

Minutes of 146th SEAC-3 meeting scheduled on 28th, 29th & 30th June , 2022 through Video Conference

Maharashtra SEIAA directed SEAC-3 to appraise the proposals by using information technology facilities. Hence, SEAC-3 initiated to appraise the proposals received by the SEIAA through Videoconferencing technology on Zoom platform from 28th, 29th & 30th June , 2022. The meeting was held on 28th June 2022. Due to unavoidable circumstances the meeting could not held on 29 & 30th June 2022 and which was rescheduled on 6th July and 7th July 2022.

Dr. Deepak Mhaisekar, IAS Rtd.	Chairman	28 th June , 6 th and 7 th July 2022.
Shri Mukund Pathak	Member	28 th June, 6 th and 7 th July 2022.
Shri Dattatray Thorat	Member	28 th June 6 th and 7 th July 2022.
Shri Kiran Acharekar	Member	28 th June 6 th and 7 th July 2022.
Shri. Narendra Toke	Secretary	28 th June 6 th and 7 th July 2022.

Chairman welcomed the members to the **146th SEAC III Meeting**. Leave of absence on 6th and 7th July was granted to Dr. Aseem Gokarn Harwansh, Member .

Day-3

7 th July, 2022.			
27	P-27	SIA /MH/MIS/269134/2022	Proposed Commercial Project SHREE BALAJI ESTATE & PROPERTIES

Representative of PP was present during the meeting along with environmental consultant M/s.VKe Environmental LLP

It is noted that, the PP has submitted the application for prior Environmental clearance for total plot area of 11,084.40 m², FSI area of 85,833.20 m², Non FSI area of 43,200.53 m² and total BUA of 1,29,033.73 m².

Brief information of the proposal is as below:

1.	Proposal Number	< SIA/MH/MIS/269134/2022>	
2.	Name of Project	Proposed Commercial Project by M/s. Shree Balaji Estate & Properties	
3.	Project category	8 (a) B2	
4.	Type of Institution	Private	
5.	Project Proponent	Name	Mr. Anurag Goel
		Regd. Office address	SanMahu Complex, Ground Floor, Bund Garden Road, Opposite to Poona Club, Pune
		Contact number	9765619193
		e-mail	aman.agarwal@goelgangadevelopments.com
6.	Consultant	VKe Environmental LLP ,QCI/NABET/ENV/ACO/20/1501	
7.	Applied for	Fresh Project	
8.	Details of previous EC	Not Applicable	
9.	Location of the project	S No. 83A/1, 83 A/2B, 83/3, 83A/2A, 83B Mundhwa ,Tal-Haveli, Dist. Pune	
10.	Latitude and Longitude	Latitude -18 0 32' 01.74" N Longitude - 73 0 54' 47.88"E	
11.	Total Plot Area (m ²)	11,084.40	
12.	Deductions (m ²)	1,722.67	
13.	Net Plot area (m ²)	9,361.73	

14.	Proposed FSI area (m2)	85,833.20			
15.	Proposed non-FSI area (m2)	43,200.53			
16.	Proposed TBUA (m2)	1,29,033.73			
17.	TBUA (m2) approved by Planning Authority till date	Applied			
		In process			
18.	Ground coverage (m2) & %	4157.43 & 37.5% (Approximately)			
19.	Total Project Cost (Rs.)	2,65,97,00,000 /-			
20.	CER as per MoEF & CC circular dated 01/05/2018	CER Activities are mentioned in the Environment Management Plan			
21.	Details of Building Configuration : <Please use following legends: Floor = F , Parking = Pk, Podium = Po, Stilt =St, Lower Ground = LG, Upper Ground = UG, Basement = B, Shops = Sh>				
	Previous EC / Existing Building			Proposed Configuration	
	Building Name	Configuration	Height (m)	Building Name	Configuration
	-	-	-	Commercial Building	2B + GR. + 5 Podium+ 21.
22.	Total number of tenements		Shop- 02 & Offices -42.		
23.	Water Budget	Dry Season (CMD)		Wet Season (CMD)	
		Fresh Water	214.00	Fresh Water	214.00
		Recycled for Garden	6.00	Recycled for Garden	00.00
		Swimming Pool	0	Swimming Pool	0
		Flushing	175.00	Flushing	175.00
		Total	395	Total	389
		Waste water generation	347 KLD	Waste water generation	347 KLD
24.	Water Storage Capacity for Firefighting / UGT	UGWT –200 KLD			

25.	Source of water	Pune Municipal Corporation		
6.	Rainwater Harvesting (RWH)	Level of the Ground water table	Pre-Monsoon:-20m Post Monsoon:-15m	
		Size and no of RWH tank(s) and Quantity:	NA	
		Quantity and size of recharge pits:	6 no of pits , size-2.0mX2.0mX2.0m	
		Details of UGT tanks if any:	Domestic- 321 Cu.m Fire- 200 Cu.m	
27.	Sewage and Wastewater	Sewage generation in CMD:	347	
		STP technology:	MBBR	
		Capacity of STP (CMD):	365 KLD	
28.	Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	8	Handover to authorized vendor
		Wet waste:	12	Handover to authorized vendor
		Construction waste	20	Handover to authorized vendor
29.	Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	1299	Handover to SWACH
		Wet waste:	877	Organic Waste composter
		Hazardous waste:	NA	NA
		Biomedical waste	NA	NA
		E-Waste	23.13Kg/day	Handover to authorized vendor
		STP Sludge (dry)	53.14 kg/day	Used as manure
30.	Green Belt Development	Total RG area (m2):	936.17 sq.m	
		Existing trees on plot:	68 no's	
		Number of Proposed trees	317 no's	
		Number of trees to be cut:	20	
		Number of trees to be transplanted:	00	
31.	Power requirement:	Source of power supply:	MSEDCL	
		During Construction Phase (Demand Load):	116.00KVA	
		During Operation phase (Connected load):	13070 KWA	
		During Operation phase (Demand load):	9745 KVA	
	Transformer:	(1 X3000 KVA)Nos. + (3 X		

				2500 KVA) Nos.	
		DG set:		(01 X 3350KVA) Nos. +(3 X 2500KVA) Nos.	
		Fuel used:		HSD	
32.	Details of Energy saving	Energy saving using Low Loss Transformer Against Conventional Transformer		0.08%	
		Energy Saving using Solar Water Heater Against Electrical Water Heater.		0.00%	
		Energy Saved by Solar PV		4.09%	
		Energy Saved by Automatic Timer logic controller for lighting Control Against No timer Control		0.39%	
		Energy Saved by Using VFD for Lift against conventional drive		2.99%	
		Total Energy Saving in Project In % by Energy saving measures		8.03%	
33.	Environmental Management plan budget during Construction phase	Type	Details	Cost	
		Capital	Erosion control – dust suppression measures, barricading and top soil preservation, Labor Camp toilets & sanitation	4,30,000/-	
		O&M	Water, Noise, soil, air monitoring	3,75,000 /-	
34.	Environmental Management plan Budget during Operation phase	Component	Details	Capital (Lac.)	O&M (Lac./Y)
		Sewage Treatment	1 no STP cost considered	91.25	13.68
		Rain Water Harvesting	6.No. of RWH Pits	6.00	0.60
		Solid Waste Management	To assure proper treatment of Wet Waste, OWC will be provided	29.75	5.18
		Green Belt Development	Landscaping, tree & shrub plantation	9.06	1.80

		Biomedical waste management Plan	Biomedical Waste Management Plan	-	1.02
		Monitoring cell	Environment Monitoring Cell	-	1.85
		Energy Saving	With all said energy saving measures like solar PV panels, hot water, low loss transformer, VFDs on lift, solar lightning	463.96	19.59
		Environmental Monitoring	Air, Noise, Water, Effluent tests as per government norms	70.8	27.60
		Disaster Management Cost	Lightning Arrestor Installation & Budget for Emergency, First Aid Kit, Safety equipment's,	19.25	-
		Swimming Pool	-	-	-
35.	Traffic Management	Type	Required as per DCR	Actual Provided	Area per parking (m2)
		4-Wheeler	993	993	12.5
		2-Wheeler	3641	3641	2.0
		Bicycles	-	-	-
36.	Details of Court cases / litigations w.r.t. the project and project location if any.	NA			

Deliberations:

PP stated that the proposed commercial project by M/s. Balaji Estate & Properties at Mundhwa, Pune. PP informed that, the project is green field project falls within the jurisdiction of PMC, Pune. PP further stated that the proposed project comprises one commercial building (2B + GR. + 5

Podium+ 21) with Shop- 02 & Offices -42. The debris generated at this plot will be disposed of at Wagholi where the owner has its own plot .

The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a) B2.

During discussion following points emerged:

1. PP to ensure that the planation shall be carried out in such a way that it should not hinder the Fire tender Movement.
2. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places.
3. PP to ensure that, the water proposed to use for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.
4. It is noted that, the project will have the potable water through tankers; PP to add this information in his all documents like RERA, Advertisement of the project, agreement etc. Also PP to submit the water tanker agreement. Local body to ensure that, No Occupation Certificate should be issued unless project have sustainable water supply.

Decision: -

After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of above points.

28	P-28	SIA /MH/MIS/269579/2022	“Star World – B” Commercial Complex on S. No. 777/3/1 + 785/1/2/3/11 Nashik Shiwar, At Nashik, Maharashtra Project By M/s. Deepak Infra & Homes Pvt. Ltd.
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Representative of PP was present during the meeting along with environmental consultant M/s. Manusrushti. It is noted that, the PP has submitted the application for prior environment clearance for total plot area of 8936.00 m2, FSI area of 44,128.48 m2, Non FSI area of 14,157.89 m2 and total BUA of 58,286.37 m2.

Brief information of the proposal is as below:

Secretary, SEAC-3

Chairman, SEAC-3

1.	Proposal Number	SIA/MH/MIS/269579/2022	
2.	Name of Project	“Star World – B” Commercial Complex on S. No. 777/3/1 + 785/1/2/3/11 Nashik Shiwar, At Nashik, Maharashtra Project By M/s. Deepak Infra & Homes Pvt. Ltd.	
3.	Project category	8(a) B2 Building Construction	
4.	Type of institution	Private	
5.	Project Proponent	Name:	Mr. Deepak Kalyanji Chande
		Regd. Office address:	Old Mumbai Agra road, Near kalika Devi Mandir, Opposite to Janlaxmi bank, Nashik
		Contact number	9867851056
		e-mail	deepakinfra111@gmail.com
6.	Consultant	Vaishali Tambat, Manusrushti NABET Accreditation Number & Validity: NABET/EIA/2023/IA0068 valid up to 24th November, 2023.	
7.	Applied for	New Greenfield Project	
8.	Details of previous EC	NA	
9.	Location of the project	Nashik Shiwar, At Nashik	
10.	Latitude and Longitude	Latitude: 19°59'10.92” N Longitude: 73°46'20.96” E	
11.	Total Plot Area (sq. m.)	8936.00 sq.mt.	
12.	Deductions(m2)	1385.00 sq.mt.	
13.	Net Plot area(m2)	7551.00 sq.mt.	
14.	Proposed FSI area (m2)	44,128.48 sq.mt.	
15.	Proposed non-FSI area (m2)	14,157.89 sq.mt.	
16.	Proposed TBUA (m2)	58,286.37 Sq.mt	
17.	TBUA (m2) approved by	Under process of Approval	

	Planning Authority till date					
18.	Ground coverage (m2) & %	2721.5 sq.mt (30.46 %)				
19.	Total Project Cost (Rs.)	Rs. 113.22 Cr.				
20.	CER as per MoEF & CC circular dated 01/05/2018	Activity	Location	Cost (Rs.)	Duration	
		As per F. No. 22-65/2017-IA.III dated 30 September 2020 Office Memorandum the OM dated 1st may 2018 is suppressed. Hence we will go along with SEAC recommendations in our proposed EMP.				
21.	Details of Building Configuration :					
	No. of Buildings	No. of Floors	No. of flats/ shops / offices/ seats/ rooms/beds & other amenities		Height of Building (in meters)	
	Building	1st & 2nd Basement + Gr. + 27th Floor	Shops-200		100.80	
			Offices- 234			
			Multiplex (180 seats each.) - 3			
			Hotel Rooms - 41			
			Banquet Hall - 2			
			Food court - 2			
			Gymnasium - 1			
22.	Number of tenants	Shops: 200; Offices- 234; Multiplex (180 seats each.) – 3; Hotel Rooms – 41; Banquet Hall – 2; Food court – 2; Gymnasium - 1				
23.	Water Budget	Dry Season (CMD)		Wet Season (CMD)		
		Fresh Water		81	Fresh Water	81
		Recycled		72	Recycled	68
		Flushing		68	Flushing	68
		Gardening		4	Gardening	0
		Total		153	Total	149
		Waste water generation		134	Waste water generation	134
24.	Water Storage Capacity for Firefighting / UGT		1 UG Tank of 200 KLD			
25.	Source of water	Nashik Municipal Corporation (NMC)				

26.	Rainwater Harvesting (RWH)	Level of the Ground water table:		i. Pre Monsoon- 16.0 Mtr. to 18.0 Mtr. ii. Post Monsoon-10.0 Mtr. to 12.0 Mtr.
		Size and no of RWH tank(s) and Quantity:		5 RWH pit of total 13.5 cum capacity
		Quantity and size of recharge pits:		1.5m x 1.5m x1.5m
		Details of UGT tanks if any:		NA
27.	Sewage and Wastewater	Sewage generation in :		134 KLD
		STP technology:		Moving Bed Biofilm Reactor (MBBR) Technology
		Capacity of STP		1 STP's of capacity 145 KLD
28.	Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	30	Will be segregated and Handed over to Authorized recyclers
		Wet waste:	45	Will be segregated and Handed over to Authorized recyclers
		Construction waste	<ul style="list-style-type: none"> • 8164.50 cum of excavated material • 1787.20 cum of Top soil generated 	Construction waste debris will be partly reused at the same site and partly disposed to their own other site. 1632.90 cum will be used for filling purpose of our own development sites as much as possible. Quantity of 1787.20 cum top soil to be preserved which is being utilized for landscaping.
29.	Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal
		Dry waste	257	Dry garbage will be disposed of through authorized contractors/ Local Body.
		Wet waste	214	Wet garbage shall be treated in organic waste converter (OWC) on site and manure so obtained will be used in landscaping.
		Hazardous waste	NA	NA
		Biomedical waste	NA	NA
		E-Waste	2098 Kg/Year	E-waste will be handed over to E-recon Pvt. Ltd.

