showing outfall of excess storm water is submitted.
4.	The Project Proponent shall submit the proposal for the management of the non-recyclable component of solid waste.	Solid waste management proposal is submitted. Layout plan showing location of solid waste management area is depicted in drawing submitted. Further, solid waste management layout plan along with layout & section foundation for composter drawing are submitted.
5.	The Project Proponent shall submit the detailed proposal for planting 643 No. of trees by indicating the running length of the road, distance between the plants, type of plants, height of plant etc.	Revised Landscape Plan stating the same submitted.

During meeting, the Committee perused the reply presented by the Environmental Consultant of the Project Proponent and observed that the reply of the observations raised at point no. 1,2 and 3 were not satisfactory. The Committee observed as under:

1. The High Transmission lines of 220 KV are passing across the green area of 2.2 acres proposed to be developed into Karnal Technology to utilize the excess treated wastewater generated from the project. The Committee asked the Project Proponent to check the feasibility of the proposal to develop the green area in form of Karnal Technology, as per the statutory norms/guidelines, in view of the provisions of leaving ROW due to high transmission lines passing over that area. The Project Proponent agreed to the same.
2. Permission for access/approach road to the project under the provisions of the Forest Conservation Act 1980 not submitted. In this regard, the Committee asked the Project Proponent to submit an affidavit to the effect that the access to the project is not from the forest area and is proposed from Master Plan Road which is still in planning stage. If, in case, the access road of the project falls in the Forest area, the requisite permission from the Department of Forest & Wildlife shall be taken. The Project Proponent agreed to submit the same.
3. The proposal submitted for storm water management was not found satisfactory and asked the Project Proponent to revise the same by clearly mentioning its disposal arrangements by obtaining permission from GMADA.

After detailed deliberations, the Committee decided to defer the case till the Project Proponent submit the receipt of the reply of below mentioned observations:

1. The Project Proponent shall check the feasibility of the proposal to develop the green area in form of Karnal Technology above, in view of the provisions of leaving ROW due to high transmission lines passing over that area.
2. The Project Proponent shall submit an affidavit to the effect that the access to the project is not from the forest area and is proposed from Master Plan Road which is still in planning stage. If, in case, the access road of the project falls in the Forest area, the requisite permission from the Department of Forest & Wildlife shall be taken.
3. The Project Proponent shall submit the revised proposal for the storm water management by clearly mentioning its disposal arrangements by obtaining permission from GMADA.

Deliberations during 253rd meeting of SEAC held on 24.07.2023.

The meeting was attended by the following:

- (i) Mr. Harjinder Singh, Manager M/s Aerofront Developers.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

SEAC allowed the Environmental Consultant of the Promoter Company to present the reply of the aforementioned observations. Thereafter, the Environmental Consultant presented as under:

S. No.	Queries	Reply
1.	The Project Proponent shall check	The tree plantation could not be feasible

	<p>the feasibility of the proposal to develop the green area in form of Karnal Technology above, in view of the provisions of leaving ROW due to high transmission lines passing over that area.</p>	<p>below the high transmission lines due to safety reasons. Even PSEB vide circular no. 143 dated 18.10.2022 directed us no to do any construction below the high transmission lines.</p> <p>Thus, the area shown below high transmission lines has not been considered to be developed under karnal technology. Layout plan showing the land to be developed under Karnal Technology within the project premises submitted.</p>
<p>2.</p>	<p>The Project Proponent shall submit an affidavit to the effect that the access to the project is not from the forest area and is proposed from Master Plan Road which is still in planning stage. If, in case, the access road of the project falls in the Forest area, the requisite permission from the Department of Forest & Wildlife shall be taken.</p>	<p>As the project will be developed in two phases. Access road connected Phase I of the project does not involve any forest land.</p> <p>Access road for phase III is under planning stage as per the Master Plan of SAS Nagar and does not involve any forest land. However, we ensure that if any forest land will be involved in the approach roads, then requisite permissions of Forest Clear dance will be obtained under Forest Conservation Act. Affidavit stating the same is submitted.</p>
<p>3.</p>	<p>The Project Proponent shall submit the revised proposal for the storm water management by clearly mentioning its disposal arrangements by obtaining permission from GMADA.</p>	<p>As the project falls under the Master Plan of SAS Nagar thus, the storm water disposal arrangement will be provided by GMADA. In this context we have also met Er. Balwinder Singh, Chief Engineer of GMADA. He informed us that storm water disposal planning has already been prepared by GMADA and the same will be provided at our project site also in due course of time.</p> <p>However, as an alternative arrangement we have made provision of storm water storage tank of capacity 2,000 KL within the project premises in addition to 10 nos. of rain water harvesting pits.</p> <p>Layout plan showing the location of storm water storage tank within the project premises is submitted.</p>

