

**STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY (SEIAA)-  
DELHI**  
OFFICE OF DELHI POLLUTION CONTROL COMMITTEE  
5<sup>th</sup> FLOOR, ISBT BUILDING, KASHMERE GATE, DELHI-110006

**Minutes of the 70th meeting of State Level Environmental Impact Assessment Authority (SEIAA) held on 31.05.2023.**

The 70th meeting of State Level Environmental Impact Assessment Authority (SEIAA) was held on 31.05.2023 at 03:00PM under the Chairmanship of Sh. Sarvagya Kumar Srivastava. The following members of SEIAA were present in the meeting:


Sh. Sarvagya Kumar Srivastava - In Chair  
Ms. Reena Gupta - Member  
Sh. K.S. Jayachandran - Member Secretary

DPCC Officials namely Sh. S.K. Goyal (EE), Sh. Amit Chaudhary (EE), Sh. Rohit Kumar Meena (JEE) and Sh. Manish Kumar Awasthi (JEE) assisted the SEIAA:


Minutes of the 69th meeting held on 10.03.2023 were confirmed by the SEIAA.

**General issues deliberated in SEIAA meeting:-**

1. Regarding development of Website of SEIAA Delhi, it is decided to call SEE, IT Cell, DPCC in next meeting of SEIAA as the concerned file is under process since long for necessary action.
2. Regarding water assurance letters received from DJB the SEIAA desired that there should be firm assurance regarding supply of fresh water to the project with quantity of fresh water required and quantity of fresh water to be supplied. SEIAA felt that there should be a standard format of water assurance from DJB/water supply agencies.  
Therefore, SEAC to prescribe the standard format for water assurance in which DJB/Water supply agencies to provide assurance of water to the projects.

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA


**Agenda No: 01**

**Case No. 435**

<b>Name of the Project</b>	Construction of Group Housing at Plot No. Pkt 02A, Block-B, Sector-32, Rohini, Delhi
<b>Project Proponent</b>	M/s CRA Developers LLP
<b>Consultant</b>	Grass Roots Research & Creation India (P) Ltd
<b>Proposal No.</b>	SIA/DL/INFRA2/406704/2022
<b>File No.</b>	DPCC/SEIAA-IV/C-435/DL/2022

**A. Details of the Proposed Project are as under:**

1. The Proposal is for grant of EC for Construction of Group Housing at Plot No. Pkt 02A, Block-B, Sector-32, Rohini, Delhi by M/s CRA Developers LLP and the revised Form 1 and Form-1A in response to the additional details sought by SEAC.
2. The Project is located at **Latitude: 28°44'17.65"N; Longitude: 77° 4'21.65"E.**
3. **Area Details:**  
The Total Plot Area of the project is 7530.00 sqm. The Proposed Total Built-up Area is 47,830.74sqm. The Proposed FAR Area is 15,458.945 sqm. The Proposed Non-FAR Area is 30,077.07 sqm. The Proposed Ground Coverage is 1,088.238 sqm. Total no. of expected population will be 611 persons. Total no. of towers will be 2. The maximum height of the building will be 87.725 m.
4. **Water Details:**  
**During Construction Phase:** 100 KLD of STP treated water and 18 KLD fresh water for operation of ASG and Drinking purposes.  
**During Operational Phase:** Total Water requirement of the project will be 56 KLD which will be met by 36 KLD of Fresh water from DJB and 20 KLD treated water from in house STP. Total Waste water generated from the project will be 39 KLD which will be treated in house STP of 50 KLD capacity. Treated Water from STP will be 32 KLD which will be recycled and reused for Flushing (12 KLD), Horticulture (8 KLD). Rest of the treated water i.e. will be used for external road side plantation & Supply to nearby users.  
2 RWH storage tanks have been proposed for storage and collection of roof top water.
5. **Solid Waste Details:**  
**During Construction Phase,**  
The domestic waste generated will be collected and disposed by an authorized agency. The C&D waste will be used in backfilling, roads etc.  
**During the Operation Phase,** Approx. 285 kg/day of Solid Waste will be generated from the project. 01 Nos. of OWC of capacity 120 Kg/batch will be installed.

  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

### 6. Power Details


**During Operation Phase**, Total Power requirement will be approx. 1432.02 kW which will be met by the Tata Power Delhi Distribution Limited. For Power Back up, 3 no. of DG sets of total capacity 1520 kVA (2 x 600 kVA, 1x320 kVA) will be installed. Solar power generation system of capacity 55 kW will be installed.

7. **Parking Facility Details:** Total Proposed Parking is 302 ECS.
8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 27.60 Km and from Asola Wildlife Sanctuary is 29.30 Km.
9. **Plantation Details:** The proposed Green Area is 1,544.095 sqm (20.05 % of plot area). Total no. of proposed trees is 95 nos. within project site.
10. **Cost Details:** Total Cost of the project is approx. INR 144.76 Cr. including land & development cost.

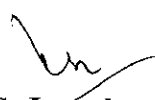
After due deliberations, the SEAC in its 121<sup>st</sup> Meeting held on 22.12.2022, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 16.02.2023 which is as follows:

S. No.	Information Sought by SEAC during 121 <sup>st</sup> SEAC Meeting dated 22.12.2022	Reply dated 15.02.2023 uploaded on 16.02.2023
1.	<p>Water assurance from DJB including the following details:</p> <ul style="list-style-type: none"> <li>-Water assurance specifying the quantity of water to be supplied to the project.</li> <li>-Total water supply availability as per approved scheme of the command area in which the project is proposed to be developed.</li> <li>-The quantity of water already committed and after the quantity of water allotted to the project, the balance water available.</li> </ul>	<p>PP has informed that total Fresh water requirement is 36 KLD, which will be provided by Delhi Development Authority. Assurance has been received from the competent authority for supply of domestic water which is sufficient to meet the water demand of project.</p> <p>PP has attached copy of Assurance letter vide letter no. F6(2)11/AE(P)/RMD-3/DDA/57 dated 27.01.2023 issued by EE, DDA Rohini Maintenance Division-3 as annexure.</p>
2.	<p>Assurance for supply of Treated Sewage during Construction Phase. PP is required to clarify the amount of quantity of water for construction phase and its arrangement for reusing the aforesaid treated water along with the mechanism proposed for making this water fit for use</p>	<p>PP has informed that During construction phase 93 KL of treated water will be met by STP through private water tanker from Delhi Jal Board, Rohini, Delhi.</p> <p>PP has attached assurance for supply of treated sewage water from the competent authority (DJB) for supply of STP treated water from competent authority vide letter no. DJB/EE (SDW)-XII/2022- 23/2546 dated</p>

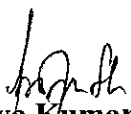
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(Sarvagya Kumar Srivastava)  
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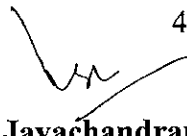
  