		STP Sludge (dry)	28 kg/day	Dried sludge from STP to be mixed with wet waste and processed in OWC, this will be used as manure for gardening.	
30.	Green Belt Development	Total RG area (m2):		172.73 Sq.mt	
		Existing trees on plot:		0	
		Number of trees to be planted:		100 Nos.	
		Number of trees to be cut:		0	
		Number of trees to be transplanted:		0	
31.	Power requirement:	Source of power supply:		MSEDCL (Local Authority)	
		During Construction Phase (Demand Load):		40-80 kVA	
		During Operation phase (Connected load):		3779.99 KW	
		During Operation phase (Demand load):		2267.99 KW	
		Transformer:		3 Nos. of 1000 kVA	
		DG set:		2 DG set of 320 kVA will be provided for Common Light Uses and Firefighting	
		Fuel used:		320 KVA : 95 liters/Hr	
32.	Details of Energy saving	Saving: 12.82 %. 220 Solar PV of 22.67 KW capacity is proposed.			
33.	Environmental Management plan budget during Construction phase	Sr. No	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
		1	Air	Water For Dust Suppression, Air & Noise Monitoring	4.8
		2	Water	Water monitoring/ wastewater monitoring	1.46
		3	Land	Site Sanitation- Mobile toilets	0.5
		4	BIOLOGICAL ENVIRONMENT	Top soil preservation cost, Cost of transplanted of trees	0.27
		5	SOCIO-ECONOMIC ENVIRONMENT	Disinfection, First Aid Facilities, Health Check Up	8.93
		TOTAL			

34.	Environmental Management plan during Budget Operation phase	Sr. No	Component	Description	Capital cost Rs. (Lakhs)	O and M cost (Rs. In Lakhs/year)	
		1	Sewage Treatment Plant	1 Sewage Treatment Plant of 145 KLD MBBR	36.25	7	
		2	Rain Water Harvesting	5 RWH pit of total 13.5 cum capacity	2	0.3	
		3	Solid Waste Management	1 Organic waste convertor Machine and storage and Segregation of waste	10	1.2	
		4	Green Belt Development	Plantation of Tree and development of RG area	1.7273	2.2	
		5	Solar Energy	Solar PV Panels	96.75	4.8375	
		6	Environmental Monitoring	EMP costing	MoEF accredited lab will be hired	1.5	
			TOTAL			146.7	17.3
		7	DMP Cost			17.50	5.25
		35.	Traffic Management	Type	Required as per DCR	Actual Provided	Area parking (m2)
4-Wheeler	351			370	9484 Sq. m		
2-Wheeler	1313			1490			
Elect. Socket For EV Charger	2W- 372 4W- 93			2W- 372 4W- 93			
36.	Details of Court cases / litigations w.r.t. the project and project location if any.	Not applicable					

Deliberations:

Secretary, SEAC-3

Chairman, SEAC-3

PP stated that the proposed project Star world -Complex B is a commercial complex by M/s. DEEPAK INFRA & HOMES PVT. LTD, PP further stated that they have applied for total plot area of 8936.00 m², FSI area of 44,128.48 m², Non FSI area of 14,157.89 m² and total BUA of 58,286 m². PP further informed that project site is under residential zone & currently no construction work initiated on site. The [proposed building is single commercial building. PP has obtained Fire NOC only for four floors however Fire NOC for remaining floors is awaited. The refuge areas mentioned in the drawings were of different shapes .

The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a) B2.

During discussion following points emerged:

1. PP to revise Refuge areas and all the refuge areas shall be of same shape.
2. PP to submit Typical Floor Plan.
3. PP to revise recharge pit drawings.
4. Fire NOC to be submitted.
5. PP to submit Water details and UGT section.

Decision: -

After deliberation, Committee decided defer, subject to compliance of above points.

29	P-29	SIA /MH/MIS/76151/2019	Expansion of prior environmental clearance for Proposed Mix development project “ Raja Bahadur City center” at F.P.No. 100+101/1, Sangamwadi, Pune by Raja Bahadur International Ltd
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Representative of PP Mr. was present during the meeting along with environmental consultant M/s. J M EnviroNet Pvt Ltd

It is noted that, the PP has submitted the application for expansion in existing project for total plot area of 81575.11m², FSI area of 142278.05 m², Non FSI area of 123795.70 m² and total BUA of 266073.75 m².

Brief information of the proposal is as below:

1	Proposal Number	SIA /MH/MIS/76151/2019
2	Name of Project	Expansion in Proposed Mix development project “Raja Bahadur City centre” at F.P.No. 100+101/1, Sangamwadi, Pune by Raja Bahadur International Ltd
3	Project Category	Category ‘B1’, Activity 8(b)
4	Type of institution	Private
5	Name of Project Proponent	Name: Mr. Shridhar Pittie Address: Raja Bahadur International Ltd. Hamam House, 3rd floor, Ambalal Doshi Marg, Fort, Mumbai 400 001 Telephone number: 022 – 22654278 Email ID: rajabahadur@gmail.com
6	Name of Consultant	J M EnviroNet Pvt Ltd
7	Applied for	Expansion.
8	Details of Previous EC	Environmental Clearance vide letter no. SEIAA-EC-0000002338 dated 10.11.2020
9	Location of the project	F.P.No. 100+101/1, Sangamwadi, Pune
	Taluka	Haveli
	Village	Sangamwadi
	District	Pune
10	Latitude & Longitude	Latitude – 18.533955° N Longitude - 73.870558° E
11	Total Plot Area (m²)	81575.11 sq. m
12	Deductions (m²)	10695.62 sq. m
13	Net Plot area(m²)	70879.49 sq. m
14	Proposed FSI area (m²)	142278.05 sq. m
15	Proposed Non FSI area (m²)	123795.70 sq. m
16	Proposed Total Built-up Area (FSI & Non-FSI) (m²)	266073.75 sq. m
17	Total built up area (m²) approved by planning authority till date	266073.75 sq. m.
18	Ground coverage (m²) & %	NA as per UDCPR
19	Total Project Cost (Rs.)	Rs. 745 Cr.
20	CER as per MoEF & CC circular dated 01/05/2018	The CER will be considered in EMP as per notification.
21	Number of buildings & its configuration:	

	S. No	Building Name	Configuration	Height (m)
	1	Existing Shed 1 (Offices)	Ground Floor	9.15 m
	2	Existing Shed 2 (Restaurant)	Ground Floor	7.80 m
	3	Retails +Cinema +Parking building	3 Basement +Ground+ 7 floors	29.95 m
	4	Commercial Tower 01	3 basement + Ground+ 16 floors	69.15 m
	5	Commercial Tower 02	Lower ground + Ground+ 5 floors	25.95 m
	6	Service apartment (Hotel bldg)	3 Basement+ Ground +2 podium + 21 floors	88.95 m
	7	Utility building	Ground + 1 floor	12.75 m
	8	Club (Amenity building)	3 Basement+ Ground+ 4 floor	20.00 m
	9	Club house	Ground+ 1 floor	-
22	Number of tenants and shops		Existing Offices & Restaurants Proposed : 1. Service apartment(Hotel) : 342 no's 2. Commercial buildings.	
	Number of expected residents/users		Existing (Offices + Restaurant) : 1990 persons Proposed : Service apartment(Hotel) : 684 no's Commercial floating population: •Cinema building – 3968 •Commercial tower 01 – 4676 •Commercial tower 02 – 5757 • Club (Amenity building) & club house – 4915 Total Proposed - 20000 Total population (Existing +Proposed) : 21990	
23	Water Budget			
	Dry Season (CMD)		Wet Season (CMD)	
	Fresh water(CMD):	360	Fresh water (CMD):	360
	Recycled water-Flushing(CMD):	334	Recycled water-Flushing (CMD):	334
Recycled water-Gardening (CMD):	79.75	Recycled water-Gardening (CMD):	0	

	Swimming pool makeup(Cum):	20.03	Swimming pool makeup (Cum):	20.03
	Total Water Requirement(CMD)	793.78	Total Water Requirement(CMD)	714.03
	Waste water generation (CMD)	591	Waste water generation (CMD)	591
24	Water Storage Capacity for Firefighting /UGT (m3)		625 KLD	
25	Source of water		PMC, Pune	
26	Rain Water Harvesting (RWH)	Level of the Ground water table:	Post monsoon 5.6 m (BGL) Pre monsoon 8.3 m(BGL)	
		Size and no of RWH tank(s) and Quantity:	NA	
		Location of the RWH tank(s):	NA	
		Quantity of recharge pits:	14 no's	
		Size of recharge pits :	2x 2x2 m with 178 mm dia 60 meter depth	
	Details of UGT tanks if any:	UGT Fire Tank	482 KLD 625 KLD	
27	Sewage and Waste water	Sewage generation in CMD:	591 KLD	
		STP technology:	MBBR	
		Capacity of STP (CMD):	267 KLD, 230 KLD, 160 KLD	
28	Solid Waste Management during Construction Phase	Total waste- 20 kg/d Dry waste- 12 kg/d Wet waste- 8 kg/d		
	Solid Waste Management during Operation Phase:	Type	Quantity (kg/day)	Treatment/disposal
		Dry waste:	3199 kg/day	Handed over to Swach
		Wet waste:	2299 kg/day	OWC of capacity 1000 kg/day , 375 kg/day , 2 x 650 kg/day
		Hazardous waste:	NA	NA
		Biomedical waste	--	--
		E-Waste	E-waste : 58.56 kg/day	Handed over to Swach
		STP Sludge (Dry)	59.1 kg/day	Used as manure after OWC Treatment
30	Green Belt Development			

	Total RG area (m2):	RG area Required : 7087.95 sq. m RG area Provided : 7754.48 sq. m		
	Existing trees on plot	126 no's		
	Number of trees to be planted	Total no. of trees : 798 no's + 126 (existing trees)		
	No of trees to be cut	40		
	Number of trees to be transplanted	0		
	No of trees to be protected	0		
31	Power Requirement			
	Source of power supply:	MSEDCL		
	During Construction Phase: (Demand Load)	50 Kw		
	During Operation phase (Connected load):	18656 kW		
	During Operation phase (Demand load):	12433 kW		
	Transformer:	Commercial buildings: 13 x 1010KVA + 3 x 1600 Kva Service apartment, amenity & utility: 2 x 630 KVA		
	DG set:	1 x 810 kVA , 10 x 750 kVA , 3 x 600 kVA, 3 x 300 kVA, 1 x 200 kVA + 6 x 1010 kVA		
	Fuel used:	HSD		
32	Details of Energy saving:			
	S. no	Energy Conservation Measures	Saving%	
	1	Energy efficient Solar lighting for landscape & driveway+ common area lighting + Solar PV panel	20.96 % (By Solar PV- 3 %)	
33	Environmental Management Plan budget during Construction Phase			
	S. No.	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
	1	Air	Erosion control – dust suppression measures and barricading	Rs. 5,00,000 /-
	2	Land	Site Sanitation & Safety	Rs. 7,50,000 ,/-
	3	Environment management	Environmental Monitoring	Rs. 1,20,000/-

	4	Health & safety	Disinfection and Health Check-ups	Rs. 1,50,000 /-	
	Total			Rs. 15,20,000 /-	
34	Environmental Management Plan budget during Operation phase				
	S.No	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. In Lacs/yr)
	1	Sewage Treatment Plant	03 nos of STP	Rs. 74,70,000 /-	Rs. 24,39,295 /-
	2	Solid Waste Management	04 nos of OWC	Rs. 67,00,000 /-	Rs. 18,45,368 /-
	3	Bio-medical waste	--	Rs. 1,20,000 /-	-
	4	Rain Water Harvesting	RWH pits	Rs. 7,25,000 /-	Rs. 70,000 /-
	5	Green Belt Development	Trees proposed	Rs. 45,90,000 /-	Rs. 12,00,000 /-
	6	Energy	Solar PV panels	Rs. 1,05,30,000 /-	Rs. 3,50,000 /-
	7	Environmental Monitoring	Environmental Monitoring		Rs. 1,20,000 /-
	8	Basement ventilation	-	Rs. 48,00,000 /-	Rs. 3,60,000 /-
35	Traffic Management				
	Type	Required as per DCR	Actual provided	Area	
	4-wheeler	2164	2178	40867 sq. m as per DC rule	
	2 – wheeler	5373	5377		
	Cycle	2827	2888	--	
36	Details of Court cases / litigations w.r.t. the project and project location if any.			No	

Deliberations:

PP informed that the proposed project is amendment in mix development project “Rajabhadur City Centre” by Raja Bahadur International Ltd at Sangamwadi, Pune. PP stated that project has received the Environmental Clearance vide letter dated 10.11.2020 for total construction built up area of 312381.95 sq. m (169723.37 sq. m + NON FSI-142658.58 sq. m). PP stated that further the project layout got revised and they applied for fresh TOR on dated 08.09.2021 for total construction built up area of 266073.75 sq. m (FSI 142278.05 sq. m + NON FSI- 123795.70 sq. m).

Secretary, SEAC-3

Chairman, SEAC-3

PP informed that, the Auto TOR has been received vide letter dated 14.12.2021. PP further informed that, till date only site leveling activity has been initiated on site as per earlier EC.. Certified Compliance report dated 14.06.22 was taken on record.

The total permissible FSI of the plot is 4,92,326.27 Sq. meter, however PP has submitted application for FSI of 142,278.05 sq. meters only with total construction area 2,66073.75 Sq. meter, including non FSI area. PP is silent about balance FSI of 3,50048.22 sq. meters along with corresponding non FSI. During discussions it was observed that PP has not submitted application for entire construction potential of the plot. PP has left over certain area of plot which is not in consonance with the policy as SEAC appraises the proposal on Conceptual plan wherein PP can submit conceptual plan of entire construction potential. However PP requested that SEAC may allow the same if not, the same to be referred to SEIAA .

Decision: -

After deliberation, Committee decided to refer the matter to SEIAA for necessary guidance.

30	P-30	SIA /MH/MIS/269941/2022	Suyog Leher by M/S. SUYOG DEVELOPMENT CORPORATION UNIT 18
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Representative of PP was present during the meeting along with environmental consultant M/s Goldfinch Engineering System Private Limited.