On perusal of the reply of the observation at Point No. (1) in the above table, as well as layout plan of the project, the Committee observed that the Project Proponent has proposed to develop green area of 2.2 acres as per Karnal Technology along the periphery of the land area reserved for future expansion under Phase-II of the Project. The Committee asked the Project Proponent to submit an affidavit to the effect that the land area of 2.2 acres shall be maintained as per karnal technology and no third-party interest shall be created in the said piece of land till the sewer of the project is connected with GMADA sewer. The Project Proponent agreed to the same and submitted an affidavit in this regard.

The Committee further perused the reply of the observation at Point No. (2) in the above table and observed that the Project Proponent has not mentioned that the Phase-II of the project does not involve any forest land. In this regard, the Project Proponent submitted an affidavit that the access road to Phase-II of the project does not involve any forest land. Further, if any forest land will be involved in approach road, then requisite permission of Forest Clearance will be obtained under the Forest Conservation Act, 1980. The Committee took a copy of the said affidavit on record.

The Committee was satisfied with the presentation given by the Project Proponent and after detailed deliberations, the Committee decided to award '**Silver Grading**' to the project proposal and decided to forward the application of the project proponent to SEIAA with the recommendation to grant Environmental Clearance for establishment of Group Housing & Commercial Project at Village Balomajra (H.B. No. 32), Distt. SAS Nagar, Mohali (Punjab) subject to the following standard conditions:

I. Statutory compliances:

- i) The project proponent shall obtain all necessary clearances/ permissions from all relevant agencies including the town planning authority before commencement of work. All the construction shall be done in accordance with the local building bye laws.
- ii) The approval of the Competent Authority shall be obtained for the structural safety of buildings due to earthquakes, adequacy of firefighting equipment, etc. as per the National Building Code including protection measures from lightning, etc.
- iii) The project proponent shall obtain forest clearance under the provisions of the Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purposes is involved in the project.
- iv) The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
- v) The project proponent shall obtain Consent to Establish / Operate under the provisions of the Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the Punjab Pollution Control Board.
- vi) The project proponent shall obtain the necessary permission for the abstraction of groundwater/ surface water required for the project from the competent authority.

- vii) A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
- viii) All other statutory clearances such as the approvals for storage of diesel from the Chief Controller of Explosives, Fire Department, and Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
- ix) The provisions of the Solid Waste (Management) Rules, 2016, E-Waste (Management) Rules, 2016, Construction & Demolition Waste Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.
- x) The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.
- xi) The project site shall conform to the suitability as prescribed under the provisions laid down under the master plan of the respective city/ town. For that, the project proponent shall submit the NOC/ land use conformity certificate from Deptt. of Town and Country Planning or other concerned Authority under whose jurisdiction, the site falls.
- xii) Besides the above, the project proponent shall also comply with siting criteria/guidelines, standard operating practices, code of practice, and guidelines if any prescribed by the SPCB/CPCB/MoEF&CC for such types of projects.
- xiii) The project proponent shall construct the buildings as per the layout plan approved from the Competent Authority and in consonance of the project proposal for which this environment clearance is being granted.

II. Air quality monitoring and preservation

- i) Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii) A management plan shall be drawn up and implemented to contain the current exceedance in the ambient air quality at the site.
- iii) The project proponent shall install a system to undertake 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 a source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of low sulphur diesel would be the

preferred option. The location of the DG sets may be decided in consultation with Punjab Pollution Control Board.