(Reena Gupta)  
Member, SEIAA

  
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Member Secretary, SEIAA


	in construction.	06.02.2023 as Annexure stating that firm will make its own arrangement for tanker/ transportation of treated sewage also the firm have to deposit advance payment for the quantity required with rate 7/- per KL. PP also informed that they will test the quality of CSTP treated water supplied by DJB through an NABL accredited lab. In case the quality of STP treated water supplied by DJB does not meet the prescribed standards, they will further treat it to make fit for use in construction.
3.	Proportion wise Step Diagram showing the amount of reduction in net Per Capita Water Demand achieved through (1) Each Demand reduction strategy (eg. Low flow fixtures, Xeriscaping etc.), (2) Recycling and Reuse.	PP has attached the table for population breakup and water requirement calculation. PP submitted that Total Water requirement of the project will be 56 KLD which will be met by 36 KLD of Fresh water from DJB and 20 KLD treated water from in house STP. Total Waste water generated from the project will be 39 KLD which will be treated in house STP of 50 KLD capacity. Treated Water from STP will be 32 KLD which will be recycled and reused for Flushing (12 KLD), Horticulture (8 KLD). Rest of the treated water i.e. 12 KLD will be used for external road side plantation & Supply to nearby users.
4.	Proposal for a provision of toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.	PP has informed that the toxic gas detectors will be installed near the tanks and pump room of STP and also will be integrated with Fire detection and alarm as well as Ventilation system and maintained in regular intervals.
5.	Revised Rain water harvesting/ retention plan needs to be submitted with numbers of RWH pits taking into account the recent higher flash rain data along with actual percolation rate (duly substantiated by a test report) of the soil at site with required provisioning of min. 1 Recharge bore per 5000 sqm of Plot Area along with layout and location plan.	PP has informed that Ground water table of the project site is 6.9 m to 7.1 m so, rain water harvesting is not feasible. Therefore, storage tank for Roof Top rain water is proposed. PP has attached revised Rain water storage plan as annexure.
6.	Fresh proposal for housing of construction labours within the	PP has informed that they will provide rented accommodation facilities for construction

  
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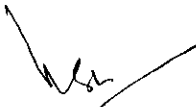
  
**(Reena Gupta)**  
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**(K.S. Jayachandran)**  
Member Secretary, SEIAA

	site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STPs, safe drinking water, medical healthcare, crèche etc.	labours in residing colonies and few hutments will be provided within the project site as 6 m space is proposed to left one side of the project site also labours will be provided with all necessary facilities such as crèche, mobile toilets, mobile STPs, safe drinking water, Medical/healthcare, etc.
7.	PP is required to submit proposal for EMP (Environment Management Plan) for dust mitigation measures during construction as per MoEF Notification No. GSR 94 € dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay KulshreshthaVs Union of India & others/ CAQM Directions issued time to time including registration on Dust Pollution Control Self Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.	PP has attached revised EMP for dust mitigation measures during construction with the proposal for installation of 4 nos. of Anti-Smog Guns at site for dust suppression.
8.	Fresh Proposal for deployment of minimum 04 Nos. of Anti-Smog Guns with the fresh estimation of the water requirement taking into account that ASG uses 40-250 Litre of water per minute depending upon the type of nozzles used as per guidelines of ASG and CAQM directions.	<p>PP has attached calculation for water demand during construction phase.</p> <p>PP has informed that approx. 16.2 KLD of fresh water will be consumed by 4 Nos of ASG and same water demand will be sourced through tankers.</p> <p>PP has informed that total water required during Construction phase will be as follows:</p> <p>1) STP treated water:</p> <ul style="list-style-type: none"> <li>• Construction activities = 97 KLD</li> <li>• Flushing = 3 KLD</li> </ul> <p style="padding-left: 40px;">Sub-total = 100 KLD.</p> <p>2) Fresh water:</p> <ul style="list-style-type: none"> <li>• Anti-Smog Guns = 16.2 KLD</li> <li>• Drinking = 1.05 KLD</li> </ul> <p style="padding-left: 40px;">Sub-total = 17.8 KLD ~ 18 KLD</p> <p><b>Total water demand = 118 KLD (It will be supplied through separate tankers to</b></p>


  
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**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

		<b>project site).</b>
9.	Revised calculation for solid waste generation figures accounting for the sludge generated from STP and its disposal methodology.	PP has attached Revised calculation for solid waste including STP sludge as annexure. PP also proposed to use waste from green area as manure. Surplus will be given to nearby plant nurseries (e.g. Blooming Pearls - The ShriBalaJi Nursery; 0.6 km in NE), parks, etc.
10	PP is required to submit heat island effect supported with modeling. Provide season wise simulation of Heat Island effect.	PP has attached Heat island effect study as annexure.
11	Using output of the simulation tools demonstrate that the lowest habitable floor has the exposure of direct sunlight atleast of 2 hrs as on 21 <sup>st</sup> December.	PP has attached Sun Path analysis as annexure.
12	Proposal for mobile STP during construction phase.	PP has informed that they will provide rented accommodation facilities for construction labours in residing colonies and few hutments will be provided within the project site as 6 m space is proposed to left one side of the project site. Labours will be provided with all necessary facilities such as creche, mobile toilets, mobile STPs, safe drinking water, Medical/healthcare, etc
13	Power supply assurance from TPDDL/ BSES or the application submitted to the concerned agencies.	PP has obtained assurance from TATA Power -DDL vide letter no. TPDDL/COMM/ECG/FY-2022-23/985 dated 30.01.2023 for power supply to the project same is attached as annexure.
14	Revised proposal for solar energy utilization to achieve atleast 10 % of power load requirement.	As per the revised proposal submitted 55 kW capacity of solar panels proposed .
15	Parking proposal to achieve 30 % of the ECS for electric vehicle. In addition, provision should be made to allow extension of electric charging facility to all parking slots in the future.	PP has submitted a proposal to achieve 30% of the ECS for electric vehicle and attached a plan as annexure. PP also informed that in future, electric vehicle charging facility will be extended to all parking slots.
16	Proposal for a provision of toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide,	PP has informed that they will install the toxic gas detectors near the tanks and pump room of STP and gas detectors will also be

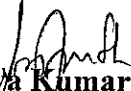
  
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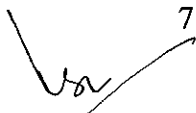
  