It is noted that, the PP has submitted the application for expansion in Environment Clearance of project for total plot area of 24700.00 m², FSI area of 27503.42 m², Non FSI area of 25858.33 m² and total BUA of 53361.75 m².

Brief information of the proposal is as below:

1.	Proposal Number	SIA/MH/MIS/269941/2022
2.	Name of Project	“ Suyog Leher ”
3.	Project category	8(a)B2

4.	Type of Institution	Private	
5.	Project Proponent	Name	Mr. Kalpesh Bharat Shah
		Regd. Office address	Office No. 27, Ground Floor, Parshwa Building, Sujay Garden, 12, Mukund Nagar, Pune - 411037
		Contact number	7720800025
		e-mail	kiran.shah@suyoggroup.com
6.	Consultant	Goldfinch Engineering System Private Limited Plot No. A-288, Road No. 16 Z, Opp. Agriculture Office Bus-stop, Thane Industrial Area, MIDC (Wagle Estate), Thane (W) – 400604, Maharashtra, India. PH: 91-22-25801529/21/46 Accreditation No : NABET/EIA/1922/RA0145	
7.	Applied for	Expansion Project	
8.	Details of previous EC	Yes, Earlier EC file no. SEAC-2010/CR.793/TC-2 dated 22/07/2011	
9.	Location of the project	Survey No. 16/2 Kondhawa BK Pune, Taluka Haveli, District Pune, State Maharashtra	
10	Latitude and Longitude	Latitude- 18°27'52.82"N, Longitude-73°53'04.84"E	
11	Total Plot Area (m2)	24700.00 Sq.Mt.	
12	Deductions (m2)	7130.39 Sq.Mt.	
13	Net Plot area (m2)	17569.61 Sq.Mt.	
14	Proposed FSI area (m2)	27503.42 Sq.Mt.	
15	Proposed Non-FSI area (m2)	25858.33 Sq.Mt.	

16	Proposed TBUA (m2)	53361.75 Sq.Mt.					
17	TBUA (m2) approved by Planning Authority till date	Approved FSI area (sq. m.): - In process Approved Non FSI area (sq. m.): - In process Sanction B.P. no:- In process Date of Approval:-00/00/0000					
18.	Ground coverage (m2) & %	_____Sq.Mt. & ____%(Approx.)					
19.	Total Project Cost (Rs.)	Previous Cost of project : 97.00 Cr Expansion Cost: 7.00 Cr. Total Project Cost : 104.00Cr					
21	CER Activity						
21.	Details of Building Configuration :						Reason for Modification / Change
	Previous EC / Existing Building			Proposed Configuration			
	Building Name	Configuration	Height (m)	Building Name	Configuration	Height (m)	Expansion project
	WING-A	B+ P + 11	36.00	WING-A	LG + UG + 11	36.00	
	WING-B	B+ P + 11	36.00	WING-B	LG + UG + 11	36.00	
	WING-C	B+ P + 11	36.00	WING-C	LG + UG + 11	36.00	
	WING-D	B+ P + 11	36.00	WING-D	LG + UG	36.00	

					+ 11	
	WING-E	B+ P + 11	36.00	WING-E	LG + UG + 11	36.00
	WING-F	B+ P + 11	36.00	WING-F	LG + UG + 11	36.00
	WING-G	B+ P + 11	36.00	WING-G	LG + UG + 11	36.00
	WING-H	B + P + G+11	39.00	WING-H	LG + UG +13	42.00
	WING-I Commercia 1	B+G+2	12.40	WING-I Commercial	LG +G +2	12.40
	WING-J1 Commercia 1	B+G+2	11.20	WING-J Commercial	LG +G +2	11.20
	WING-J2 Commercia 1	B+G+2	11.20			
	Club house	G+1	6.45	Club house	G+ 1	6.45
22.	Total number of tenements Existing			Existing Tenement : 328 + 44 = 372 Commercial – Shop – 27 Nos & 44 Office		
				Existing population : 1640 + 220 = 1860 Commercial – Shop – _____		

	Total number of tenements Proposed	Proposed Tenement : 327 + 52 = 379 Commercial – Shop – 27 Nos & 54 Office				
		Proposed Population : 1635 + 260 = 1895 Commercial – Shop – 268				
23.	Water Budget	Dry Season (CMD)		Wet Season (CMD)		
			Ex isti ng	Pro pos ed		Existing
		Fresh Water	177.25		Fresh Water	177.25
		Recycl ed	27.00		Recycled	0.00
		Swim ming Pool	27.00		Swimming Pool	0.00
		Flushi ng	90.64		Flushing	90.64
		Total	304.89		Total	267.89
		Waste water genera tion	214.31		Waste water generation	214.31
24	Water Storage Capacity for Firefighting /UGT	Firefighting - Underground water tank (CMD): 300.00 (Existing & Proposed) Firefighting - Overhead water tank (CMD): 20.00 CMD for A, B, C, D, E, F, & G, H Wing & I, J Wing 25.00 CMD				
25	Source of water	Pune Municipal Corporation				
26	Rainwater Harvesting (RWH)	Level of the Ground water table:	Post Monsoon: 4.30 Mt. Pre-Monsoon: 9.30 Mt.			
		Size and no of	NA			

		RWH tank(s) and Quantity:		
		Quantity and size of recharge pits:	Quantity - 15 Nos. Dimension of recharge pit 2m×2m×2m and collection chamber 1m ×1m×1m Dimensions of recharge bore well 160 mm diameter depth 60 meter and depth of perforated or slotted casing 6 meter	
		Details of UGT tanks if any:	Domestic Capacity (Lit): 2,29,217.50 lit. Flushing UG Tank Capacity(Lit):1,35,952.50 lit. Fire Fighting Capacity (Lit): 3,00,000 lit.	
27	Sewage and Wastewater	Sewage generation in CMD:	214.31 KLD	
		STP technology :	MBBR	
		Capacity of STP (CMD):	215 KLD	
28	Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	NA	NA
		Wet waste:	NA	NA
		Construction waste	Excavation: 3974.53 cum	Top Soil: 727.77 cum, Filling in Plinth: 3246.77 cum
29	Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	419.20 kg/day (Existing & Proposed)	Dry waste will be sent for recycling to agency SWACH
		Wet waste:	595.30 kg/day	Wet waste will be converting to compost

		(Existing & Proposed)	by using OWC	
		Hazardous waste:	NA	NA
		Biomedical waste	Negligible	We will dispose the bio medical waste as per bio medical waste rules / guidelines issued by competent authority time to time.
		E-Waste	3.33 kg/day	Handed over to SWACH
		STP Sludge (dry)	17.32 kg/day	STP sludge sent to SWM site for converting in to compost
30	Green Belt Development	Total RG area (m2):	2345.00 Sq.m	
		Existing trees on plot:	No	
		Number of trees to be planted:	307	
		Number of trees to be cut:	No	
		Number of trees to be transplanted:	No	
31	Power requirement:	Source of power supply:	MSEDCL	
		During Construction Phase (Demand Load):	100Kw	
		During Operation phase (Connected load):	Existing	Proposed
			1993.33 KW	
		During Operation phase (Demand load):	Existing	Proposed
1474.83				

		Transformer:	630 kVA x 3 nos.			Proposed
		DG set:	Existing			
			180 KVA x 1No. + 15KVA x 1 No.			
		Fuel used:	HSD			
32	Details of Energy saving					
33	Environmental Management plan budget during Construction phase	Type	Details		Cost	
		Capital	NA		NA	
		O&M	Water, Site Sanitation, Health Check Up & Safety, Environmental Monitoring		2.1 Lac	
34	Environmental Management plan Budget during Operation phase	Component	Details	Capital (Rs.)	O&M (Rs./Y)	
		Storm Water	Storm water	30.00 lakhs	1.50 lakhs/yr.	
		Sewage treatment	MBBR	53.00 lakhs	10.20 lakhs/yr.	
		Water treatment	NA	NA	NA	
		RWH	Rain water Harv	12.00 lakhs	1.50 lakhs/yr.	

			esting		
		Swimming Pool	Swimming Pool	0.00 Lakhs	0.00 Lakhs/Yr.
		Solid Waste	Municipal Solid waste	24.00 lakhs	5.14 lakhs/yr.
		Hazardous waste	NA	NA	NA
		E-waste	NA	NA	NA
		Green belt development	Landscaping	53.87lakhs	0.51lakhs/yr
		Energy saving	Energy Savings	Lakhs	Lakhs/yr
		Environmental Monitoring	Air, water, Noise, Soil	----	0.125 Lakhs/yr
		Disaster Management	Lighting arrestor	2.10 Lakhs	
35	Traffic Management	Type	Required as per DCR	Actual Provided	Area per parking (m2)
		4-Wheeler	313	378	30.00
		2-Wheeler	779	1030	3.00
		Bicy	872	872	1.40

		cles			
36	Details of Court cases / litigations w.r.t. the project and project location If any.	NO			

Deliberations:

PP stated that the proposed project is for residential & commercial project by M/s. Suyog Development Corporation Unit 18. PP further informed that they have received previous EC vide letter dated 22/07/2011 for 51754.41 m2. PP state that, the validity of the EC is expired July 2017. & they did not revalidate the same, hence they have applied afresh for total built up area. Six Monthly compliance reports are submitted however Certified Compliance report is awaited.

PP has applied for Environment Clearance of project for total plot area of 24700.00 m2, FSI area of 27503.42 m2, Non FSI area of 25858.33 m2 and total BUA of 53361.75 m2. PP informed that, till date 46676.58m2 constructions done on site & architecture certificate is also submitted for the same. Out of 7 buildings proposed in EC 6 Buildings are constructed on site. Occupancy has been given in the same buildings.

The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a B2).

During discussion following points emerged:

1. PP to submit certified Compliance report from Regional Office MoEFCC Nagpur.
2. It is noted that, occupancy has given in some buildings. PP to provide mitigation measures like to provide sound barriers etc to reduce the noise pollution.
3. PP to submit completion report of buildings constructed.
4. PP to submit the revised architect certificate stating construction done on site is as per earlier accorded EC and the construction done is within validity period.
5. It is noted that, the project will have the potable water through tankers; PP to add this information in his all documents like RERA, Advertisement of the project, agreement etc. Also PP to submit the water tanker agreement. Local body to ensure that, No Occupation

Certificate should be issued unless project have sustainable water supply.

6. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places.
7. PP to ensure that, the water proposed to use for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

Decision: -

After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of above points.

31	P-31	SIA /MH/MIS/270119/2022	Proposed expansion of residential & commercial project “Prosperia” by M/s.Pristine Properties at Gat No. 1040(P), 1053 to 1058, Chikhali,Taluka.Haveli,Pune
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Representative of PP was present during the meeting along with environmental consultant M/s Shrikrishna Environment Consultants Pvt. Ltd.

It is noted that, the PP has submitted the application for expansion in existing project for total plot area of 18,518.00 m², FSI area of 32,226.07 m², Non FSI area of 20,274.06 m² and total BUA of 52,500.13 m².

Brief information of the proposal is as below:

1	Proposal Number	PARIVESH Proposal No.: SIA/MH/MIS/270119/2022
2	Name of Project	Proposed expansion of residential and commercial project “Prosperia”
3	Project category	B Category, 8(a)
4	Type of Institution	Private
5	Project Proponent	<ul style="list-style-type: none"> • Name: M/s. Pristine Properties • Address: Fortune House 501-502, Prabhat Road, Pune 411001 • Phone No: 9604995232 • Email ID: engineering.prosperia@pristinepune.com
6	Name of Consultant	<ul style="list-style-type: none"> • Name: Shrikrishna Environment Consultants Pvt. Ltd. • NABET Accreditation No.: NABET/EIA/2124/IA/0089 • Validity: 04/10/2024
7	Applied for	Expansion
8	Details of Previous EC	Earlier Environment clearance amendment obtained from

		Environment Dept.; Govt. of Maharashtra vide EC amendment letter no. SEIAA-2019/CR/-07/SEIAA dated 10/01/2019 Earlier EC amendment obtained for Total built up area (FSI + Non FSI): 35,334.84 Sq.M.
9	Location of the project	Gat No. 1040(P), 1053 to 1058, Chikhali, Taluka-Haveli, Pune. 411062
10	Latitude and Longitude	18°40'17.63"N, 73°48'28.93"E
11	Total Plot Area	18,518.00 Sq.M.
12	Deductions	3,176.00 Sq.M.
13	Net Plot Area	15,342.00 Sq.M.
14	Proposed FSI area	32,226.07 Sq.M.
15	Proposed Non FSI area	20,274.06 Sq.M.
16	Proposed Total Built up Area	52,500.13 Sq.M.
17	Total Built up area approved by Planning Authority	In Process
18	Ground Coverage	4,371.98 Sq.M. & 28.50 % to net plot area
19	Total Project Cost	Rs. 142 Cr.
20	CER as per MoEF & CC circular dated 01/05/2018	CER Shall be Implemented as a part of EMP as recommended by SEAC/SEIAA as mentioned in OM F. No. 22-65/2017-IA.III dated 30 September, 2020 and OM file No. 22-65/2017-IA.III dated 25/02/2021.