- v) Construction site shall be adequately barricaded before the construction begins. Dust, smoke and 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, and continuous dust/ wind-breaking walls all around the site (at least 3 m height or 1/3rd of the building height and maximum up to 10 m). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- vi) No Excavation of soil shall be carried out without adequate dust mitigation measures in place.
- vii) No loose soil or sand or construction and demolition waste or any other construction material that causes dust shall be left uncovered.
- viii) No uncovered vehicles carrying construction material and waste shall be permitted.
- ix) All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.
- x) Grinding and cutting of building material in open areas shall be prohibited. A wet jet shall be provided for grinding and stone cutting.
- xi) Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- xii) All construction and demolition debris shall be stored at the site within the earmarked area and roadside storage of construction material and waste shall be prohibited. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
- xiii) The diesel generator sets to be used during the construction phase shall be low sulphur diesel type and shall conform to the norms and regulations prescribed under air and noise emission standards.
- xiv) The gaseous emissions from the DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
- xv) For indoor air quality, the ventilation provisions as per the National Building Code of India shall be complied with.

- xvi) Roads leading to or at the construction site must be paved and blacktopped (i.e., metallic roads should be built and used).
- xvii) Dust Mitigation measures shall be displayed prominently at the construction site for easy public viewing.
- xviii) Construction and Demolition Waste Processing and Disposal site shall be identified and required dust mitigation measures will be notified at the site

III. Water quality monitoring and preservation

- i) The natural drainage system should be maintained for ensuring unrestricted flow of water.
- ii) No construction shall be allowed which obstructs the natural drainage through the site, in 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 rainwater.
- iii) Buildings shall be designed to follow the natural topography as far as possible. Minimum cutting and filling should be done.
- iv) The total freshwater use shall not exceed the proposed requirement as mentioned in the application proposal.
- v) Storage tank of adequate capacity shall be provided for the storage of treated wastewater and all efforts shall be made to supply the same for construction purposes.
- vi) During the construction phase, the project proponent shall ensure that the wastewater generated from the labour quarters/toilets shall be treated and disposed of in an environment-friendly manner. The project proponent shall also exercise the option of modular bio-toilets or will provide proper and adequately designed septic tanks for the treatment of such wastewater and treated effluents shall be utilized for green area/plantation.
- vii) The project proponent shall ensure a safe drinking water supply to the habitants. Adequate treatment facility for drinking water shall be provided, if required.
- viii) The quantity of freshwater 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 and SEIAA along with six-monthly monitoring reports.
- ix) 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 of water available. This should be specified separately for groundwater and surface water sources, ensuring that there is no impact on other users.

- x) 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.
- xi) Dual pipe plumbing shall be installed for supplying fresh water for drinking, cooking and bathing, etc. and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, air conditioning etc.
- xii) Installation of R.O. plants in the project will be discouraged in order to reduce water wastage in form of RO reject. However, in case the requirement of installing RO plant is unavoidable, the rejected stream from the RO shall be separated and shall be utilized by storing the same within the particular component or in a common place in the project premises.
- xiii) The project proponent shall also adopt the new/innovative technologies like low water discharging taps (faucet with aerators) /urinals with electronic sensor system /waterless urinals/twin flush cisterns/ sensor-based alarm system for overhead water storage tanks and make them a part of the environmental management plans/building plans so as to reduce the water consumption/groundwater abstraction.
- xiv) The project proponent will provide plumbing system for reuse of treated wastewater for flushing/other purposes etc. and will colour code the different pipelines carrying water/wastewater from different sources / treated wastewater as follows:

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

- xv) Water demand during construction should be reduced by the use of pre-mixed concrete, curing agents, and adopting other best practices.
- xvi) The CGWA provisions on rainwater harvesting should be followed. A rainwater harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of the plot area and a storage capacity of a minimum of one day of the total freshwater requirement shall be provided. In areas where groundwater recharge is not feasible, the rainwater should be harvested and stored for reuse. The groundwater shall not be withdrawn without approval from the Competent Authority.
- xvii) All recharge should be limited to shallow aquifers.
- xviii) No groundwater shall be used during the construction phase of the project. Only treated sewage/wastewater shall be used. A proper record in this regard should be maintained and should be available at the site.
- xix) Any groundwater 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 groundwater abstraction or dewatering.
- xx) The quantity of freshwater 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, and SEIAA along with six-monthly Monitoring reports.
- xxi) Sewage shall be treated in the STP with tertiary treatment by providing ultra-filtration Technology. STP shall be installed in a phased manner viz a viz in the module system designed in such a way so as to efficiently treat the wastewater with an increase in its quantity due to rise in occupancy. The treated effluent from STP shall be recycled/reused for flushing and gardening. No treated water shall be disposed of into the municipal stormwater drain.
- xxii) No sewage or untreated effluent would be discharged through stormwater drains. Onsite sewage treatment with a capacity to treat 100% wastewater will 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 / SEIAA before the project is commissioned for operation. Treated wastewater shall be reused on-site for landscape, flushing, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by the Ministry of Environment, Forest, and Climate Change. Natural treatment systems shall be promoted.
- xxiii) Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.

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

IV. Noise monitoring and prevention

- i) Ambient noise levels shall conform to the 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 the construction phase. Adequate measures shall be made to reduce noise levels during the construction phase, so as to conform to the stipulated standards by CPCB/SPCB.
- ii) A noise level survey shall be carried out as per the prescribed guidelines and a report in this regard shall be submitted to the Regional Officer of the Ministry as a part of a six-monthly compliance report.
- iii) Acoustic enclosures for DG sets, noise barriers for ground-run bays, earplugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

V. Energy Conservation measures

- i) Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
- ii) Outdoor and common area lighting shall be LED.
- iii) Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased daylighting design and thermal mass, etc. shall be incorporated in the building design. Wall, window, and roof U-values shall be as per ECBC specifications.
- iv) Energy conservation measures like the installation of LEDs for lighting the area outside the building should be an 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) At least 30% of the rooftop area shall be used for generating Solar power for lighting in the apartments so as to reduce the power load on the grid. A separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20%

of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher.

VI. Waste Management

- i) A certificate from the competent authority handling municipal solid waste, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from the project shall be obtained.
- ii) The Project Proponent shall install Mechanical Composter of adequate capacity to treat wet component of the Solid Waste.
- iii) Disposal of muck during the construction phase should not create any adverse effect on the neighbouring communities and should be safely disposed of taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of the competent authority.
- iv) Separate wet and dry bins must be provided in each unit and at the ground level for facilitating the segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- v) Organic waste compost/ Vermiculture pit/ Organic Waste Converter/Mechanical Composter within the premises must be installed for treatment and disposal of the solid waste.
- vi) All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie-up must be done with the authorized recyclers.
- vii) Any hazardous waste generated during the construction phase, shall be disposed of as per applicable rules and norms with the necessary approvals of the State Pollution Control Board.
- viii) 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 environmentally friendly materials.
- ix) Fly ash should be used as a building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready-mixed concrete must be used in building construction.
- 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 of or sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VII. Green Cover