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	Methane, VOCs, Ammonia) detectors for STP area.	integrated with Fire detection and alarm as well as Ventilation system and maintained in regular intervals.														
17	Specify numbers of the proposed post to be engaged by the proponent for implementation and monitoring of environmental parameters.	<p>PP has attached Environmental management plan specifying name and numbers of the post to be engaged.</p> <table border="1"> <thead> <tr> <th>Designation</th> <th>No. of Persons</th> </tr> </thead> <tbody> <tr> <td>Environment Officer</td> <td>01</td> </tr> <tr> <td>Maintenance In-charge</td> <td>01</td> </tr> <tr> <td>STP Monitoring persons</td> <td>01</td> </tr> <tr> <td>RWH Monitoring persons</td> <td>01</td> </tr> <tr> <td>Solid waste Collection &amp; disposal monitoring person</td> <td>01</td> </tr> <tr> <td><b>Total</b></td> <td><b>05</b></td> </tr> </tbody> </table>	Designation	No. of Persons	Environment Officer	01	Maintenance In-charge	01	STP Monitoring persons	01	RWH Monitoring persons	01	Solid waste Collection & disposal monitoring person	01	<b>Total</b>	<b>05</b>
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<b>Total</b>	<b>05</b>															
18	The Capital and Recurring cost of EMP with inclusion of cost of environmental monitoring.	<p>PP has attached Revised EMP (Environment Management Plan Cost) as follows:</p> <table border="1"> <thead> <tr> <th>Phase</th> <th>Capital Cost</th> <th>Recurring Cost</th> </tr> </thead> <tbody> <tr> <td>Construction Phase</td> <td>45 Lakhs</td> <td>13.1 Lakhs</td> </tr> <tr> <td>Operation Phase</td> <td>91.8 Lakhs</td> <td>57.4 Lakhs</td> </tr> </tbody> </table>	Phase	Capital Cost	Recurring Cost	Construction Phase	45 Lakhs	13.1 Lakhs	Operation Phase	91.8 Lakhs	57.4 Lakhs					
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Operation Phase	91.8 Lakhs	57.4 Lakhs														
19	Revised landscape plan with demarcated green area with soft green area. Landscape details to be provided with a measured impact on the micro-climate. Green area should be demarcated as per building bye laws with due demarcation of the tree plantation. Further, wherever tree plantation being done/ proposed, tree-pit size of 6' x 6' / tree to be adopted as permeable surface of the tree.	PP has attached Revised landscape plan with demarcated green area is attached as Annexure.														
20	Revised water mass balance taking into account the total water required in swimming pool.	PP has attached Revised water mass balance taking into account the total water required in swimming pool is attached as Annexure														

  
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 (Reena Gupta)  
 Member, SEIAA

  
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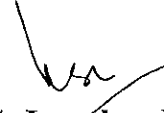
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21	Resubmission of information wrt heat island effect with due indication of rise in temperature after operationalizing the building and its remedial measures proposed to be taken.	PP has attached Heat island effect study as annexure.
22	PP to submit a copy of the DDA approved layout plan of the plot alongwith an undertaking that the proposed design is in compliance with the above.	PP has informed that Layout plan approval from competent authority is in process. PP has attached copy of layout plan as annexure. PP has also informed that the project has been designed as per building bye-laws. PP has attached an undertaking in this regard as annexure.
23	The proposal/ presentation do not address the basic information like quantification of excavated earth, and as found during presentation the information Column No. 1.23 of Form-I has been misrepresented by the environmental consultant fully aware of ground water table and depth of basements. Dewatering of ground water aspects not elaborated at all. Revised Form-I & IA is to be uploaded keeping in view the checklist available in SEAC scheduled meeting and discussion held during presentation concluding that revised information submission should not be limited to information listed but should cover comprehensive information required for appraisal.	PP has attached calculation/ quantification of excavated earth and dewatering aspects.  PP has attached soil test report as annexure.

During presentation, the PP submitted revised EMP cost for Operation phase and revised list of trees species to be planted.

  
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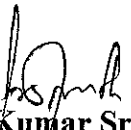
  
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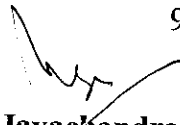
**B. After due deliberations, the SEAC in its 124<sup>th</sup> Meeting held on 24.02.2023 recommended as follows:**

*Based on the information furnished, documents shown & submitted, presentation made by the project proponent and recommended the case to SEIAA for grant of Environmental clearance imposing the following specific conditions:*

1. Treated water of DJB STP should be used for construction purposes with tertiary treatment of treated water of DJB STP to ensure it is fit for construction use.
2. The project proponent shall adhere to the total water requirement – 56 KLD, Fresh water requirement – 36 KLD, Treated water requirement – 20 KLD (for recycling in flushing – 12 KLD, horticulture 8 KLD and excess treated water will be used for external horticulture water demand through fixed pipelines with the permission from DDA/ competent authority.
3. The treated waste water through STP shall achieve the effluent standards: pH (5.5-9.0), BOD (10 mg/l), TSS (20 mg/l), Oil and Grease (10 mg/l), Dissolved Phosphate as P (1 mg/l), Faecal Coliform (MPN/100 ml) – Desirable 100 permissible 230.
4. The project proponent should adhere to the Cost of Environmental Monitoring as committed i.e. capital cost of Rs.45 Lacs and recurring cost of Rs. 13.1 Lacs/ year during construction phase and capital cost of Rs. 148.8 Lacs and recurring cost of Rs. 69.2 Lacs/ year during operation phase.
5. Formal approval shall be taken from the DJB/CGWA for any ground water abstraction of dewatering. The project proponent shall adopt suitable measures for controlling ground water backing up around basements.
6. At least 3.8 % (i.e. 55 kW) of the total energy demand to be sourced from Solar (Renewable) energy as committed and try to achieve upto 5% of the total energy demand.
7. Storage tank of capacity of min. 1 day of total fresh water requirement. Boring for Rain Water Harvesting system should not be permitted/ done before completion of structure work. All recharge should be limited to shallow aquifer. Depth of boring should leave a buffer of atleast 5 m above ground water table.
8. The PP shall install the gas based generator sets as a first option, hybrid generator sets (with 70 % gas based fuel and 30 % diesel) as a second option. The generator sets shall be operated as per extant directions of CPCB/ CAQM with due compliances of directions issued under GRAP for Delhi & NCR
9. The Environment Management Cell consisting of atleast 1 Environment Officer and 1 Maintenance incharge supported by 3 monitoring assistant having specific knowledge and experience related to environmental safeguards/ air/ water pollution shall be created and made functional before commissioning of the proposed development.
10. Minimum 1 tree for every 80 Sq. Mt of plot area (95 nos) should be planted within the project site.
11. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places. PP to ensure that this should


  
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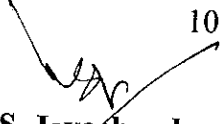
  