21	Details of Building Configuration	Proposed Building Configuration:					
		Previous EC Building			Proposed Configuration		
		Name of Bldg.	Building Structure	Height of Bldg.	Name of Bldg.	Building Structure	Height of Bldg.
		Bldg.A	P+12	38.60m	A Type	P + 12	38.60 M
		Bldg.B	P+12	38.60m	B Type	P + 14	44.95 M
		Bldg.C	P+12	38.60m	C Type	P + 14	44.95 M
		Bldg.D	P+12	21.00m	D Type	G + 12	39.55 M
		Commercial	G+L+2	10.65m	PARKING BLDG.	GR. + 03 + TERR. LVL. PARKING	12.20 M
		Club House	G+1	7.65m	CLUB HOUSE -1	GR. + 01	7.65 M
			CREC H & FITNESS CENTER	GR. + 01 FL	7.35 M		
22	Total number of tenements	Tenements: Residential: - 581 Nos. Commercial (Shops) :- 13 Nos. Expected Users: 2999 Nos. (Residential : 2905 Nos + Commercial : 94 Nos)					

23	Water Budget	Proposed water budget		
		Particular	Dry Season	Wet Season
		Fresh Water	264 KLD	264 KLD
		Recycled (Flushing)	133 KLD	133 KLD
		Recycled (Landscape)	12 KLD	0 KLD
		Club House	5 KLD	5 KLD
		Swimming Pool	8 KLD	8 KLD
		Total	422 KLD	410 KLD
	Waste water generation	358 KLD	358 KLD	
24	Water Storage Capacity for Fire Fighting/ UGT	1 No of UGT proposed: Details as follows UGT: <ul style="list-style-type: none"> • On Ground level near parking Bldg. <ul style="list-style-type: none"> • Domestic Tank (Residential): 300.00 Cu.M. • Domestic Tank (Commercial): 11 Cu.M. • Raw water Tank : 100.00 Cu.M. • Fire Tank: 250.00 Cu.M. 		
25	Source of Water	Pimpri-Chinchwad Municipal Corporation (PCMC) STP treated water will be reused for flushing & landscape purpose.		
26	Rainwater Harvesting (RWH)	<ul style="list-style-type: none"> • Level of Ground Water Table: Pre-Monsoon: 10m to 12m BGL Post Monsoon: 8m to 10m BGL • Size & No. of RWH tanks and Quantity: NA • Quantity and size of recharge pits: 9 nos of recharge pits proposed 1.5m x 2.0m x 3.0m. UGT: <ul style="list-style-type: none"> • On Ground level near parking Bldg. <ul style="list-style-type: none"> • Domestic Tank (Residential): 300.00 Cu.M. • Domestic Tank (Commercial): 11 Cu.M. • Raw water Tank : 100.00 Cu.M. • Fire Tank: 250.00 Cu.M. 		
27	Sewage and Wastewater	<ul style="list-style-type: none"> • Sewage Generation: 358 KLD • Proposed STP Capacity: Total 370 KLD Capacity • STP Technology: MBBR 		

28	Solid waste management during construction phase			
		Type	Quantity	Treatment/ disp
		Dry waste	Negligible	Collect & disposed through agency.
		Wet waste	Negligible	Provision of comp
	Construction waste	Top Soil: & Debris	Top soil will be reused for purpose within project. Excavated debris will be used for backfilling, levelling & purpose within project.	
29	Solid waste management during operation phase			
		Type	Quantity	Treatment/ dispos
		Dry waste	595 Kg/day	Will be collected & disposed by Organization
		Wet waste	881 Kg/day	Treated in OWC and used as landscape
		Hazardous waste	--	NA
		Biomedical waste	--	NA
		E-waste	8.4 Kg/day	Will be collect & disposed by Organization
		STP Sludge	41.29 Kg/day	Treated in OWC and used as landscape
30	Green Belt Development	<ul style="list-style-type: none"> • Total Green Area: 1506.77 Sq.M. • Required trees for plantation: 192 Nos. • Proposed trees for plantation: 192 Nos. • Number of trees planted on site: 33 Nos. • Number of trees to be plant: 159 Nos. • Existing trees on Plot: 0 • Number of trees to be cut: 0 • Number of trees to be transplant: 0 		
31	Power Requirement	<ul style="list-style-type: none"> • Source of power supply: MSEDCL • During Construction Phase (Demand Load): 75 kVA • During Operation Phase (Connected Load): 2158 kW • During Operation Phase (Demand Load): 1315 kW • Transformer: 2 x 630 kVA & 1 x 315 kVA • DG Set: 1 x 250 kVA capacity • Fuel Used: HSD 		

32	Details of Energy Saving	Total Energy Saving: 20.93 % through proposed use of Solar water heater, Energy saving measures and Solar PVs.		
33	Environment Management Plan during Construction phase	Sr. No.	Parameter	Capital Cost (Rs. In Lakh)
		1	Personnel Protective Equipment	8.0
		2	Site Sanitation Facility	5.0
		3	Water facility	7.0
		4	Solid waste management	5.0
		5	Health Check up	5.0
		6	Awareness to workers or training	3.0
		7	Environmental Monitoring	3.0
		8	Disaster Management	25.0
			TOTAL	61.0

34	Environment Management Plan Operation phase	Sr. No.	Component	Details	Capital Cost (Rs. Lakh)	O & (Rs)
		1	Storm water	NA	--	
		2	Sewage Treatment Plant	STP of 370 KLD Capacity	107.85	
		3	Water treatment	--	--	
		4	RWH	9 Nos of Recharge Pits	18.00	
		5	Swimming Pool	--	--	
		6	Solid waste management	OWC	23.75	
		7	Hazardous waste	NA	--	
		8	E-waste	Collection & Disposal with authorized agency	--	
		9	Landscape	192 No of Trees	16.70	
		10	Energy Saving	20.93 % Energy saving	79.92	
		11	Environment Monitoring	Air, Water, Noise, Soil, STP, DG set, Compost Monitoring	--	
		12	Disaster Management	--	80.00	
			TOTAL		326.22	5
35	Traffic Management	Type	Required as per DCR	Actual Provided	Area per Parking	
		4-Wheeler	312 No.	408 No.	12.5 Sq.M.	
		2-Wheeler	1364 No.	1370 No.	2.0 Sq. M.	
		Cycle	548 No.	552 No.	--	
		Total Parking Area: 9,185.77 Sq.M.				
36	Details of Court Cases/ litigations w.r.t. the project and project location if any	NA				

Deliberations:

PP stated that the proposed expansion is for the project “ Prosperia” by M/s. Pristine Properties, PP further stated that they have obtained earlier EC vide letter dated 05/09/2014 for total plot area 16,800.00 Sq.M. and Total built up area 43,358.12 Sq.M. PP further stated that, No any construction or development activity was done on site as per earlier EC. PP further informed that they have obtained amendment in EC vide letter dated 10/01/2019 for total plot area 16,618.00 Sq.M. and total built up area 35,334.84 Sq.M. (FSI: 18,829.92 Sq.M. + Non FSI: 16,504.92 Sq.M.). PP further stated that there is horizontal expansion (as additional plot acquired) and vertical expansion of earlier constructed buildings is proposed. Six monthly compliance report is submitted to Regional office MoEFCC, however certified compliance report is awaited.

The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a) B2.

During discussion following points emerged:

1. PP to submit certified Compliance report from Regional Office MoEFCC Nagpur.
2. PP to ensure that, parking should not be hindering the fire tender movement.
3. PP to submit Time line google images.
4. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places.
5. PP to ensure that, the water proposed to use for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

Decision: -

After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of above points.

32	P-32	SIA /MH/MIS/270145/2022	SILVER GARDENIA by M/S. SILVER PROMOTERS & DEVELOPERS
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Representative of PP was present during the meeting along with environmental consultant M/s Goldfinch Engineering System Private Limited

It is noted that, the PP has submitted the application for prior Environmental clearance for total plot area of 17980.05 m², FSI area of 90333.0m², Non FSI area of 50245.57 m² and total BUA of 140578.58 m².

Brief information of the proposal is as below:

Proposal Number	SIA/MH/MIS/270145/2022	
Name of Project	“ Silver Gardenia ”	
Project category	8(a)B2	
Type of Institution	Private	
Project Proponent	Name	Mrs. Madhuri Santosh Barne
	Regd. Office address	Morder college, Dehu-Alandi road, BarneWasti Moshi Pune PIN-412105
	Contact number	8806975058
	E -mail	silvercrown1717@gmail.com
Consultant	Goldfinch Engineering System Private Limited Plot No. A-288, Road No. 16 Z, Opp. Agriculture Office Bus-stop, Thane Industrial Area, MIDC (Wagle Estate), Thane (W) – 400604, Maharashtra, India. PH: 91-22-25801529/21/46 Accreditation No : NABET/EIA/1922/RA0145	
Applied for	New Project	
Details of previous EC	NA	
Location of the project	Gat .No.153, Village – Moshi , Taluka - Haveli, District – Pune , Maharashtra	
Latitude and Longitude	Latitude - 18°40'27.55"N Longitude- 73°50'16.94"E	
Total Plot Area (m ²)	17980.05 Sq.Mt.	
Deductions (m ²)	308.72 Sq.Mt.	
Net Plot area (m ²)	17671.33 Sq.Mt.	
To be Proposed FSI area (m²)	90333.01 Sq.Mt.	
To be Proposed Non-	50245.57 Sq.Mt.	

Secretary, SEAC-3

Chairman, SEAC-3

FSI area (m2)						
To be Proposed TBUA (m2)		140578.58 Sq.Mt.				
TBUA (m2) approved by Planning Authority till date		Approved FSI area (sq. m.): - In Process Approved Non FSI area (sq. m.): - In Process Sanction B.P. no:-In Process Date of Approval:- In Process				
Ground coverage (m2) & %		-----				
Total Project Cost (Rs.)		257 Cr.				
Details of Building Configuration :					Reason for Modification / Change	
Previous EC / Existing Building			Proposed Configuration			
Building Name	Configuration	Height (m)	Building Name	Configuration	Height (m)	New project
---	---	---	Tower A+ commercial	B+G+M+1+18	65.30	
---	---	---	Tower B	B+G+P+20	66.30	
---	---	---	Tower C	B+G+P+20	66.30	
---	---	---	Tower D	B+G+P+20	66.30	
---	---	---	Tower E	B+G+P+20	66.30	
---	---	---	Tower F	B+G+P+20	66.30	
---	---	---	Bungalow	G+1	8.4	
---	---	---	Club House	P1+1	7.2	
Total number of tenements			Residential – 912 Nos. + 1 Bungalow Shops - 13 Nos. Office- 117 Nos.,			
Total number of Population			Residential - 4567 Nos Commercial - 299 No's			
Water Budget	Dry Season (CMD)			Wet Season (CMD)		
	Fresh Water	418.51	Fresh Water	418.51		
	Recycled	16.00	Recycled	0.00		
	Swimming Pool	0.00	Swimming Pool	0.00		
	Flushing	211.50	Flushing	211.50		
	Total	646.00	Total	630.00		
	Waste water generation	567.00	Waste water generation	567.00		
Water Storage Capacity for Firefighting /UGT	Firefighting - Underground water tank (CMD): 450 CMD Firefighting - Overhead water tank (CMD): 20.00 CMD					

Source of water	PCMC		
Rainwater Harvesting (RWH)	Level of the Ground water table:	Post Monsoon: 8-10 meter Pre-Monsoon: 10.-12 meter	
	Size and no of RWH tank(s) and Quantity:	NA	
	Quantity and size of recharge pits:	12 Nos. (Roof Top – 7 & Surface 5) 1.5 X 2.0 X 3.0	
	Details of UGT tanks if any:	Domestic Capacity (Lit): 498 Cum. Flushing UG Tank Capacity (Lit): 257 Cum. Fire Fighting Capacity (Lit): 450 Cum.	
Sewage and Wastewater	Sewage generation in KLD:	567.00	
	STP technology:	MBBR	
	Capacity of STP (KLD):	570 KLD	
Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment / disposal
	Dry waste:	NA	NA
	Wet waste:	NA	NA
	Construction waste	Excavation: 65655 cum	Top Soil: 6566 cum, Filling in Plinth: 59090 cum
Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal
	Dry waste:	958.25 kg/day	Dry waste will be sent for recycling to agency SWACH
	Wet waste:	1400.00 kg/day	Wet waste will be converting to compost by using OWC
	Hazardous waste:	NA	NA
	Biomedical waste	Negligible	We will dispose the bio medical waste as per bio medical waste rules / guidelines issued by competent authority time to time.
	E-Waste	13.74 kg/day	Handed over to SWACH
	STP Sludge (dry)	47.02 kg/day	STP sludge sent to SWM site for converting in to compost
Green Belt Development	Total RG area (m2):	1767.13 Sq.m	
	Existing trees on plot:	No	
	Number of trees to be planted:	225	
	Number of trees to be cut:	0	

	Number of trees to be transplanted:		0	
Power requirement:	Source of power supply:		MSEDCL	
	During Construction Phase (Demand Load):		140	
	During Operation phase (Connected load):		6997	
	During Operation phase (Demand load):		3465	
	Transformer:		5 X 630 KVA + 1 X 315 KVA	
	DG set:		62.5 X 1 KVA + 500 X 1 KVA	
	Fuel used:		HSD	
Details of Energy saving				
Environmental Management plan budget during Construction phase	Type	Details		Cost
	Capital	NA		NA
	O&M	Water, Site Sanitation, Health Check Up & Safety, Environmental Monitoring		2.1 Lac
Environmental Management plan Budget during Operation phase	Component	Details	Capital (Rs.)	O&M (Rs./Y)
	Storm Water	Storm water	0.00 lakhs	0.00 lakhs/yr.
	Sewage treatment/STP	MBBR	185.8 lakhs	18.25 lakhs/yr.
	Water treatment	NA	NA	NA
	RWH	Rainwater Harvesting	14.00 lakhs	1.00 lakhs/yr.
	Solid Waste	Municipal Solid waste	29.75 lakhs	7.43 lakhs/yr.
	Hazardous waste	NA	NA	NA
	E-waste	NA	NA	NA
	Green belt development	Landscaping	22.00 lakhs	2.30 lakhs/yr
	Energy saving	Energy Savings	171.21 Lakhs	8.56 Lakhs/yr
	Environmental Monitoring	Air, water, Noise, Soil	----	0.2 Lakhs/yr
	Disaster Management	Lightning arrestor	4.20 Lakhs/yr	----
	Traffic Management	Type	Required as	Actual

		per DCR	Provided	
	4-Wheeler	655	704	12.50
	2-Wheeler	2645	3037	2.00
	Bicycles	0	0	0
Parking Area	36500 Sqm			
Details of Court cases / litigations w.r.t. the project and project location If any.	NO			

Deliberations:

PP informed that the proposed residential & commercial construction project “Silver Gardenia ” by M/s. Silver Promoters & Developers. PP further stated that, the project contains 6 Tower (A- F) with club house, having total 912 flats with one bungalow & 13 shops & 117 offices. IOD for the said project is yet to receive. PP also informed that as per CCZM map aviation NOC is not required.

The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a) B2.

During discussion following points emerged:

1. PP to submit the undertaking regarding they are restricting total built up area to 140578.58 Sq.mt and un-utilised/remaining FSI will not be utilise in future also.
2. The fire tender movement shall be all around the buildings and it should reach in open space in front of commercial complex too.
3. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places.
4. PP to ensure that, the water proposed to use for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

Decision: -

After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of above points.