- i) No naturally growing tree should be felled/transplanted unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department.
- ii) At least a single line plantation all around the boundary of the project as proposed shall be provided. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous species/variety. The project proponent shall ensure the planting of trees in the project area at the identified location, as the per proposal submitted, with plants of native species preferably having broad leaves. The size of the plant thus planted should not be less than 6 ft and each plant shall be protected with a fence and properly maintained. The project proponent shall make adequate provisions of funds to ensure maintenance of the plants for a further period of three years and thereafter, protected throughout the entire lifetime of the Project. The species with heavy foliage, broad leaves, and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. The plantation should be undertaken as per SEIAA guidelines.
- iii) The Project Proponent shall develop a green belt with native tree species (having canopy type structure and especially trees, and not grass) before the completion of the project. The greenbelt shall inter alia cover the entire periphery of the unit provided that the number of trees to be planted should not be less than one tree per 80 sqm of the total land area. The canopy trees shall also be planted around the parking area to provide shade to the parked vehicles.
- iv) Where the trees need to be cut with prior permission from the concerned local Authority, a compensatory plantation in the ratio of 1: 10 (i.e. planting of 10 saplings of the same species for every tree that is cut) shall be done and the newly planted saplings will be maintained for at least 5 years. Green belt development shall be undertaken as per the details provided in the project document.
- v) 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 the plantation of the proposed vegetation on site.
- vi) The project proponent shall not use any chemical fertilizer /pesticides /insecticides and shall use only Herbal pesticides/insecticides and organic manure in the green area.
- vii) The green belt along the periphery of the plot shall achieve an attenuation factor conforming to the day and night noise standards prescribed for commercial land use.
- viii) The project proponent shall submit the progress of developing the green belt in the six-monthly compliance report.

VIII. Transport

- i) A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
 - a) Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
 - b) Traffic calming measures.
 - c) Proper design of entry and exit points.
 - d) Parking norms as per local regulations.
- ii) Vehicles hired for bringing construction material to the site should be in good condition and should have a valid pollution check certificate, conform to applicable air and noise emission standards, and should 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 km radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on the cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies within this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.
- iv) Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.

IX. Human health issues

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

- iv) Occupational health surveillance of the workers shall be done regularly.
- v) A First Aid Room shall be provided in the project both during construction and operations of the project.

X. Environment Management Plan

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

S.No	Title	Capital Cost (In Lakhs)	Recurring cost (In Lakhs/Annum)	
			Construction phase	Operation Phase
1	Air & Noise Pollution Management (Acoustic enclosure for DG sets, tarpaulin sheets/ barricading, water sprinklers, Maintenance of machinery & PPE's etc)	10	1	3
2	Water Pollution Control (STP of Capacity 230 KLD & 150 KLD capacity based on MBBR technology followed by UF)	70	2	10
3	Landscaping (643 nos. of trees and green area development)	10	2	6
4	Solid Waste Management (3 Composters of 250, 200 & 150 kg each)	35	2	4

5	Rain water Harvesting (10 pits)	25	1	5
6	Energy Conservation (LED lights in common areas, 131 KW solar panels, etc.)	60	1	5
7	Miscellaneous (Environment monitoring cost, Management of Environment Cell, etc.)	5	1	5
	Total	215	10	38

Additional Environmental Activities:

Sr. No.	Additional Environment Activities	Cost (in Crores)
1.	Adoption of 2 Ponds (1 acre each) in Village Hasanpur	Rs. 1 Cr.
2.	Adoption of Nanak Bagichi (1 acre land) in Village Hasanpur	Rs. 0.35 Cr.
3.	Provision of smog tower within the project premises	Rs. 1.3 Cr
	Total Additional Environment Activities	Rs. 2.65 Crores

XI. Validity

- i) This environmental clearance will be valid for a period of ten years from the date of its issue as per MoEF & CC, GoI notification No. S.O. 1807 (E) dated 12.04.2022 or till the completion of the project, whichever is earlier.

XII. Miscellaneous

- i) The project proponent shall obtain a completion and occupancy certificate from the Competent Authority and submit a copy of the same to the SEIAA, Punjab before allowing any occupancy.
- ii) The project proponent shall comply with the conditions of CLU, if obtained.
- iii) The project proponent shall prominently advertise in at least two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEF&CC/SEIAA website where it is displayed.

- iv) The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn have to publicly display the same for 30 days from the date of receipt.
- v) The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on a half-yearly basis.
- vi) The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the Ministry of Environment, Forest and Climate Change at the Environment Clearance portal and submit a copy of the same to SEIAA.
- vii) The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put the same on the website of the company.
- viii) The project proponent shall inform the Regional Office as well as SEIAA Punjab, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
- ix) The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
- x) The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report, commitments made during public hearing and also those made to SEIAA / SEAC during their presentation.
- xi) No further expansion or modifications in the project shall be carried out other than those permitted in this EC without prior approval of SEIAA. In case of deviation or alterations in the project proposal from those submitted to the Ministry/SEIAA for clearance, a fresh reference shall be made to the Ministry/SEIAA, as applicable, to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
- xii) The Regional Office, MoEF&CC, Chandigarh, Punjab Pollution Control Board and SEIAA/ SEAC members nominated for the purpose shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer(s) entrusted with this monitoring by furnishing the requisite data/ information/monitoring reports.