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- be provided in AC/DC combination. In addition, provision should be made to allow extension of electric charging facility to all parking slots in the future.
12. IoT based Flow Meters/ Sensors should be installed to monitor consumption of fresh water as well as treated water and log book for these flow meters be maintained in a regular manner. Flow meters shall be installed at Inlet of STP, outlet of STP, inlet of flushing tanks, inlet of cooling water tanks and reuse line for horticulture purposes and at the outfall/ sewer connection to be provided only for emergency discharge purposes with prior intimation to regulatory authority. Calibration for all the Flow meters shall be maintained on quarterly basis
  13. Green building norms should be followed with a minimum 3 star GRIHA/IGBC/ASSOCHAM GEM rating and Gold rating should be followed up.
  14. Construction & Demolition waste should be disposed of at authorized C&D waste collection centre/ processing unit.
  15. Wind- breaker of appropriate height i.e.  $1/3^{\text{rd}}$  of the building height and maximum up to 10 metres shall be provided all around the project site before the start of construction and demolition work.
  16. The Project Proponent should take measures for control of Dust Pollution during construction phase in the Environmental Management Plan by taking measures as per MoEF&CC Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & others, CAQM/CPCB/DPCC extant statutory orders/guidelines/directions issued time to time including registration/ self audit on Dust Pollution Control Self-Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10. Atleast 04 Anti-Smog Gun be installed before starting the construction.
  17. Project proponent shall be responsible for establishment, operation and maintenance of all common facilities and also for compliance of EC conditions during operation stage.
  18. The cost of Environment Management Plan should be distinctly allocated in the budget of the project and details of the same along with time frame of the implementation should be reported in six monthly monitoring reports.
  19. In view of MoEF&CC Office Memorandum No. 21-270/2008-IA.III dated 19.06.2013 read with MoEF&CC Office Memorandum No. 22-154/2015-IA.III dated 10.11.2015, this environmental clearance is granted focusing only on the environment concerns. The project will be regulated by the concerned local Civic Authorities under the provisions of the relevant provisions of the extant MPD-2021, Building Control Regulations and Safety Regulations.
  20. The Environmental Clearance is subject to the condition that concerned local civic agencies will give the permission for use/ occupation of the building only after the written assurance of DJB/ New Delhi Municipal Council / other such local civic

  
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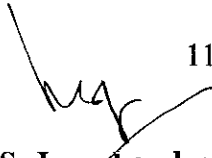
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- authority (as the case may be) regarding supply of adequate water for the residents/ occupiers.
21. Grant of environmental clearance does not necessarily implies that water/ power supply shall be granted to the project and that their proposals for water/ power supply shall be considered by the respective authorities on their merits and decision taking.
  22. The investment made in the project, if any, based on environmental clearance so granted, in anticipation of the clearance from water/ power supply angle shall be entirely at the cost and risk of the project proponent and SEAC/SEIAA, Delhi shall not be responsible in this regard in any manner.
  23. As proposed, fresh water requirement from DDA shall not exceed 36 KLD. Occupancy Certificate shall be issued only after getting necessary permission for required water supply from DDA/ concerned Authority.
  24. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/ reused for flushing and gardening.
  25. The PP shall provide toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.
  26. Energy audit shall be carried out periodically to review energy conservation measures.
  27. All sensor/meters based equipments should be calibrated on quarterly basis.
  28. Climate responsive design as per Green Building Guidelines in practice should be ensured to the maximum extent.
  29. Vegetation should be adopted appropriately on the ground as well as over built structures such as roofs, basements, podiums etc.
  30. Green belt development surrounding the campus, avenue tree planting and garden development should commence from the beginning of the construction phase. Only indigenous species should be used for green belt and avenue trees.
  31. Exposed roof area and covered parking should be covered with material having high solar reflective index.
  32. Building design should cater to the differently-abled citizens.
  33. PP shall keep open space unpaved to the maximum extent possible so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
  34. All the vibrating parts will be checked periodically and serviced to reduce the noise generation and sound producing equipment.
  35. Construction activities will be allowed only during day-time period.
  36. Lubrication will be carried out periodically for plant machinery.
  37. The landscape planning should include plantation of native species/ trees.

The SEIAA during its meeting dated 10.03.2023 deferred the case for next meeting due to paucity of time.

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA


  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

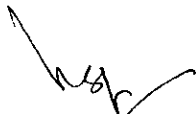
**C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):**

*The SEIAA approved the recommendations of SEAC made on 24.02.2023 for issuance of Environmental Clearance (EC) to the project with omission of specific conditions at point no.8 and no.13 of SEAC recommendation and with the additional specific conditions as follows:*

- 1. The Project Proponent should implement the guidelines/ mechanism for using Anti Smog Gun in construction and Demolition projects having built-up area greater than 20,000 sqm issued by Department of Environment, NCT of Delhi, vide letter no. F. No.DPCC/(12)(1)(285)lab2020/2790- 2810 dated 16.09.2021 available at [https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF\\_43\\_723774.PDF](https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF_43_723774.PDF) along with guidelines of CPCB. Besides use of Anti-Smog Gun the Project Proponent shall ensure that environment friendly Dust suppressant and soil stabilising chemical would be sprayed at prescribed interval on unpaved area of the construction sites to agglomerate the fine dust particles into aggregate too large to become airborne. This must be done in all those areas where there is movement of trucks and other construction machinery at frequent intervals to prevent formations of fine dust particles*
- 2. The project proponent shall register the project on the "Web Portal" for online remote monitoring by the agencies concerned and deploy anti smog guns in proportion to the area of construction site as prescribed vide direction no. 69 dated 02.11.2022 issued by Commission for Air Quality Management (CAQM)*
- 3. The Project proponent shall install reference-grade (USEPA approved system) Continuous Particulate Monitoring System consisting of three nodes capable of monitoring dust emission from the construction site. The system must have the capacity for simultaneous monitoring of PM2.5 and PM10 and equip for data transfer on a real-time basis to the server of DPCC.*
- 4. Green building norms should be followed with a 5 star GRIHA/IGBC/ASSOCHAM GEM rating.*
- 5. The Project Proponent shall install the gas based generators for power backup*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA


**Agenda No. 02**

**Case No.: C-416**

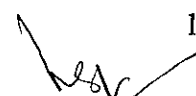
<b>Name of the Project</b>	Amendment in Environment Clearance (EC) for Construction of "Group Housing Colony" with Built-up area 3,47,102 sqm at Ashok Vihar, plot-B, District- North west, Delhi
<b>Project Proponent</b>	Mr. Rahul Kumar, Senior Manager, M/s Godrej Green Woods Private Limited at Godrej One, 5th Floor, Pirojsha Nagar, Eastern Express Highway, Vikhroli East Maharashtra 400079.
<b>Consultant</b>	Ind Tech House Consult, G 8/6, Ground Floor, Rohini Sector 11, New Delhi 110085
<b>Proposal No.</b>	SIA/DL/MIS/291449/2022
<b>File No.</b>	21-57/2021-IA-III