33	P-33	SIA /MH/MIS/270309/2022	“Star World A” Commercial Development Project by M/s. Deepak builders and developers.
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Representative of PP was present during the meeting along with environmental consultant M/s Enviro Analysts and Engineers Pvt. Ltd.

It is noted that, the PP has submitted the application for prior Environmental clearance for total plot area of 8196.96 m², FSI area of 41260.12 m², Non FSI area of 10584.8 m² and total BUA of 51844.92 m².

Brief information of the proposal is as below:

1	Proposal Number	SIA/MH/MIS/270309/2022
2	Name of Project	“Star World A – Commercial Development by Deepak Builders and Developers
3	Project category	8a (B2)
4	Type of Institution	Private
5	Project Proponent	Deepak Builders and Developers Old Mumbai Agra Road, Near kalika Devi Mandir, Opposite to Janlaxmi bank, Nashik, 422002
6	Consultant	Enviro Analysts and Engineers Pvt. Ltd. NABET Certificate No: NABET/EIA/2023/RA0206 Validity: 13/05/2023
7	Applied for	Environment Clearance
8	Details of previous EC	NA
9	Location of the project	S. No. 777/3/1 + 785/1/2/3/11 at Nashik, Maharashtra
10	Latitude and Longitude	Latitude: 19° 59.11.71" N Longitude: 73°46'25.18" E
11	Total Plot Area (m ²)	8196.96
12	Deductions (m ²)	1,118.88
13	Net Plot area (m ²)	7077.98
14	Proposed FSI area (m ²)	41260.12
15	Proposed non-FSI area (m ²)	10584.8
16	Proposed TBUA (m ²)	51844.92
17	TBUA (m ²) approved by Planning Authority till date No. and date of approval	FSI: 8816.23 Non FSI: 2033.98 Total Construction Area: 10850.96 Approval No.: vide no. CD/32 dated: 24/05/2021
18	Ground coverage (m ²) & %	1908.77 (26%)
19	Total Project Cost (Rs.)	Rs. 121.89 Cr.
20	CER as per MoEF & CC circular dated 01/05/2018	CER Shall be implemented as a part of EMP as recommended by SEAC/SEIAA as mentioned in OM F. No. 22-65/2017-IA.III dated September 30, 2020

21	<p>Details of Building Configuration: <Please use following legends: Floor = F , Parking = Pk, Podium = Po, Stilt =St, Lower Ground = LG, Upper Ground = UG, Basement = B, Shops = Sh></p>		Reason for Modification / Change																										
	<p>Previous EC / Existing Building:</p>	<p>Proposed Configuration</p> <table border="1"> <thead> <tr> <th>Building name</th> <th>Configuration</th> <th>Height (m)</th> </tr> </thead> <tbody> <tr> <td>1Commercial Building</td> <td>1st Basement + 2nd Basement+Groundto 19thFloor</td> <td>72</td> </tr> </tbody> </table>	Building name	Configuration	Height (m)	1Commercial Building	1st Basement + 2nd Basement+Groundto 19thFloor	72																					
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1Commercial Building	1st Basement + 2nd Basement+Groundto 19thFloor	72																											
22	Total number of tenements	322 offices, 178 shops, 15 Amenities, 2 multiplexes with 170 & 263 seats.																											
23	Water Budget																												
	<p>Dry Season (CMD)</p> <table border="1"> <tbody> <tr><td>Fresh Water</td><td>58</td></tr> <tr><td>Recycled</td><td>62</td></tr> <tr><td>Swimming Pool</td><td>11</td></tr> <tr><td>Flushing</td><td>58</td></tr> <tr><td>Gardening</td><td>04</td></tr> <tr><td>Total</td><td>131</td></tr> <tr><td>Waste water generation</td><td>104</td></tr> </tbody> </table>	Fresh Water	58	Recycled	62	Swimming Pool	11	Flushing	58	Gardening	04	Total	131	Waste water generation	104	<p>Wet Season (CMD)</p> <table border="1"> <tbody> <tr><td>Fresh Water</td><td>58</td></tr> <tr><td>Recycled</td><td>58</td></tr> <tr><td>Swimming Pool</td><td>11</td></tr> <tr><td>Flushing</td><td>58</td></tr> <tr><td>Total</td><td>127</td></tr> <tr><td>Waste water generation</td><td>104</td></tr> </tbody> </table>	Fresh Water	58	Recycled	58	Swimming Pool	11	Flushing	58	Total	127	Waste water generation	104	
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24	Water Storage Capacity for Firefighting / UGT	<p>Details of UGT: Domestic: 72 m³ Fire Fighting UGT: 200 m³ Flushing UGT: 57 m³</p>																											
25	Source of water	From Local Authority																											
26	Rainwater Harvesting (RWH)	<p>Level of the Ground water table:</p> <p>Size and no of RWH tank(s) and Quantity:</p> <p>Quantity and size of recharge pits:</p> <p>Details of UGT tanks if any:</p>	<p>Pre-Monsoon:12 to 14 m Post Monsoon:8 to 10 m</p> <p>NA</p> <p>4 Nos. recharge pits of size 2 m x2m x 3 m</p> <p>Domestic:72 m³</p>																										

			Fire Fighting UGT: 200 m ³ Flushing UGT: 57 m ³	
27	Sewage and Wastewater	Sewage generation in CMD:	104 m ³ /day	
		STP technology:	SBR	
		Capacity of STP (CMD):	1 No. - 115m ³	
28	Solid Waste Management during Construction Phase			
		Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	18	Handed over to Authorized vendor
		Wet waste:	27	
Construction waste	22,600	1600 m ³ of excavated Topsoil will be used for landscaping and plot filling. 4000 m ³ will utilized for backfilling, plot levelling and internal road development and remaining 17000 m ³ will be reused in another plot for plot levelling		
29	Solid Waste Management during Operational Phase			
		Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	222	Handed over to Authorized Agency
		Wet waste:	148	Treated in OWC
		Hazardous waste:	NA	-
		Biomedical waste	NA	-
		E-Waste	5.07kg/day.	Handed over to Authorized Agency
STP Sludge (dry)	5.2 kg/day	Used as manure		
30	Green Belt Development	Total RG area (m2):	749	
		Existing trees on plot:	0	
		Number of trees to be planted:	92	
		Number of trees to be cut:	00	
		Number of trees to be transplanted:	00	
31	Power requirement:	Source of power supply:	By MSEDCL	

		During Construction Phase (Demand Load):		200 kVA
		During Operation phase(Connected load):		4625.67 kW
		During Operation phase (Demand load):		2775.80 kW
		Transformer:		1000 kVA x 3 Nos.
		DG set		600 kVA x 1 Nos.
		Fuel used		Diesel
32	Details of Energy saving	Use of LED Lights and Solar PV panels		Total Savings: 5 % Solar Savings: 3%
33	Environmental Management plan budget during Construction phase	Type	Details	Cost in Rs. in Lakhs
		Capital cost	Air, water Land, Socio Economic, Biological Envt.	Rs.12.64Lakhs
		O & M cost	Air water Noise	2.00 Lakhs

34	Environmental Management plan Budget during Operation phase	Component	Details	Capital (Rs. In lakhs)	O&M (Rs.in lakhs /Y)
		Sewage treatment	STP 1 No.	22	6.5
		RWH	4 Nos. RWH pits	8	0.56
		Solid Waste	OWC 1 No.	12	3.5
		Green belt development	-	22.47	2.24
		Energy saving		144.5	8.7
		Environmental Monitoring	-	MoEF & CC approved lab	5.66
		Disaster Management + Lightening arrestor		234	20
35	Traffic Management	Type	Required as per UDCPR	Actual Provided	Area of parking (m ²)
		4-Wheeler	392	392	12.5
		2-Wheeler	1409	1484	2
36	Details of Court cases / litigations w.r.t. the project and project location if any.	NA			

Deliberations:

PP informed that the proposed project is a commercial development as “ Star World – A” by M/s Deepak Builders & Developers at Nashik . PP further stated that they has submitted the application for prior Environmental clearance for total plot area of 8196.96 m2, FSI area of 41260.12 m2, Non FSI area of 10584.8 m2 and total BUA of 51844.92 m2. PP stated that, the project comprises development of 1 Commercial Building with 20 floors with configuration of

322 offices, 178 shops, 15 Amenities, 2 multiplex with 170 & 263 seats. PP stated that, the project site is well connected and accessible by 12m service road and 45 m wide DP road.

PP further informed that sanction for construction of 8500 sq. meter was obtained by PP whereas the construction potential of the plot was more than 20,000 sq. meter. PP has carried out excavation and one slab is completed without obtaining Environmental clearance. Committee opined that this seems to be violation and it should be recommended for necessary action as PP has also not applied under Violation Category.

Decision: -

After deliberation, Committee decided to recommend the proposal for necessary action as PP has started construction activity without obtaining Environmental clearance.

34	P-34	SIA /MH/MIS/269485/2022	Environment Clearance for Proposed IT Building at Plot no.29, MIDC IT/ ITESSEZ, Rajiv Gandhi Infotech Park, Hinjewadi Phase 3, Pune 411057 by M/s Aurus Tech Pvt.
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PP requested to withdraw the application due to change in plan. Committee noted & accepted the same, hence application is forwarded to SEIAA with the recommendation that PP may be allowed to withdraw the project.

35	P-35	SIA /MH/MIS/270363/2022	Proposed Expansion of Residential Project “K CITY” by M/s. Unique Triaa Ventures
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Representative of PP was present during the meeting along with environmental consultant M/s Shrikrishna Environment Consultants Pvt. Ltd.

It is noted that, the PP has submitted the application for expansion in existing project for total plot area of 15,800 m², FSI area of 60,833.90 m², Non FSI area of 36,767.55 m² and total BUA of 97,601.45 m².

Brief information of the proposal is as below:

Secretary, SEAC-3

Chairman, SEAC-3

Sr. No.	Particular	Details				
1	Proposal Number	PARIVESH Proposal No.: SIA/MH/MIS/270363/2022				
2	Name of Project	Proposed Expansion of Residential Project “K City”				
3	Project category	B Category, 8(a)				
4	Type of Institution	Private				
5	Project Proponent	<ul style="list-style-type: none"> • Name: M/s. Unique Triaa Ventures • Address: M/s. Unique Triaa Ventures Office no. 401/A, City Bay, City point premises, Boat Club, Haveli, Pune-411001 • Phone No: 9881441991 • Email ID: mailuniquespaces@gmail.com 				
6	Name of Consultant	Name: Shrikrishna Environment Consultants Pvt. Ltd. <ul style="list-style-type: none"> • NABET Accreditation No.: NABET/EIA/2124/IA 0089 • Validity: 04/11/2024 				
7	Applied for	Expansion				
8	Details of Previous EC	Earlier Environment clearance obtained from MOEFCC vide EC File no. 21-64/2020-IA-III dated 13/01/2021 Earlier EC obtained for Total built up area (FSI + Non FSI): 71,388.98 Sq.M.				
9	Location of the project	Survey No. 37/3/A, Keshavnagar, Mundhawa, Pune				
10	Latitude and Longitude	18° 31' 56.68" N, 73° 56' 35.30" E				
11	Total Plot Area	15,800 Sq.M.				
12	Deductions	2408.82 Sq.M.				
13	Net Plot Area	13,391.18 Sq.M.				
14	Proposed FSI area	60,833.90 Sq.M.				
15	Proposed Non FSI area	36,767.55 Sq.M.				
16	Proposed Total Built up Area	97,601.45 Sq.M.				
17	Total Built up area approved by Planning Authority	In Process				
18	Ground Coverage	--				
19	Total Project Cost	Rs. 146.75 Cr.				
20	CER as per MoEF & CC circular dated 01/05/2018	CER Shall be Implemented as a part of EMP as recommended by SEAC/SEIAA as mentioned in OM F. No. 22-65/2017-IA.III dated 30 September, 2020 and OM file No. 22-65/2017-IA.III dated 25/02/2021.				
21	Details of Building Configuration	Details of Existing & Proposed Building Configuration: <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 50%;">Previous EC Building</th> <th style="width: 50%;">Proposed Configurati</th> </tr> </thead> <tbody> <tr> <td style="height: 20px;"> </td> <td style="height: 20px;"> </td> </tr> </tbody> </table>	Previous EC Building	Proposed Configurati		
Previous EC Building	Proposed Configurati					

		Name of Bldg.	Building Structure	Height of Bldg.	Name of Bldg.	Building Structure	Height of Bldg.
		Building A	B+P+12 Fl	38.40 m	Building A	B+S+P1+13 Fl	43.70m
		Building B	B+P+12 Fl	38.40 m	Building B	B+S+P1+13 Fl	43.70m
		Building C	B+P+12 Fl	38.40 m	Building C	B+S+P1+13 Fl	43.70m
		Building D	B+P+12 Fl	38.40 m	Building D	B+S+P1+13 Fl	43.70m
		Building E	B+P+12 Fl	38.40 m	Building E	B+S+P1+13 Fl	43.70m
		Building F	B+P+12 Fl	38.40 m	Building F	B+S+P1+13 Fl	43.70m
		Building G	B+P+12 Fl	38.40 m	Building G	B+S+P1+13 Fl	43.70m
		Building H	B+P+12 Fl	38.40 m	Building H	B+S+P1+13 Fl	43.70m
		Building I	B+P+12 Fl	38.40 m	Building I	B+S+P1+13 Fl	43.70m
		Building J	B+P+12 Fl	38.40 m	Building J	B+S+P1+13 Fl	43.70m
		Building K	B+P+2 Fl	4.20m	Building K	B+S+P1+13 Fl	43.70m
		MHADA	G+7	19.95 m	MHADA	B+S+P1+11 Fl	37.90m
		Club House	G+1	5.70m	Club House	G+1	5.70m
22	Total number of tenements	Tenements: 608 Nos. (Including 44 Nos of MHADA Flats) Expected Users: 3040 Nos.					