- xiii) This Environmental Clearance is granted subject to final outcome of pending related cases in the Hon'ble Supreme Court of India, Hon'ble High Courts, Hon'ble NGT and any other Court of Law as may be applicable to this project.

XIII. Additional Conditions

- i) The approval is based on the conceptual plan/drawings submitted with the application. In case, there is variation in built-up area/green area/ any other details in the drawings approved by the competent authority, the Project Proponent shall obtain the revised Environmental Clearance.
- ii) The Project Proponent shall ensure that the natural drainage channels in the project site including streams, drains, choes, creeks, rivulets, etc. are not disturbed so that the natural flow of rainwater, etc is not impeded or disrupted in any manner.
- iii) Authorization from Punjab Pollution Control Board shall be obtained as applicable under the Bio-Medical Waste Management Rules 2016 as amended from time to time.
- iv) The solid waste other than Bio-Medical Waste & Hazardous Waste (dry as well as wet garbage) generated should be properly collected and segregated before disposal to Municipal Authorities in accordance with the Municipal Solid Waste (Management & Handling) Rules, 2000. No municipal waste should be disposed off outside the premises in contravention of relevant rules and by-laws. Adequate measures should be taken to prevent any malodour in and around the Project premises.
- v) In the event that the project proponent decides to abandon/close the Project at any stage, he shall submit an application in the prescribed form along with requisite documents through Parivesh to SEIAA for surrendering the Environmental Clearance as per the procedure prescribed in OM dated 29.03.2022 issued by the MoEF&CC. The project proponent shall be accountable for adherence/compliance of the EC conditions till such time as the project is finally closed by SEIAA, based upon the certified closure report of Integrated Regional Offices (IROs) of MoEF&CC, Chandigarh/PPCB.
- vi) This Environmental Clearance is liable to be revoked without any further notice to the Project Proponent in case of failure to comply with condition (v) above.
- vii) 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.
- viii) The Project Proponent shall manage the solid waste generated from the project as per the sub-rule-7 of rule-4 of SWM Rules 2016.

- ix) The Ministry reserves the right to stipulate additional conditions if found necessary. The Promoter Company in a time bound manner shall implement these conditions.
- x) The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and other wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India/High Courts and any other Court of Law relating to the subject matter.
- xi) Any appeal against this Environmental Clearance shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Deliberations during 257th meeting of SEIAA held on 01.08.2023.

The case was considered by SEIAA in its 257th meeting held on 01.08.2023 which was attended by the following:

- (i) Mr. Harjinder Singh, Manager M/s Aerofront Developers.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.
- (iii) Mrs. Jyoti Rani, EC Coordinator, M/s Eco laboratories Pvt Ltd.

Environmental Consultant presented the salient features of the project. A copy of the presentation submitted by the project proponent was taken on record.

To a query by SEIAA regarding efficacy and documented usefulness of installing a Smog Tower involving huge cost, the Project Proponent submitted the revised list of AEAs as under:

SI. No.	Additional Environment Activities	Cost (in Crores)
1.	Adoption of 2 Ponds (1 acre each) in Village Hasanpur	1.00
2.	Creation of Nanak Bagichi (1 acre land) in Village Hasanpur	0.35
3.	Adoption of Ponds (total area 1.5 acre) in Village Khera	1.30
	Total amount for additional Environment activities	Rs. 2.65 Crores

The SEIAA observed that the case stands recommended by SEAC and the Committee has awarded 'Silver Grading' to the project proposal. The SEIAA examined the details of the case

including relevant documents, EMP and revised AEAs and was satisfied with the same.