**A. Details of the Proposed Project are as under:**

1. The Proposal is for grant of Amendment in Environment Clearance for the project Construction of "Group Housing Colony" with builtup area 3,47,102 sqm at Ashok Vihar, plot-B, District- North West, Delhi by M/s Godrej Green Woods Private Limited. The amendment is required only for the nos. of trees exists at site and trees to be retained.
2. The said project has obtained Environment Clearance vide File no. 21-57/2021-IA-III dated 22<sup>nd</sup> November 2021 by MoEF& CC for the plot area 78710 sqm and built-up area of 3,47,102 sqm. The project is located at Ashok vihar, Plot-B, District, North West, Delhi with coordinates 28<sup>o</sup> 41' 14.29 N Latitude & 77<sup>o</sup> 10' 47.55 E Latitude. The project was issued ToR vide letter no. 21-33/2021-IA-III dated 17<sup>th</sup> June, 2021 by MoEF&CC, GoI.
3. As per Environmental Clearance issued the land parcel belongs to Rail Land Development Authority (RLDA). The land has been given to M/s Godrej Green Woods Private Limited for the development of a group housing colony under the lease agreement. The project has two plots- A & B with a road dividing the two plots. Plot A has already been granted Environmental Clearance vide letter No. 21-85/2020-IA-III dated 05.01.2021 for the construction of Group Housing Colony at Total Plot area of 28,888 sqm and total built-up area of 1,48,863.3 sqm and for Plot B there is development of Group Housing Colony ( 08 Residential towers, 3 Clubs in lower ground floor and 1 separate club block, 26 Villas, 4 Retail Blocks, 1 Milk Booth and 4 watch ward cabins) at Plot-B having plot area of 78,710 sqm.
4. As per Environmental Clearance issued, total green area of 19677.5 sqm will be developed within the plot area of the project. Plantation of native plants will be done, 2337 trees are present at the site out of which 305 nos. of trees will be retained and 946 nos. of trees will be transplanted within the site and 1086 nos. of invasive trees will be cut/ trimmed for the construction of residential buildings. Additional 39 new trees will

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA


## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

be planted at the site. Thus, total 1290 trees will be maintained at the site (i.e. 305 + 946 + 39)


5. Details of configuration is as follows for which amendment is proposed:

S.no	Plant/ Equipment/ Facility	Existing Configuration	Proposed Configuration	Final configuration after Amendment	Remarks if Any
1.	Plot Area	78,710 Sqm	Nil	78,710 Sqm	No Change
2.	Built Up Area	3,47,102 Sqm	Nil	3,47,102 Sqm	No Change
3.	Total No of Existing Trees on site	2,337 Nos of trees as per EC letter	-376 Nos	1,961 Nos of Trees present actual	PP stated that they mistakenly represented/ included 376 nos of trees of adjoining plot in the proposal. PP has attached an order of Department of Forest & Wildlife, GNCTD empaneling the Green Morning Horticulture Pvt.Ltd and three others to carry out the work of tree plantation in the NCT of Delhi. PP has attached tree survey summary report of proposed project conducted by Green Morning Horticulture Pvt. Ltd. dated 27.01.2022 showing total 1961 nos. of trees existing at site.
4.	Trees to be retained	As per EC letter 305 trees to be retained	Only 84 Nos of trees will be retained	Only 84 Nos. of trees will be retained	

The PP has stated that in the Environmental Clearance there was a clerical error on the tree count at site. By mistake they have included trees 376 nos. on adjoining plots owned by our lessors (RLDA) due to a calculation mistake it was represented that there were 2337 trees on site and 305 trees were being retained, while the actual count is 1961 and 84 trees will be retained. The survey, done by a Forest Department of Delhi empanelled agency "Green Morning" is also attached, along with their empanelment letter.

  
(Sarvagya Kumar Srivastava)  
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(K.S. Jayachandran)  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

By virtue of the proposed amendment sought and clarification submitted during presentation the revised scenario wrt trees will be as follows:

	Earlier survey	New Survey
Total Trees	2337	1961
Trees to be cut (invasive or dry)	1086	996
Net trees ( excluding invasive or dry)	1251	965
Trees to be retained	305	84
Trees to be transplanted	946	881
% of retention of total trees	13.1%	4.3%
% of retention of net trees	24.4%	8.7%

After due deliberations, the SEAC in its 114<sup>th</sup> Meeting held on 09.09.2022, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which were responded back by the project proponent on 24.09.2022 vide letter dated 23.09.2022.

The committee deliberated in its meeting dated 04.10.2022 that tree survey should have been carried out at the time of project feasibility assessment and site identification and the project is now in fate-accomplish situation in view of EC issued in 2021 as far as Tree Transplantation Policy 2020 clause 4 (1) is concerned.

After due deliberations, the SEAC in its above said 116<sup>th</sup> Meeting held on 04.10.2022, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which were responded back by the project proponent on 24.09.2022 vide letter dated 23.09.2022.

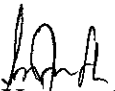
The proposal was again considered by SEAC in its 117<sup>th</sup> meeting dated 01.11.2022 and it was deliberated during the meeting that Delhi Transplantation Policy, 2020 is complied with in the revised Amendment by increasing green area by dropping some building blocks and tree retention of 20 % and transplantation.

After due deliberations, the SEAC in its 117<sup>th</sup> Meeting held on 01.11.2022 recommended as follows:


Amendment of Environmental Clearance vide File no. 21-57/2021-IA-III dated 22<sup>nd</sup> November 2021 by MoEF& CC recommended to the effect that fact and figures with respect to trees will be as follows:

“Total green area of 29681.42 sqm will be developed within the plot area of the project. Plantation of native plants will be done, 1961 trees are present at the site out of which 203 nos. of trees will be retained and 51 nos. of trees will be transplanted within the site and 711 no of trees will be transplanted off-site and 996 nos. of invasive trees will be cut/ trimmed for the construction of residential buildings. Additional 1036 new trees will be planted at the site. Thus, total 1290 trees will be maintained at the site. Rest of the conditions will remain same as per the Environmental Clearance issued on 22<sup>nd</sup> November 2021 by MoEF& CC.

The SEIAA during its meeting dated 16.11.2022 took the following decisions (s):

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

The SEIAA decided to refer back the case to SEAC for physical examination of trees at site and also for asking the Project Proponent to obtain certificate from Forest Department regarding calculation for numbers of tree presented before SEAC.


After due deliberations, the SEAC in its 120th Meeting held on 09.12.2022, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 27.01.2023 vide letter dated 27.01.2023 which is as follows:

S.No.	Information Sought by SEAC during SEAC Meeting dated 09.12.2022	Reply dated 27.01.2023 submitted on 27.01.2023
1.	The PP be asked to submit certificate from forest Department regarding calculation for number of tree presented before SEAC.	PP has informed that tree survey details have already submitted and the tree survey was done by Green morning Horticulture Pvt. Ltd, the empaneled agency of Department of Forest and Wildlife.  PP has attached copy of order dated 18.06.2022 from Department of Forest & Wildlife, Govt of NCT Delhi for reference.

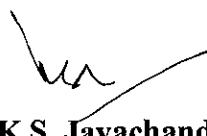
After due deliberations, the SEAC in its 123rd Meeting held on 01.02.2023 constituted a three member committee of SEAC to visit the site within 10 days consisting of Sh. ChetanAgarwal, Sh. PranayLal& Sh. SK Juneja along with the representative of Forest Department and empaneled agency assisted by officials of DPCC. Sh. PranayLal, Member SEAC will be convenor of the committee.