23	Water Budget	<p>Proposed water budget</p> <table border="1"> <thead> <tr> <th data-bbox="643 254 992 289">Particular</th> <th data-bbox="992 254 1235 289">Dry Season</th> <th data-bbox="1235 254 1464 289">Wet Season</th> </tr> </thead> <tbody> <tr> <td data-bbox="643 289 992 325">Fresh Water</td> <td data-bbox="992 289 1235 325">274 KLD</td> <td data-bbox="1235 289 1464 325">274 KLD</td> </tr> <tr> <td data-bbox="643 325 992 361">Recycled (Flushing)</td> <td data-bbox="992 325 1235 361">137 KLD</td> <td data-bbox="1235 325 1464 361">137 KLD</td> </tr> <tr> <td data-bbox="643 361 992 396">Recycled (Landscape)</td> <td data-bbox="992 361 1235 396">8 KLD</td> <td data-bbox="1235 361 1464 396">0 KLD</td> </tr> <tr> <td data-bbox="643 396 992 432">Swimming Pool</td> <td data-bbox="992 396 1235 432">--</td> <td data-bbox="1235 396 1464 432">--</td> </tr> <tr> <td data-bbox="643 432 992 468">Total</td> <td data-bbox="992 432 1235 468">419 KLD</td> <td data-bbox="1235 432 1464 468">411 KLD</td> </tr> <tr> <td data-bbox="643 468 992 504">Waste water generation</td> <td data-bbox="992 468 1235 504">370 KLD</td> <td data-bbox="1235 468 1464 504">370 KLD</td> </tr> </tbody> </table>	Particular	Dry Season	Wet Season	Fresh Water	274 KLD	274 KLD	Recycled (Flushing)	137 KLD	137 KLD	Recycled (Landscape)	8 KLD	0 KLD	Swimming Pool	--	--	Total	419 KLD	411 KLD	Waste water generation	370 KLD	370 KLD
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Swimming Pool	--	--																					
Total	419 KLD	411 KLD																					
Waste water generation	370 KLD	370 KLD																					
24	Water Storage Capacity for Fire Fighting/ UGT	<p>3 Nos. of UGT proposed: Details as follows</p> <p>UGT-1: For Phase 1 at Basement Level of Bldg. A</p> <ul style="list-style-type: none"> • Located at Basement Level of Bldg. A (Phase 1) • Drinking UG tank Capacity: 40.50 Cu. M. • Domestic UG tank Capacity: 202.50 Cu. M. • Fire UG tank Capacity: 300 Cu. M. <p>UGT-2: For Phase 2 at Basement Level of Bldg. H</p> <ul style="list-style-type: none"> • Located at Basement Level of Bldg. H (Phase 2) • Drinking UG tank Capacity: 23 Cu. M. • Domestic UG tank Capacity: 115 Cu. M. • Fire UG tank Capacity: 200 Cu. M. <p>UGT-3: For MHADA at Basement Level of MHADA Bldg.</p> <ul style="list-style-type: none"> • Located at Basement Level of MHADA Bldg. • Drinking UG tank Capacity: 5 Cu. M. • Domestic UG tank Capacity: 25 Cu. M. • Fire UG tank Capacity: 50 Cu. M. 																					
25	Source of Water	<p>Pune Municipal Corporation (PMC)</p> <p>STP treated water will be reused for flushing & landscape purpose.</p>																					
26	Rainwater Harvesting (RWH)	<ul style="list-style-type: none"> • Level of Ground Water Table: Pre-Monsoon: 10m to 12m BGL Post Monsoon: 8m to 10m BGL • Quantity and size of recharge pits: 14 nos. of recharge pits proposed 5 nos. of Surface recharge pit with 2m x 2m x 1.25m. and 9 nos. of Roof top recharge pit with 2.50m x 2.50m x 1.50m. <p>UGT-1: For Phase 1 at Basement Level of Bldg. A</p> <ul style="list-style-type: none"> • Located at Basement Level of Bldg. A (Phase 1) 																					

		<ul style="list-style-type: none"> • Drinking UG tank Capacity: 40.50 Cu. M. • Domestic UG tank Capacity: 202.50 Cu. M. • Fire UG tank Capacity: 300 Cu. M. <p>UGT-2: For Phase 2 at Basement Level of Bldg. H</p> <ul style="list-style-type: none"> • Located at Basement Level of Bldg. H (Phase 2) • Drinking UG tank Capacity: 23 Cu. M. • Domestic UG tank Capacity: 115 Cu. M. • Fire UG tank Capacity: 200 Cu. M. <p>UGT-3: For MHADA at Basement Level of MHADA Bldg.</p> <ul style="list-style-type: none"> • Located at Basement Level of MHADA Bldg. • Drinking UG tank Capacity: 5 Cu. M. • Domestic UG tank Capacity: 25 Cu. M. • Fire UG tank Capacity: 50 Cu. M. 												
27	Sewage and Wastewater	<ul style="list-style-type: none"> • Sewage Generation: 370 KLD • Proposed STP Capacity: Total 390 KLD Capacity (1 x 35 KLD) and (1 x 355 KLD) • STP Technology: MBBR 												
28	Solid waste management during construction phase	<table border="1"> <thead> <tr> <th>pe</th> <th>Quantity</th> <th>Treatment/ disposal</th> </tr> </thead> <tbody> <tr> <td>y waste</td> <td>ligible</td> <td>llect & disposed through authorized agency.</td> </tr> <tr> <td>et waste</td> <td>ligible</td> <td>ision of composting</td> </tr> <tr> <td>nstruction waste</td> <td>p Soil: & bris</td> <td>p soil will be reused for landscape purpose within project site. cavated debris will be will be reused for backfilling, levelling & plinth filling purpose within project site</td> </tr> </tbody> </table>	pe	Quantity	Treatment/ disposal	y waste	ligible	llect & disposed through authorized agency.	et waste	ligible	ision of composting	nstruction waste	p Soil: & bris	p soil will be reused for landscape purpose within project site. cavated debris will be will be reused for backfilling, levelling & plinth filling purpose within project site
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29	Solid waste management during operation phase	Type	Quantity	Treatment/ disposal
		dry waste	608 Kg/day	will be collected & disposed by SWaCH Organization
		wet waste	912 Kg/day	placed in Smart Drum Organic waste composter and used as manure in landscape
		hazardous waste	--	NA
		biomedical waste	--	NA
		plastic waste	8 Kg/day	will be collect & disposed by SWaCH Organization
		P Sludge	55.5 Kg/day	placed in OWC and used as manure in landscape
30	Green Belt Development	<ul style="list-style-type: none"> • Total Green Area: 1339.12 Sq.M. • Existing trees on Plot: 0 • Number of trees to be plant: 168 Nos. • Number of trees to be cut: 0 • Number of trees to be transplant: 0 		
31	Power Requirement	<ul style="list-style-type: none"> • Source of power supply: MSEDCL • During Construction Phase (Demand Load): 20 kVA • During Operation Phase (Connected Load): 3966.41 kW • During Operation Phase (Demand Load): 1735.11 kW • Transformer: 3 x 630 kVA • DG Set: 2 x 200 kVA, 1 x 50kVA capacity • Fuel Used: HSD 		
32	Details of Energy Saving	Total Energy Saving: 22.68 % through proposed use of Solar Energy, Energy saving measures and Solar PVs.		

33	Environment Management Plan during Construction phase	Sr. No.	Parameter	Capital Cost (Rs. In Lakh)		
		1	Personnel Protective Equipment	8.0		
		2	Site Sanitation Facility	5.0		
		3	Water facility	5.0		
		4	Solid waste management	5.0		
		5	Health Check up	5.0		
		6	Awareness to workers or training	3.0		
		7	Environmental Monitoring	3.0		
		8	Disaster Management	25.0		
			TOTAL	59.0		
34	Environment Management Plan Operation phase	Sr. No.	Component	Details	Capital Cost (Rs. Lakh)	O &M Cost (Rs. Lakh)
		1	Storm water	NA	--	--
		2	Sewage Treatment Plant	STP of 390 KLD Capacity	113.00	23.52
		3	Water treatment	--	--	--
		4	RWH	14 Nos of Recharge Pits	24.00	0.24
		5	Swimming Pool	--	--	--
		6	Solid waste management	OWC	20.75	5.01
		7	Hazardous waste	NA	--	--
		8	E-waste	Collection & Disposal with authorized agency	--	--
		9	Landscape	168 No of Trees	100.00	5.00
		10	Energy Saving	22.68 % Energy saving	23.26	1.16
		11	Environment Monitoring	Air, Water, Noise, Soil, STP, DG set, Compost Monitoring	--	5.0
		12	Disaster	--	156.00	24.70

			Management			
			TOTAL		437.01	64.63
35	Traffic Management					
		Type	Required as per DCR	Actual Provided	Area per Parking	
		4-Wheeler	319 No.	320 No.	12.5 Sq.M.	
		2-Wheeler	1596 No.	1600 No.	--	
		Total Parking Area: 21,284.45 Sq.M.				
36	Details of Court Cases/ litigations w.r.t. the project and project location if any	NA				

Deliberations:

PP stated that, the proposed expansion is of residential project “K City” at Survey No. 37/3/A , Keshavnagar, Mundhawa, Pune. PP stated that, they have received earlier Environment clearance from MOEF&CC vide letter dated 13/01/2021 for total built up area (FSI + Non FSI): 71,388.98 Sq.M. PP further stated that, now they have applied for expansion in existing project for total plot area of 15,800 m2, FSI area of 60,833.90 m2, Non FSI area of 36,767.55 m2 and total BUA of 97,601.45 m2. PP informed that, there is only vertical expansion is proposes by adding 1 floor on each building. PP stated that, till now 2049.70 Sq.mt construction carried out on site as per earlier EC.

The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a) B2.

During discussion following points emerged:

1. PP to submit certified Compliance report from Regional Office MoEFCC Nagpur.
2. PP to submit the structural stability certificate for buildings on which vertical expansion is proposed.

3. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places.
4. PP to ensure that, the water proposed to use for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

Decision: -

After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of above points.

36	P-36	SIA /MH/MIS/270213/2022	Residential cum Commercial Project –Celista at Survey no 8A/2, Plot No. 1,Balewadi, Haveli, Pune, Maharashtra by PYRAMID ALLIANCE LLP
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PP was absent, hence deferred the project.

37	P-37	SIA /MH/MIS/270192/2022	Proposed Expansion in Project "EishaZenith" at Tathawade, Pune by M/s. Eisha Properties Unit - 5
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Representative of PP was present during the meeting along with environmental consultant M/s Srushti Seva Pvt Ltd

It is noted that, the PP has submitted the application for expansion in Environmental clearance for total plot area of 22900 m², FSI area of 89255.03m², Non FSI area of 42789.31 m² and total BUA of 132044.34 m².

Brief information of the proposal is as below:

1.	Proposal Number	PARIVESH NO: SIA/MH/MIS/270192/2022
2.	Name of Project	Proposed Expansion in Project "Eisha Zenith" at Tathawade, Pune by M/s. Eisha Properties Unit - 5
3.	Project category	Schedule 8(a) Category B2

4.	Type of Institution	Private			
5.	Project Proponent	Name	Mr. Bharat Nagori, M/s. Eisha Properties Unit - 5		
		Regd. Office address	A6, Shivsagar Society, Ganeshkhind Road, Modibaug, Shivajinagar, Pune 411016		
		Contact number	9822026300		
		e-mail	bharat@bmnagori.com		
6.	Applied for	Expansion in Existing EC			
7.	Details of previous EC	Yes. Previous Environment Clearance granted vide EC Identification number EC22B038MH126172 dated 31/03/2022			
8.	Location of the project	Gat No. 95/2, 95/3, Village - Tathawade, Taluka - Mulshi, District - Pune, State - Maharashtra			
9.	Latitude and Longitude	18°36'44.06"N, 73°44'41.86"E			
10.	Total Plot Area (m ²)	22900			
11.	Deductions (m ²)	1555.17			
12.	Net Plot area (m ²)	21344.83			
13.	Proposed FSI area (m ²)	89255.03			
14.	Proposed Non-FSI area (m ²)	42789.31			
15.	Proposed TBUA (m ²)	132044.34			
16.	TBUA (m ²) approved by Planning Authority till date	As per IOD			
17.	Total Project Cost (Rs.)	2882700000			
18.	CER as per MoEF & CC circular dated 01/05/2018	Activity	Location	Cost (Rs.)	Durati on
		Details in CER activities annexure			
19.	Details of Building Configuration : <Please use following legends: Floor = F , Parking = Pk, Podium = Po, Stilt =St, Lower Ground = LG, Upper Ground = UG, Basement = B,				Reason for Modification

Shops = Sh>				/ Change
Existing Building		Proposed Configuration		
Building Name	Configuration	Building Name	Configuration	Height (m)
A	P + 11 F	E1	G + Po1 + Po2 + Po3 + 24 F	87.6
B	P + 11 F	E2	G + Po1 + Po2 + Po3 + 24 F	87.6
C	P + 11 F	F1	G + Po1 + Po2 + Po3 + 24 F	87.6
D	P + 11 F	F2	G + Po1 + Po2 + Po3 + 24 F	87.6
-	-	F3	G + Po1 + Po2 + Po3 + 24 F	87.6
20.	Total number of tenements	871 Nos		
	Commercial Users	283 Nos		
21.	Water Budget	Dry Season (CMD)		Wet Season (CMD)
		Fresh Water	399	Fresh Water
		Recycled	211	Recycled
		Swimming Pool	10	Swimming Pool
		Flushing	176	Flushing
		Total	610	Total
		Waste water generation	505	Waste water generation
22.	Water Storage Capacity for Firefighting /	As per NOC		

	UGT				
23.	Source of water	PCMC			
24.	Rainwater Harvesting (RWH)	Level of the Ground water table	15-20m		
		Size and no of RWH tank(s) and Quantity	N.A.		
		Quantity and size of recharge pits	Quantity: 9 Nos & Size:2.5mX2.5mX2.5m		
		Details of UGT tanks if any	Domestic	715	
			Flushing	92	
Fire	As per NOC				
25.	Sewage and Wastewater	Sewage generation in CMD	505		
		STP technology	MBBR		
		Capacity of STP (CMD)	670		
26.	Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment / disposal	
		Dry waste	3	Through authorized agency	
		Wet waste	2	Through authorized agency	
		Construction waste	5	Through authorized agency	
27.	Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal	
		Dry waste	901	Handed over to Authorized Agency	
		Wet waste	1327	In-situ Composting	
		Hazardous waste	Negligible	Negligible	
		Biomedical waste	N.A.	N.A.	
		E-Waste	12.9	Handed over to Authorized Dismantler/Recycler	
		STP Sludge (dry)	55.60	In-situ Composting	
28.	Green Belt Development	Total RG area (m2)	2009.19		
		Number of trees to be planted as per rule	317 Nos of Trees in total (109 Existing Trees + 208 Proposed Trees)		
29.	Power requirement	Source of power supply	MSEDCL		
		During Operation phase (Connected load)	5780 KW		