After detailed deliberations, SEIAA decided to accept the recommendations of SEAC and grant Environmental Clearance for establishment of Group Housing & Commercial Project at Village Balomajra (H.B. No. 32), Distt. SAS Nagar, Mohali (Punjab) having total land area 57,469.408 sqm (14.201 acres) with built-up area of 1,43,008.07 sqm by M/s Aerofront Developers, as per the details mentioned in Form 1, 1A, EMP, EIA report and subsequent presentation /clarifications made by the project proponent and his consultant with proposed measures and subject to conditions proposed by SEAC and amended condition as under:

Amendment in Condition no. iii) of X. of Environment Management Plan

- iii) Action plan for implementing EMP and environmental conditions along with the responsibility matrix of the company shall be prepared and shall be duly approved by the Competent Authority. The year-wise funds earmarked for environmental protection measures shall be kept in separate accounts and will not be diverted for any other purpose. The project proponent shall spend the minimum amount of Rs. 480 Lacs towards the capital cost and Rs. 8 Lacs/annum towards recurring cost in the construction and rupees 38 lacs per annum in operation phase of the project including the environmental monitoring cost as per the details given as under

S.No	Title	Capital Cost (In Lakhs)	Recurring cost (In Lakhs/Annum)	
			Construction phase	Operation Phase
1	Air & Noise Pollution Management (Acoustic enclosure for DG sets, tarpaulin sheets/ barricading, water sprinklers, Maintenance of machinery & PPE's etc)	10	1	3
2	Water Pollution Control (STP of Capacity 230 KLD & 150 KLD capacity based on MBBR technology followed by UF)	70	2	10
3	Landscaping (643 nos. of trees and green area development)	10	2	6
4	Solid Waste Management (3 Composters of 250, 200 & 150 kg each)	35	2	4
5	Rain water Harvesting (10 pits)	25	1	5
6	Energy Conservation (LED lights in common areas, 131 KW solar panels, etc.)	60	1	5
7	Miscellaneous (Environment monitoring cost, Management of Environment Cell, etc.)	5	1	5

	Total	215	10	38
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Additional Environmental Activities:

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3.	Adoption of Ponds (total area 1.5 acre) in Village Khera	1.30
	Total amount for additional Environment activities	Rs. 2.65 Crores

The entire cost of the environmental management plan will continue to be borne by the project proponent for the lifetime of the Project. Progress of implementation of the EMP including AEA's along with photographs and short video clips shall be reported to SEIAA / Regional office MOEF&CC along with the Six-monthly Compliance Reports

Item 257.11: Rectification in the Environmental Clearance granted for Mines falling in agricultural land regarding. – Chief Engineer Mines & Geology.

Deliberations during 257th meeting of SEIAA held on 24.07.2023.

SEIAA was apprised that Chief Engineer Mines & Geology vide his letter no. 1869/Glg dated 05.07.2023 has requested that in view of the shortage of material during the monsoon period and as no River or Aquatic life is involved in the agriculture mining sites, mining operations may be allowed in agricultural sites during the monsoon season.

SEIAA observed that the mining operations in the mining sites located outside the riverbed / its flood plains (including the agriculture land) which are not affected by the river waters during the monsoon seasons, should not require to be stopped as there is no negative impact on the Environment.

In this regard SEIAA also perused the EMGSM, 2020 Guidelines of the MOEF&CC. Relevant excerpt of sub-para vii) of section 8.1 of the EMGSM is reproduced as under:

8.1 vii) "There shall be no river bed mining operations allowed in monsoon period. The period as defined by IMD Nagpur for each state shall be adhered with."

SEIAA noted that the restriction on mining operations during the monsoon season was only in respect of the riverbed sites and there was no such restriction for agricultural or other non-riverbed sites.

After detailed deliberations, SEIAA decided to accept the request of the Chief Engineer Mines & Geology Punjab and permit mining operations in agriculture mining sites and other non-riverbed / river flood plain sites during the monsoon period by deleting the specific conditions no. xiii of the Environmental Clearance issued by it in respect of the agriculture mining sites.