Accordingly, site visit was conducted on 15.02.2023 by the sub-committee for physical examination of trees in the presence of Sh. Ram Chandra of Green Morning Horticulture Pvt. Ltd. (Empanelled agency), Sh. Kamal Kishore from the Office of DCF North , Sh. DigvijayYadav the representative of PP and Sh. AnandDubey from Accredited consultant.

The sub-committee observed that the site has a fairly large number of trees of local species like Jamun, etc that are currently being proposed to be removed and transplanted outside the site. In addition, many of the trees are of large girth and provide greater ecosystem services .It is seen that there are 69 trees of girth greater than 1.5 m ( 5 feet), and 152 trees of girth between 0.9 – 1.5 m ( 3 to 5 feet), totalling to 221 trees with girth greater than 0.9 m. However just about 26 of these 221 trees are being retained, and even a smaller number – 14 trees are being transplanted on site, while the majority – 122 trees are proposed to be transplanted outside the site. Further, it was observed that 4 trees with the largest girths on site include a banyan tree of girth greater than 5 metres and three pipal trees with girths between 2.77 and 4.01 m. These large trees are virtually heritage trees of considerable age and size and provide character and value to the site. PP should try to retain/ transplant these 221 large trees trees within this project site and try to build around them.

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

The sub-committee was of the view that all trees of large girth greater than 0.9 m of local species are either retained or transplanted on site. Further, a solitary tree of Sisham species, was located on the boundary wall of the site with a park, is earmarked for transplantation outside the site. The sub-committee is of the view that project proponent should retain the tree on site as it is, and modify its boundary wall plan. It was also observed that there were about 50 banyan tree saplings along with tree guards that had been planted on site and which are not included in the list of trees. The PP has not proposed what they plan to do with the same.

The sub-committee also observed that as per the provided list of trees there were a total of 35 trees of pipal on the site, of which 7 were being retained, 2 transplanted on site, and 26 transplanted out of the site. This was observed to be an excessively high proportion.

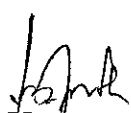
Overall the committee felt that given the large number of big girth trees on the site of local species, it is unfortunate, that the PP has not designed their building footprint in a manner that the largest number of big trees of local species are saved and retained as is. As per the random sample checking at few places, the sub-committee found the tree site report submitted by the agency is in accordance with the site observations.

In view of above, the SEAC in its 124<sup>th</sup> Meeting dated 24.02.2023 recommended for according the amendment with following additional conditions:


0. PP will retain / transplant within this project site the 4 trees with the largest girths on site including a banyan tree of girth greater than 5 metres and three pipal trees with girths between 2.77 and 4.01 m. (With tree numbers 2354,1517,2194 &1554)
1. PP will ensure that at least 40 % of all large trees (221 numbers) with girth greater than 0.9 m of local species are either retained or transplanted within the project site.
2. For the sisham species, which falls on the boundary wall of the site with an adjacent park, which is earmarked for transplantation outside the site the PP will retain the tree on site as it is, and modify its boundary wall plan.
3. PP will attempt to retain or transplant the tree saplings of banyan which are present on the site.

Accordingly, amendment of Environmental Clearance vide File no. 21-57/2021-IA-III dated 22<sup>nd</sup> November 2021 by MoEF& CC recommended to the effect that fact and figures with respect to trees will be as follows:

“Total green area of 29681.42 sqm will be developed within the plot area of the project. Plantation of native plants will be done, 1961 trees are present at the site out of which 203 nos. of trees will be retained and 100 nos. of trees (96 trees having girth more than 0.9 meters and 04 trees having large girth with tree numbers 2354, 1517, 2194 &1554) will be transplanted within the site and 662 no of trees will be transplanted off-site and 996 nos. of invasive trees will be cut/ trimmed for the construction of residential buildings. Additionally 987 new trees will be planted at the site. Thus, total 1290 trees will be maintained at the site. For the sisham species, which falls on the boundary wall of the site with an adjacent park, which is earmarked for transplantation outside the site the PP will retain the tree on site as it

  
(Sarvagya Kumar Srivastava)  
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(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA


Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

is, and modify its boundary wall plan. Rest of the conditions will remain same as per the Environmental Clearance issued on 22<sup>nd</sup> November 2021 by MoEF & CC.


The SEIAA during its meeting dated 10.03.2023 deferred the case for next meeting due to paucity of time.

**C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):**

*The SEIAA approved the recommendations of SEAC made on 24.02.2023 for issuance of Amendment in Environmental Clearance (EC) to the project.*

  
(Sarvagya Kumar Srivastava)  
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(Reena Gupta)  
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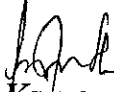
**Agenda No: 03**


**Case No. 434**


<b>Name of the Project</b>	Construction of Group Housing at Plot No. 2, Vishwas Nagar, East Delhi, Delhi-110032
<b>Project Proponent</b>	M/s Meru Resorts LLP
<b>Consultant</b>	Grass Roots Research & Creation India (P) Ltd
<b>Proposal No.</b>	SIA/DL/INFRA2/406831/2022
<b>File No.</b>	DPCC/SEIAA-IV/C-434/DL/2022

**A. Details of the Proposed Project are as under:**

1. The Proposal is for grant of EC for Construction of Group Housing at Plot No. 2, Vishwas Nagar, East Delhi, Delhi - 110032 by M/s Meru Resorts LLP and details have been updated/ modified in view of appraisal by SEAC.
2. The Project is located at **Latitude: 28°39'41.60"N; Longitude: 77°17'36.03"E.**
3. **Area Details:**  
The Total Plot Area of the project is 7,185sqm. The Proposed Total Built-up Area is 50,400.46 sqm (2B+G+31). The Proposed FAR Area is 20,330.6sqm. The Proposed Non-FAR Area is 30,069.86 sqm. The Proposed Ground Coverage is 1,440.447sqm. Total no. of expected population will be 1202 persons. Total no. of towers will be 2. The maximum height of the building will be 130 m.
4. **Water Details:**  
**During Construction Phase,** 106 KLD treated water from STP will be used, and about 18 KLD freshwater will be required.  
**During Operational Phase,** Total Water requirement of the project will be 115 KLD which will be met by 71 KLD of Fresh water from DJB and 44 KLD treated water from in house STP. Total Waste water generated from the project will be 85 KLD which will be treated in house STP of 110 KLD capacity. Treated Water from STP will be 77 KLD out of which 44 KLD will be recycled and reused for Flushing (24 KLD), Horticulture (15 KLD), Filter Backwash (5 KLD). Rest of the treated water i.e. 33 KLD will be discharged into sewer.  
02 RWH pits have been proposed for Rain Water Harvesting (RWH).
5. **Solid Waste Details**  
**During Construction Phase,**  
The C&D waste will be used in backfilling, roads etc. & rest will be sent to authorized C&D waste management site.  
**During the Operation Phase,** Approximately 563 kg/day of Solid Waste will be generated from the project consisting of biodegradable waste of 225 kg/day. OWC of capacity 120 Kg/batch (2 batches/day/OWC) will be installed.
6. **Power Details**

  
(Sarvagya Kumar Srivastava)  
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(Reena Gupta)  
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(K.S. Jayachandran)  
Member Secretary, SEIAA

## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

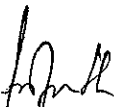
**During Operation Phase,** Total connected load will be 1646 kW and maximum power demand will be 768 kW which will be met by the Tata Power Delhi Distribution Limited. For Power Back up, GG sets of Capacity 1500 kVA (2 x 750 kVA) will be installed. Solar power generation system of capacity 76.8 kW will be installed.