		During Operation phase (Demand load)	2685 kW		
		Transformer	630 KVA X 5 Nos		
		DG set	125 kVA X 1 Nos, 250 kVA X 1 Nos, 320 kVA X 1 Nos		
		Fuel used	Diesel		
30.	Details of Energy saving	<p>Most of the common area & external lighting are proposed to work on high energy efficient lamps(LED) as specified in bureau of energy efficiency which again results in saving in general consumption</p> <p>Low loss Transformers due to which 6.22% losses are saved against conventional transformer.</p> <p>Power Capacitors are proposed for load power factor correction and to maintain a healthy power situation. This also results in less demand load factor for the project.</p> <p>Solar PV, Hot Water, Solar Street Lights, Energy Efficient Motors are proposed</p>			
31.	Environmental Management plan budget during Construction phase	No.	Details	Cost	
		1	Water for Construction, Labour & Dust Suppression	Rs. 4 Lacs	
		2	Site Sanitation & Health & Safety PPE Kits	Rs. 3 Lacs	
		3	Environmental Monitoring	Rs. 4 Lacs	
		4	Disinfection & Health & Safety	Rs. 3 Lacs	
		5	Health Check up	Rs. 3 Lacs	
32.	Environmental Management plan Budget during Operation phase	Component	Details	Capital (Rs. In Lacs)	O&M (Rs. In Lacs/Yr)
		Sewage treatment	Waste Water Management	143.50	34.44
		RWH	RWH Pits	13	0.5
		Solid Waste	Organic Waste Composting	43.65	11.55
		Green belt development	Tree Plantation	76.49	4
		Energy saving	Energy Conservation	139	12
		Environmental Monitoring	Pollution Control	0	6
		Disaster Management	Fire & LA	315.22	15.71
		PPE Kits Health & Safety	Biomedical Waste Management	0	1
33.	Traffic	Type	Required as per DCR	Actual Provided	Parking Area (m ²)

	Management	4-Wheeler	638	638	27349
		2-Wheeler	2451	2451	
		Bicycles	350	350	
34.	Details of Court cases / litigation w.r.t. the project and project location if any	NA			

Deliberations:

PP stated that, the proposed project is expansion of residential and commercial development at village Tathawade. PP stated that, they have received earlier Environment Clearance in the year 2015 and expansion in EC vide letter dated 31/03/2022. PP stated that, now they are proposing vertical expansion due to UDCPR. PP informed that, they have applied for expansion in Environmental clearance for total plot area of 22900 m², FSI area of 89255.03m², Non FSI area of 42789.31 m² and total BUA of 132044.34 m². PP stated that, currently, A, B, C & D buildings exist on site. PP further stated that RO visit is carried out & report for the same is awaited. PP informed that, periodically Six-Monthly Compliance Reports are also submitted. PP further informed that since it is a vertical expansion project, Structural Stability Certificate is also obtained for the same.

The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a) B2.

During discussion following points emerged:

1. PP to submit certified Compliance report from Regional Office MoEFCC Nagpur.
2. It is noted that, the project will have the potable water through tankers; PP to add this information in his all documents like RERA, Advertisement of the project, agreement etc. Also PP to submit the water tanker agreement. Local body to ensure that, No Occupation Certificate should be issued unless project have sustainable water supply.

3. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing . charging points at suitable places.
4. PP to ensure that, the water proposed to use for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

Decision: -

After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of above points.

38	P-38	SIA /MH/MIS/270139/2022	Proposed Project "Twin Decks" at Gahunje, Pune by M/s ARR Lifespaces LLP
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PP was absent, hence deferred the project.

39	P-39	SIA /MH/MIS/270565/2022	Proposed Development for Residential Project "Pinewood Phase-II" by SAINATH BUILDCON
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Representative of PP was present during the meeting along with environmental consultant MS. Runna Patil, M/s Sneha Hi Tech Bangalore.

It is noted that, the PP has submitted the application for expansion in the project for total plot area of 6900 m², FSI area of 14754.62 m², Non FSI area of 13510.64 m² and total BUA of 28265.26 m².

Brief information of the proposal is as below:

1.	Proposal Number	SIA/MH/MIS/270565/ 2022
2.	Name of Project	Proposed Expansion for Residential Project "Pinewood Phase -2", Sr. No. 58/2+57/3 Baner, Tal. Haveli, Dist. Pune-411045 By M/s Sainath Buildcon
3.	Project category	8 (a)
4.	Type of Institution	Partnership Firm

5.	Project Proponent	Name	Shyam Ramrao Tekale		
		Regd. office Address	Office No.1, First Floor, Krishna Chambers, S.No.148, Sus Road, Pashan, Pune 411021.		
		Contact No	+91 9850602271		
		Email	srtekale@rediffmail.com		
6.	Consultant	Sneha Hi Tech Banglore			
7.	Applied for	Expansion			
8.	Details of previous EC	Previous Sanction is less than 20000 sqm			
9.	Location of the project	Sr. No. 58/2+57/3 Baner, Tal. Haveli, Dist. Pune-411045.			
10.	Latitude and Longitude	Latitude –18°33’19.74” N			
		Longitude - 73°46’02.80” E			
11.	Total Plot Area (m ²)	6900			
12.	Deductions (m ²)	825			
13.	Net Plot area (m ²)	5250			
14.	Proposed FSI area (m ²)	14754.62			
15.	Proposed non-FSI area (m ²)	13510.64			
16.	Proposed TBUA (m ²)	28265.26			
17.	TBUA (m ²) approved by Planning Authority till date	TBUA-10470.99 sqm. Sanction Date: 07.12.2016 Sanction No. CC/2808/16			
18.	Ground coverage (m ²) & %	33%			
19.	Total Project Cost (Rs.)	4,80,80,845			
20.	CER as per MoEF & CC circular dated 01/05/2018	Activity	Location	Cost (Rs.)	Durati on
		We will follow the conditions mentioned in OM			

21.	Details of Building Configuration: <Please use following legends: Floor = F, Parking = Pk, Podium = Po, Stilt =St, Lower Ground = LG, Upper Ground = UG, Basement = B, Shops = Sh>						Reason for Modification / Change
	Previous EC / Existing Building			Proposed Configuration			
	Building Name	Configuration	Height (m)	Building Name	Configuration	Height (m)	
	Wing -A	B+P+11	35.40	-	-	-	
	Wing -B	B+P+11	35.40	-	-	-	
	Club House	G+1	7.77	-	-	-	
	-	-	-	Wing -C	B+P+13	43.50	
	-	-	-	Wing -D	B+P+13	43.50	
22.	Total number of tenements			Total Residential tenements			
				168 Nos			
23.	Water Budget	Dry Season (CMD)		Wet Season (CMD)			
		Fresh Water		76	Fresh Water		76
		Recycled (Gardening)		5	Recycled (Gardening)		0
		Recycled Flushing		38	Recycled Flushing		38
		Total		114	Total		114
		Swimming Pool		2	Swimming Pool		2

		Waste water generation	98	Waste water generation	98
24.	Water Storage Capacity for Firefighting / UGT	Domestic Water Tank- 82 CMD Drinking water Tank -32 CMD Fire Water Tank- 200 CMD			
25.	Source of water	Local Body – PMC			
26.	Rainwater Harvesting (RWH)	Level of the Ground water table		25m	
		Size and no of RWH tank(s) and Quantity		NA	
		Quantity and size of recharge pits		3 nos 2*2*2m	
		Details of UGT tanks if any		---	
27.	Sewage and Wastewater	Sewage generation in CMD		98	
		STP technology		MBBR	
		Capacity of STP (CMD)		105	
28.	Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment / disposal	
		Construction waste	Steel, Tiles, Excavated material etc	Will be handed over to authorized recycler Top soil will be used for landscaping.	
29.	Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal	
		Dry waste	168	Will be handed over to authorized recycler	
		Wet waste	252	Will be treated in OWC	
		Hazardous waste	Negligible	Handed over to authorized recyclers.	
		Biomedical waste	--	NA	
		E-Waste	2	Will be handed over to authorized recycler	
		STP Sludge (dry)	16	Will be used as manure for gardening purpose.	
30.	Green Belt Development	Total RG area (m ²)		701	
		Existing trees on plot		63 Nos	

		Number of trees to be planted	72 Nos	
		Number of trees to be cut	0	
		Number of trees to be transplanted	0	
31. Power requirement		Source of power supply	MSEDCL	
		During Construction Phase (Demand Load)	116.25 KVA	
		During Operation phase (Connected load)	1045 KW	
		During Operation phase (Demand load)	572 KVA	
		Transformer	1 X 630 KVA	
		DG set	1 X 320 KVA	
		Fuel used	HSD	
32. Details of Energy saving		<ul style="list-style-type: none"> • Use of LED in Parking area, lift-lobby and stair-case. • Using Solar system in Common Area Lighting (10%). • Street/Landscape lights with LED lamps • V3F drive is proposed for all lifts. • As per MSEDCL requirements, it is recommended to use low loss Transformer. • Losses for Transformer shall, in principal, comply with ECBC norms. • Recommend to attain power factor of the installation near unity. • Independent Energy meters for all pollution control Equipment's 		
33. Environmental Management plan budget during Construction phase	Type	Details	Cost	
	Capital Cost Lacs	Air, water, land, biological environment	10.19	
	O&M Lacs/Y	Air, water and Noise Monitoring	1.019	
34. Environmental Management plan Budget during Operation phase	Component	Details	Capital (Rs.in Lacs)	O&M (Rs.in Lacs/Y)
	Storm water	-	-	-
	Sewage	STP	37	9.2

		treatment			
		Water treatment	-		-
		RWH	Rain Water harvesting	3	0.3
		Solid Waste	OWC	12.5	2.66
		E waste	Handed over to Authorized Vendor	-	-
		Green Development	---	6.8	2.1
		Energy saving	Renewable energy Solar PV panel & solar hot water	47	2
		Environmental Monitoring	From MoEF&CC approved Lab	-	4
		Disaster Management	During operation phase	90	10
35.	Traffic Management	Type	Required as per DCR	Actual Provided	Area per parking (m ²)
		4-Wheeler	70	106	As per Standard DCR
		2-Wheeler	252	383	
36.	Details of Court cases / litigations w.r.t. the project and project location if any.	No			

Deliberations

PP stated that, the project under consideration is the residential project “Pinewood Phase-2 ” by M/s. Sainath Buildcon. PP has carried out earlier construction to the tune of 10,000 Sq. meter since the potential of the Plot was not more than 20,000 Sq. Meters, which does not attract provisions of EIA notification 2006. DUE to UDCPR the plot potential is increased to the tune of 28265. 26 sq. meter. PP stated that, project comprises 2 Residential Buildings (Wing C & Wing D) having tenements C Building & D Building-104 with total Plot Area 6900 sqm and Total Built-UpArea-28265.26sqm

The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a) B2.

During discussion following points emerged:

1. PP to submit the typical floor plan.
2. PP to submit the IoD.
3. PP to submit the fire NoC.
4. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places.
5. PP to ensure that, the water proposed to use for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

Decision: -

After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of above points.

40	P-40	SIA /MH/MIS/257406/2022	“Ganga Dham Towers” Project by M/s Goel Ganga India Pvt. Ltd. through Shri. Atul Goel
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Representative of PP was present during the meeting along with environmental consultant

MS. Sustainera Solutions Pvt. Ltd.

It is noted that, the PP has submitted the application Expansion in Existing EC for the project for total plot area of 20,798.00m², FSI area of 73,625.69m², Non FSI area of 68,128.45m² and total BUA of 1,41,754.14m².

Brief information of the proposal is as below:

1.	Proposal Number	SIA/MH/MIS/257406/2022	
2.	Name of Project	“Ganga Dham Towers” Project by M/s Goel Ganga India Pvt. Ltd. through Shri. Atul Goel	
3.	Project category	8a (B2)	
4.	Type of Institution	Private	
5.	Project Proponent	Name	Shri. Atul Goel
		Regd. Office address	3 rd Floor, Sanmahu Complex, Bund Garden Road, Pune, Maharashtra
		Contact number	020 26140254
		e-mail	director@goelganga.com
6.	Consultant	Sustainera Solutions Pvt. Ltd.	
7.	Applied for	Expansion in Existing EC	
8.	Details of previous EC	vide letter No.: SEIAA-EC-0000002231 dated 25 th March, 2020	
9.	Location of the project	S. No. 578/2, Bibvewadi, Tal. - Haveli, Dist.- Pune	
10.	Latitude and Longitude	Latitude: 18°28'41.02"N	
		Longitude: 73°52'20.96"E	
11.	Total Plot Area (m ²)	20,798.00	
12.	Deductions (m ²)	1,977.94	
13.	Net Plot area (m ²)	18,820.06	
14.	Proposed FSI area (m ²)	73,625.69	
15.	Proposed non-FSI area (m ²)	68,128.45	
16.	Proposed TBUA (m ²)	1,41,754.14	
17.	TBUA (m ²) approved by	Sanction Plan Approved by PMC CC/0019/21 D.P.O/Zone No. 5 dated 05/04/2021	
18.	Planning Authority till date	Pune Municipal Corporation (PMC)	
19.	Ground coverage (m ²) & %	2,447.25 sq. m & 13%	
20.	Total Project Cost (Rs.)	2,80,00,00,000.00 (280.00 Cr)	
21.	CER as per MoEF& CC circular dated 01/05/2018	Brown Field Project (0.75% of Project cost is Rs.210 /- Lakh)	

22.	Details of Building Configuration: <Please use following legends: Floor = F, Parking = Pk, Podium = Po, Stilt =St, Lower Ground = LG, Upper Ground = UG, Basement = B, Shops = Sh>					Reason for Modification / Change	
	Previous EC / Existing Building			Proposed Configuration			
	Building Name	Configuration	Height (m)	Building Name	Configuration	Height (m)	
	Bldg. A	B1 + B2 + P1 + P2 + Po + 26 F	99.90	Bldg. A	B1+B2+P1+P2+Podium+31	116.17	Vertical expansion by increasing 5 no. of floors
	Bldg. B	B1 + B2 + P1 + P2 + Po + 26 F	99.90	Bldg. B	B1+B2+P1+P2+Podium+31	116.17	Vertical expansion by increasing 5 no. of floors
	Bldg. C	B1 + B2 + P1 + P2 + Po + 26 F	99.90	Bldg. C	B1+B2+P1+P2+Podium+31	116.17	Vertical expansion by increasing 5 no. of floors
	Bldg. D (EWS Bldg.)	Pk + 11 F	35.90	Bldg. D (EWS Bldg.)	P+12	39.00	Vertical expansion by increasing 1 no. of floor
	Bldg. E (Commercial)	Pk + 11 F	35.97	Bldg. E (Commercial)	P+10	38.00	1 no of floor reduced
	Meditation Hall 1	G	4.5	Meditation Hall 1	G	4.5	No change
	Meditation Hall 2	G	4.5	Meditation Hall 2	G	4.5	No change
	Club House	G + 1 F	7.6	Club House	G + 1	7.6	No change
23.	Total number of tenements		Residential Flats -310 Nos (BLDG. A, B & C) EWS- 60 Nos.				