SEIAA further decided that SEAC may be apprised of the above decision and asked not to impose this condition in sites which were not located in riverbeds or river flood plains whilst recommending grant of ECs for agricultural and other non-riverbed / river flood plains sites.

Table Item no. 01: Regarding withdrawal applications pending on Parivesh Portal.

SEIAA was apprised that the matter was earlier placed before SEIAA in its 250th meeting held on 09.06.2023 but was deferred as the reason for withdrawal of the applications had not been placed on record.

Deliberations during 257th meeting of SEIAA held on 01.08.2023.

SEIAA deliberated upon the following withdrawal applications and decided as under:

TOR Cases:

Sr. No.	Proposal No.	Proponent Name	Location
1.	SIA/PB/MIS/81595/2022	Common Effluent Treatment Plant, Kapurthala by M/s Dream Environment Foundation	Kapurthala
<p>Reason: The member units for whose requirement the proposed CETP is to be established do not produce any product requiring environmental clearance. Therefore, as per notification S.O.6250(E) dated 19-12-2018 the CETP project is exempted from obtaining environmental clearance. Hence PP has requested that they may be permitted to withdraw their application.</p> <p>Decision of SEIAA: SEIAA decided to allow the withdrawal application in view of the provisions of notification S.O.6250(E) dated 19-12-2018.</p>			
2.	SIA/PB/IND/46262/2019	M/S K.L. Alloys(P) Ltd.	Fatehgarh Sahib
<p>Reason: The project proponent wished to incorporate certain changes in the earlier application and to resubmit fresh TOR application in the case. The project proponent has already been issued Terms of Reference in respect of his revised application vide letter No. 257 dated 12.07.2022 and same has been uploaded on Parivesh Portal on 12.07.2022 bearing proposal no. SIA/PB/IND/76347/2022. The earlier proposal has therefore become redundant.</p> <p>Decision of SEIAA: SEIAA decided to allow the withdrawal of the application since it had become redundant.</p>			

Environment Clearance cases:

Sr. No.	Proposal No.	Proponent Name	Location
1.	SIA/PB/IND/66130/2021	Shree Cement Ltd.	Sangrur
<p>Reason: SEIAA decided to allow the withdrawal the application being a duplicate in nature. The project proponent submitted an application bearing proposal no SIA/PB/IND1/401374/2022 which has been delisted due to want of reply to certain observation.</p>			

2.	SIA/PB/INFRA2/429678/2023	Suntec city by M/s. The Indian Co-op House Building Society Ltd	SAS Nagar
<p>Reason: Due to some technical reason form has not been filled properly.</p> <p>Decision of SEIAA: SEIAA decided to allow the withdrawal the application being duplicate in nature to application bearing no. SIA/PB/INFRA2/429960/2023 which is under consideration of SEIAA.</p>			
3.	SIA/PB/MIS/268474/2022	M/S Ansal Lotus Melange Projects Pvt Ltd	SAS Nagar
<p>Reason: The case is included in the “List of EC applications that have been withdrawn”.</p> <p>Decision of SEIAA: No action is required to be taken since EC application has already been withdrawn.</p>			
4.	SIA/PB/MIS/82403/2020	Suntec city by M/s. The Indian Co-op House Building Society Ltd	SAS Nagar
<p>Reason: EC has already been granted to the PP apropos this proposal. As such, no further action is required to be taken.</p> <p>Decision of SEIAA: No action is required to be taken since EC has already been granted.</p>			
5	SIA/PB/INFRA2/427814/2023	Expansion of Mega Housing Complex “Hyde Park Estate” located at Villages Salamatpur, Devinagar, Bharonjian, Ratwara and Mullanpur Garibdas, Tehsil Kharar, District SAS Nagar (Mohali), Punjab by M/s DLF Home Developers Ltd.	SAS Nagar
<p>Reason: Modification in application is required.</p> <p>Decision of SEIAA: SEIAA decided to allow the withdrawal the application with the condition that the project proponent shall not start construction in the expansion part of the project without getting prior Environmental Clearance under the provision of EIA notification, 14.09.2006</p>			