7. **Parking Facility Details:** Total Proposed Parking is 322 ECS.
8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 9.05 Km and from Asola Wildlife Sanctuary is 16.5 Km.
9. **Plantation Details:** The proposed Green Area is 3326.255 sqm (46.29% of plot area). 100 nos. of trees are proposed within project site.
10. **Cost Details:** Total Cost of the project is INR 93.67 Crores including land & development cost.


After due deliberations, the SEAC in its 121<sup>st</sup> Meeting held on 22.12.2022, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 26.01.2023 vide letter dated 20.01.2023 which is as follows:

S.No.	Information Sought by SEAC during SEAC Meeting dated 22.12.2022	Reply dated 20.01.2023 submitted on 26.01.2023
1.	<p>Water assurance from DDA/DJB/NDMC/DCB including the following details:</p> <ul style="list-style-type: none"> <li>-Water assurance specifying the quantity of water to be supplied to the project.</li> <li>-Total water supply availability as per approved scheme of the command area in which the project is proposed to be developed.</li> <li>-The quantity of water already committed and after the quantity of water allotted to the project, the balance water available.</li> </ul>	<p>PP has informed that they have obtained assurance from the DDA vide letter dated 30.12.2022 for water supply and sewage line of 200 KLD water. PP has attached copy of assurance letter for reference.</p>
2.	<p>Water requirement during construction phase is proposed to be met from the treated water of nearby CSTP. PP is required to identify the source and clarify the arrangement for reusing the aforesaid treated water along with the mechanism proposed for making this water fit for use in construction. Figures of potable water are also required to be submitted.</p>	<p>PP has informed that they have received assurance from the DJB vide letter dated 07.01.2023 for supply of STP treated water from Yamuna Vihar Phase-I CSTP. PP has attached copy of the assurance letter for reference.</p> <p>PP has informed that they will test the quality of STP treated water supplied by DJB through an NABL accredited lab. PP has also informed that in case the quality of STP treated water supplied by DJB does not meet the prescribed standards, they will further treat it to make it fit for use in</p>


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(Sarvagya Kumar Srivastava)  
Chairman, SEIAA


  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

3.	<p>Proportion wise Step Diagram showing the amount of reduction in net Per Capita Water Demand achieved through (1) Each Demand reduction strategy (eg. Low flow fixtures, Xeriscaping etc.), (2) Recycling and Reuse.</p>	<p>construction. PP has attached revised water mass balance after water conservation measures which is as follows: <b>During Operation Phase (After taking conservation measures):</b></p> <table border="1"> <thead> <tr> <th>S.No.</th> <th>Particulars</th> <th>Quantity</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td><b>Total Water Requirement</b></td> <td>115 KLD</td> </tr> <tr> <td>2.</td> <td><b>One time Fresh Water Requirement (Source: DDA)</b></td> <td>71 KLD</td> </tr> <tr> <td></td> <td><b>Fresh water requirement (daily)</b></td> <td>70 KLD</td> </tr> <tr> <td></td> <td><b>Swimming Pool</b></td> <td>1 KLD</td> </tr> <tr> <td>3.</td> <td><b>Treated Water Requirement (Source: in House STP)</b></td> <td>44 KLD</td> </tr> <tr> <td></td> <td>Flushing</td> <td>24 KLD</td> </tr> <tr> <td></td> <td>Horticulture</td> <td>15 KLD</td> </tr> <tr> <td></td> <td>Filter Backwash</td> <td>5 KLD</td> </tr> <tr> <td>4.</td> <td><b>Treated Water Generated</b></td> <td>77 KLD</td> </tr> <tr> <td>5.</td> <td><b>Treated water discharge in Sewer</b></td> <td>33 KLD</td> </tr> <tr> <td>6.</td> <td><b>Waste Water Generated</b></td> <td>85 KLD</td> </tr> <tr> <td>7.</td> <td><b>STP Capacity</b></td> <td>110 KLD</td> </tr> </tbody> </table>	S.No.	Particulars	Quantity	1.	<b>Total Water Requirement</b>	115 KLD	2.	<b>One time Fresh Water Requirement (Source: DDA)</b>	71 KLD		<b>Fresh water requirement (daily)</b>	70 KLD		<b>Swimming Pool</b>	1 KLD	3.	<b>Treated Water Requirement (Source: in House STP)</b>	44 KLD		Flushing	24 KLD		Horticulture	15 KLD		Filter Backwash	5 KLD	4.	<b>Treated Water Generated</b>	77 KLD	5.	<b>Treated water discharge in Sewer</b>	33 KLD	6.	<b>Waste Water Generated</b>	85 KLD	7.	<b>STP Capacity</b>	110 KLD
S.No.	Particulars	Quantity																																							
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4.	<p>Water requirement for Anti-Smog Gun needs to be accounted for in fresh water requirement during construction phase.</p>	<p>PP has attached total water demand during construction phase considering the deployment of Anti-Smog Guns. The details of water demand during construction phase is as follows:</p> <table border="1"> <thead> <tr> <th>Activity</th> <th>Quantity</th> <th>Source</th> </tr> </thead> <tbody> <tr> <td>Construction activities</td> <td>102 KLD</td> <td>DJB STP</td> </tr> <tr> <td>Anti-Smog guns</td> <td>16.2 KLD</td> <td>Fresh water</td> </tr> </tbody> </table>	Activity	Quantity	Source	Construction activities	102 KLD	DJB STP	Anti-Smog guns	16.2 KLD	Fresh water																														
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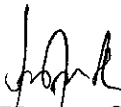
  