		Commercial- 20 Nos			
24.	Water Budget	Dry Season (CMD)		Wet Season (CMD)	
		Fresh Water	189	Fresh Water	189
		Recycled (Gardening)	25	Recycled (Gardening)	NA
		Swimming Pool	10 (From Tanker)	Swimming Pool	10 (From Tanker)
		Flushing (Recycled)	87	Flushing (Recycled)	87
		Total	311	Total	286
		Waste water generation	205 (residential + commercial) & 35 (EWS) (Excess treated water to be disposed- 118)	Waste water generation	205 (residential + commercial) & 35 (EWS) (Excess treated water to be disposed- 143)
25.	Water Storage Capacity for Firefighting / UGT	Residential & Commercial: 300 KL EWS: 75 KL			
26.	Source of water	Pune Municipal Corporation (PMC)			
27.	Rainwater Harvesting (RWH)	Level of the Ground water table:		Post- Monsoon: 10 to 13 m below ground level.	
		Size and no of RWH tank(s) and Quantity:		NA	
		Quantity and size of recharge pits:		10 nos. of pits with recharge bore of 15 m depth Size: 1.2 x 1.2 x 2.5mdepth and recharge bore of 15 m depth.	
		Details of UGT tanks if any:		Residential & Commercial: Domestic UGT Capacity: 258 KLD Flushing tank Capacity: 98 KLD EWS: Domestic UGT Capacity: 40 KLD Flushing tank Capacity: 13 KLD	
28.	Sewage and Wastewater	Sewage generation in CMD:	1) Residential + Commercial: 205 2) EWS: 35		

		STP technology:	2 Nos. of STPs Residential + Commercial: RMBR EWS: MBBR	
		Capacity of STP (CMD):	2 Nos. of STPs Residential and Commercial: 210 KLD EWS: 36 KLD	
29.	Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	20	Collected by Ghanta gadi
		Wet waste:	30	Collected by Ghanta gadi
		Construction waste	Excavated material from construction activity	Top soil will be used for landscaping. Debris and excavated material will be reused within site and part will be sent our other site.
30.	Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal
		Dry waste:	398 kg/day	Will be handed over to authorized agency
		Wet waste:	573 kg/day	Treated in OWC machine within site
		Hazardous waste:	NA	NA
		Biomedical waste	NA	NA
		E-Waste	3 Kg/day	Will be handed over to authorized agency
		STP Sludge (dry)	10 Kg/day	Used as Manure and rest will be handed over to nursery
31.	Green Belt Development	Total RG area (m2):	1,882.00	
		Existing trees on plot:	NA	
		Number of trees to be planted:	250	
		Number of trees to be cut:	NA	
		Number of trees to be transplanted:	NA	
32.	Power requirement:	Source of power supply:	MSEDCL	
		During Construction Phase (Demand Load):	40 KW	
		During Operation phase (Connected load):	5557.30 KW	
		During Operation phase (Demand load):	2257.67 KW	
		Transformer:	630 X 4 KVA	
		DG set:	3 Nos. X 625 KVA	

			1 No X 40 KVA 1 No X 160 KVA		
		Fuel used:	HSD		
33.	Details of Energy saving	Energy Conservation Measures in %: 18.86 % <ul style="list-style-type: none"> • Solar water heating • Solar PV system • Solar lights will be provided for common amenities like Street lighting & Garden lighting • LED based lighting will be done in the common areas, landscape areas, \ signage's, Entry gates and boundary compound walls etc. • Auto Timer Switches will be provided for Street lights, Garden lights, Parking & staircase Lights & Other Common Area Lights, for saving electrical energy. 			
34.	Environmental Management plan budget during Construction phase	Type	Details	Cost (Rs. in Lakh)	
		Capital	Air, water, land, biological environment and socioeconomic environment	29.425	
		O&M	Air, water and Noise Monitoring	2.16	
35.	Environmental Management plan Budget during Operation phase	Component	Details	Capital (Rs. in Lakh)	O&M (Rs. in Lakh /Y)
		Storm Water	--	--	--
		Sewage treatment	STP 1	57.72	13.11
			STP 2	9.75	5.5
		RWH	Recharge pits	22.00	0.66
		Solid Waste	OWC	16.40	3.17
		Swimming Pool	1 Swimming Pool	17.96	3.90
		Hazardous waste	--	--	--
		e-waste	Handed over to Authorized agency	--	--
		Green Belt Development	Landscape development	27.10	5.56
		Energy saving	Solar water heating	69.18	2.92
Solar PV	20.00		2.52		

		Environmental Monitoring	EMP costing	MoEF&CC approved laboratory	4.48
		Disaster Management	DMP Budgetary Allocation	70.5	5.6
36.	Traffic Management	Type	Required as per DCR	Actual Provided	Area per parking (m ²)
		4-Wheeler	740 NOS	814 Nos.	35 Sq. m for basement and 30 Sq. m for covered parking
		2-Wheeler	918 Nos.	1010 Nos.	
37.	Details of Court cases / litigations w.r.t. the project and project location if any.	1.Special Civil Suit No. 828/2013 Sadashiv Shinde V/s. Goel Ganga Developers (India) Pvt. Ltd 2. First Civil Appeal No. 837/2013- Sadashiv Shinde V/s. Goel Ganga Developers (India) Pvt. Ltd. 3.Civil Misc. Appeal No. 911/2018 - Vispi B. Gandevia V/s. S.S. Enterprises and Others 4. Appeal for Order No. 710/2019 Vispi Bomi Gandevia V/s. M/s. S. S. Enterprises & others 5. Appeal No. 32/2020 (WZ) (I.A. Nos. 61/2020 & 62/2020) Tanaji B. Gambhire V/s. Chief Secretary Government of Maharashtra & Ors – Disposed off vide order dated 04.05.2022			

Deliberations

PP stated that, they have received earlier EC vide letter dated 25th March, 2020 for total built up area 1,24,864.65 m² (FSI: 50,641.85 m² Non-FSI: 74,222.80 m²). PP further stated that, now they have applied for total built up area 1,41,754.14 Sq.mt. PP informed that, they have proposed to increase 5 floor for buildings A, B and C and one floor increase in Building D. while 1 floor reduction is proposed for commercial building. PP further stated that, till now construction completed 76,152.5 m² on site.

PP further stated that, the case was earlier considered in 119th SEAC-3 meeting held on 17th, 18th & 21st June, 2021 & Committee decided to refer the application to SEIAA for necessary action by submitting the observation as below-

Committee noted that, appeal No 32/2020 (WZ) is filled against the proposal under consideration. The Order issued vide dated 24/5/2021 by Hon. National Green Tribunal, Principal Bench, New Delhi stated that-

“3. It is submitted that the construction project is thus illegal. Grant of ex-post facto EC is illegal as requirement of prior EC is mandatory as held in the judgment of the Hon’ble Supreme Court in the case of same PP being Goel Ganga Developers India Pvt. Ltd. v UOII. To the same effect are later judgments in Alembic Chemicals v Rohit Prajapati² and Keystone developers v. Anil Tharthare.

4. In spite of this legal position, the PP has been granted the impugned EC with no remedial action as per law.

5. We have dealt with the same issue today in the connected matter in respect of same project proponent in Appeal No. 34/2020(WZ) and directed constitution of a joint Committee comprising MoEF&CC, CPCB, SEIAA, Maharashtra and State PCB to review their functioning in the light of the Supreme Court judgments and also to suggest remedial action, including the quantum of compensation in the individual case. The same joint Committee may give its report for the present matter in the light of directions in the connected matter”.

Considering the above legal concern for the already accorded EC, Committee after deliberation decided to refer the matter to SEIAA for further necessary action.

PP further stated that, the case again considered in 138th SEAC-3 meeting held on 6th-7th April, 2022 & decided to forward the proposal to SEIAA as per circular issued by SEIAA vide dtd 29.11.2021, subject to submission of an Architect Certificate stating that since appraisal of the project there is no change in the project. The minutes of the same is as below-

“ PP stated that, they have submitted application for expansion in EC vide application no SIA/MH/MIS/2 09118/2021. PP further stated that, the proposal was considered in 119th meeting.. PP further stated that, as per circular vide letter no. SEIAA-2021/CR.104/SEIAA dated 29.11.2021, they have resubmitted same application under expansion category through Form– II vide application no. SIA/MH/MIS/257406/2022. Since the project was already recommended by SEAC Committee hence fresh appraisal was not carried out.”

PP informed that, the case was considered in 243rd (Part B) meeting of SEIAA (Day – 4) held on 30.05.2022. Committee noted the Deliberation carried in SEIAA is as below-

“Proposal is an expansion of existing Construction project. Earlier PP has applied in amendment category. PP has submitted the application for amendment in Environmental clearance for total plot area of 20798.00 m², FSI area of 73625.69 m², Non FSI area of 68128.45 m² and total BUA of 141754.14 m².

PP obtained earlier EC vide letter No.: SEIAA-EC-0000002231 dated 25th March, 2020 for total built up area 124864.65 m² (FSI: 50641.85 m² Non-FSI: 74222.80 m²). PP further stated that, now they have applied for total built up area 141754.14 Sq.mt. PP informed that, they have proposed to increase 5 floor for buildings A, B and C and one floor increase in Building D while 1 floor reduction is proposed for commercial building.

SEAC-3 in its 119th meeting deliberated that, appeal No 32/2020 (WZ) is filled against the proposal under consideration. Considering the above legal concern for the already accorded EC, SEAC after deliberation decided to refer the matter to SEIAA for further necessary action.

Proposal was then considered by SEIAA in its 228th meeting and deferred till Joint Committee submit its report. Now, PP applied under expansion category, accordingly proposal was considered by SEAC-3 in its 138th meeting and SEAC referred the proposal for further necessary action.

During the meeting, PP submitted that, the case pending in Hon’ble NGT (Appeal no 32 of 2020) is now disposed of vide order dated which states that-

“...13. *Having regard to the entirety of facts and circumstances pointed out above, we determine the total compensation payable by the PP at Rs. 10 crores which may be spent on restoration of environment by preparing an appropriate Environmental Restoration Plan by joint Committee comprising of CPCB, State PCB, SEIAA Maharashtra, and District Magistrate, Pune. The Environment Restoration Plan may be prepared within one month and executed within six months in the manner which may be determined by the joint Committee. The State PCB will be the nodal agency for coordination and compliance. The compensation may be paid by the PP within one month and deposited with the State PCB to be kept in a separate account for restoration of environment as directed above.*

14. *We also note that an affidavit has been filed by the SEIAA Maharashtra to the effect that it is streamlining shortcomings in its procedure. We take the affidavit on record without making any comments for the time being.*

15. *In view of above discussion, though the impugned EC is illegal being ex post facto, applying the doctrine of proportionality, the same is upheld subject to payment of compensation determined above for restoration of environment. The appeal succeeds to this extent.”*

PP further submitted legal opinion of the Adv. Milind Sathe, Senior Advocate regarding processing application under consideration. The legal opinion is –*“The Environment Department can process Querist’s application for grant of amendment to environment clearance dated 25th March, 2020 as well as applications made for environment clearance for other in accordance with the law, on its own merit without being influenced by the order of the NGT dated 04th May, 2022. This is, for the reason that, the environment clearance granted earlier on 25th March, 2020 has not been set aside and has been allowed to be implemented on a condition of a payment for environment restoration. However, authorities may insist on payment of environment restoration as directed to be paid by the Querist under that order. Except such payment, there is no other fetter on Querist’s application being considered independently on its own merits in accordance with the law.”*

PP further submitted that, in the view of above order of Hon’ble NGT they have made the payment of Rs.10 crores by DD dated 24.05.2022 to Maharashtra Pollution Control Board and requested to process their application on priority as it is pending since a year. SEIAA noted the same.

Further, payment made by PP vide DD dated 24.05.2022 is confirmed from Maharashtra Pollution Control Board. Further, SEIAA noted that, Hon’ble NGT has ordered to prepare Environment restoration plan within one month. SEIAA directed Joint Committee to submit the Environment restoration plan to Maharashtra Pollution Control Board, with a copy to SEIAA within 2 days. Further, MPCB to co-ordinate implementation of Environment restoration plan which is to be implemented within 6 months as directed by Hon’ble NGT.

SEIAA further noted that, SEAC has not appraised the proposal. SEIAA decided to refer back the proposal to SEAC for appraisal.”

Accordingly, SEAC-3 appraised the proposal. PP informed that 2 buildings with 26 floors are completed on site. However Occupancy is yet to be given. The commercial building is completed partially. MOD NOC has been obtained for height of 124.128 meters, however considering

the height of buildings with lightening arrester and other preventive instruments, Overhead tank , the height of building may increase. During deliberations PP informed that additional construction to the tune of @ 5000 sq. meter is carried out from existing EC, since earlier appraisal of SEAC 3 in 119th meeting. Certified Compliance report is taken on record. The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a) B2.

During discussion following points emerged:

1. PP to submit the typical floor plan.
2. PP to submit the section of overhead tank along with other details like capacity, size, dimension etc.
3. PP to reduce one floor or obtain revised MOD NOC for increase in height, if any.
4. PP to revalidate water NOC.
5. PP to submit revised Architect Certificate stating that the Construction carried out on site is in consonance of EC granted or otherwise.
6. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places.
7. PP to ensure that, the water proposed to use for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

Decision: -

After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of above points.