**(Sarvagya Kumar Srivastava)**  
**Chairman, SEIAA**

  
**(Reena Gupta)**  
**Member, SEIAA**

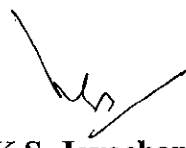
  
**(K.S. Jayachandran)**  
**Member Secretary, SEIAA**

**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

				supplied through tanker
		Drinking water	1.4 KLD	Fresh water supplied through tanker
		Flushing water requirement	4 KLD	DJB STP
		<b>Total Water Requirement</b>	<b>~124 KLD</b>	
5.	Plan for handling/ disposal of excavated earth and storage/ stacking of construction material.	<p>PP has informed that approx. 33,036.52 m<sup>3</sup> of earth (including 1,437 m<sup>3</sup> top soil) will be excavated from the project site out of which 6537 m<sup>3</sup> (1437 m<sup>3</sup> top soil + 5100 sqm excavated soil) will be utilized within the project for filling and landscaping purposes and rest will be disposed through local approved vendors/recyclers for use at other construction sites within 5 km.</p> <p>PP has also informed that the excavated soil will be kept covered with tarpaulin sheets to avoid dust emissions.</p>		
6.	Revised Rain water harvesting/ retention plan needs to be submitted taking into account the ground water table.	<p>PP has informed that Rain water harvesting system will be designed as per CGWA guidelines.</p> <p>PP has informed that proposed RWH pits are 2 nos.</p> <p>PP has attached Revised Rain water harvesting plan.</p>		
7.	Revised clear schematic diagram of propose STP.	PP has attached Revised clear schematic diagram of proposed STP.		
8.	Top soil conservation plan.	<p>PP has informed that approx. 1,437 m<sup>3</sup> of top soil will be generated from project site which will be preserved and reused for landscape development of project at later stages and the stored top soil will be kept covered with tarpaulin sheets to avoid dust emissions.</p>		
9.	STP performance to be demonstrated through stimulated model for targeted output.	PP has attached feasibility report of STP in response to the query raised.		
10.	Geo technical investigation report with soil investigation report.	PP has attached Geo technical investigation report in response to the query raised.		

  
**(Sarvagya Kumar Srivastava)**  
**Chairman, SEIAA**

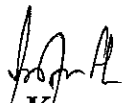
  
**(Reena Gupta)**  
**Member, SEIAA**

  
**(K.S. Jayachandran)**  
**Member Secretary, SEIAA**


## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

11.	Revised area statement with floor/ basement details.	PP has attached Revised area statement with floor/ basement details i.e. 2B+G+31														
12.	Elaboration wrt dewatering and its management if required.	PP has informed that ground water table depth at site varies from 7.5 m to 8 mbgl and depth of each basement is 3.3 m and the basement will be constructed 0.6 m above ground level. PP has informed that the ground water table will not be intersected in construction of basement. However, if dewatering is required, they will take permission from competent authority for withdrawal and disposal of ground water.														
13.	Resubmission of information wrt heat island effect with due indication of rise in temperature after operationalizing the building and its remedial measures proposed to be taken.	PP has attached Heat island effect study in response to the query raised.														
14.	Provide season wise simulation of Heat Island effect.	PP has attached Heat island effect study in reference to the query raised.														
15.	Using output of the simulation tools demonstrate that the lowest habitable floor has the exposure of direct sunlight atleast of 2 hrs as on 21st December.	PP has attached report having Solar Path analysis details in response to the query raised.														
16.	PP to submit a copy of the DDA approved layout plan of the plot alongwith an undertaking that the proposed design is in compliance with the above.	PP has informed that Layout plan approval from competent authority is in process. PP has attached a copy of the layout plan. PP has informed that project has been designed as per building bye-laws. PP has attached an undertaking for the same.														
17.	Revised landscape plan with demarcated green area.	PP has attached revised landscape plan with demarcated green area. <table border="1" style="margin-left: auto; margin-right: auto;"> <thead> <tr> <th>Green Area Details</th> <th>Area</th> </tr> </thead> <tbody> <tr> <td>Total Green Area</td> <td>3053.409 sqm</td> </tr> <tr> <td>Total Hardscape Area</td> <td>718 sqm</td> </tr> <tr> <td>Total Softscape Area</td> <td>2335.409 sqm</td> </tr> <tr> <td>Total No. of Trees</td> <td>230 nos.</td> </tr> <tr> <td>Trees outside the basement line</td> <td>136 nos.</td> </tr> <tr> <td>Trees at Basement</td> <td>94 nos.</td> </tr> </tbody> </table>	Green Area Details	Area	Total Green Area	3053.409 sqm	Total Hardscape Area	718 sqm	Total Softscape Area	2335.409 sqm	Total No. of Trees	230 nos.	Trees outside the basement line	136 nos.	Trees at Basement	94 nos.
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18.	Proportion wise Step Diagram showing the amount of reduction in net Per Capita Water Demand achieved through (1) Each Demand	PP has attached the same as mentioned above in query no. 3.														

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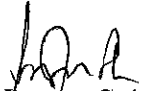
  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
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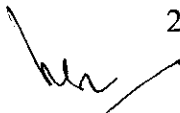
  
(K.S. Jayachandran)  
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**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

	reduction strategy (eg. Low flow fixtures, Xeriscaping etc.), (2) Recycling and Reuse.											
19.	Revised realistic cost of EMP, recurring as well as capital including the cost of monitoring.	PP has attached revised cost of EMP during construction phase & operation phase which is as follows: During Construction phase, Capital cost will be 52.3 Lacs and Recurring cost will be 14.4 Lacs/ annum. During Operation phase, Capital cost will be 216 Lacs and Recurring cost will be 56.55 Lacs/ annum.										
20.	Revised calculation for solid waste generation figures accounting for the sludge generated from STP and its disposal methodology.	PP has attached revised solid waste generation figures including STP sludge which are as follows: <table border="1" style="margin-left: auto; margin-right: auto;"> <thead> <tr> <th>Type of waste</th> <th>Quantity</th> </tr> </thead> <tbody> <tr> <td>Domestic Solid Waste</td> <td>551.6 kg/day</td> </tr> <tr> <td>Horticulture Waste</td> <td>0.15 kg/day</td> </tr> <tr> <td>STP Sludge</td> <td>47.31 kg/day</td> </tr> <tr> <td><b>Total Waste</b></td> <td><b>~599 kg/day</b></td> </tr> </tbody> </table>	Type of waste	Quantity	Domestic Solid Waste	551.6 kg/day	Horticulture Waste	0.15 kg/day	STP Sludge	47.31 kg/day	<b>Total Waste</b>	<b>~599 kg/day</b>
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21.	Power supply assurance from TPDDL/ BSES or the application submitted to the concerned agencies.	PP has attached the power supply assurance letter dated 13.01.2023 received from BSES for the proposed project.										
22.	Revised solar energy utilization to achieve atleast 10 % of power load requirement.	PP has attached revised solar energy utilization plan to meet 10% of power load (i.e. 76.8 kW) with location of 240 nos. of solar panels on terrace.										
23.	Parking proposal to achieve 30 % of the ECS for electric vehicle. In addition, provision should be made to allow extension of electric charging facility to all parking slots in the future.	PP has informed that they will provide 30 % of the total parking for electric vehicles.  PP has also informed that in future, electric vehicle charging facility will be extended to all parking slots.										
24.	Proposal for a provision of toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.	PP has informed that they will install toxic gas detectors near the tanks and pump room of STP. PP has also informed that these gas detectors will also be integrated with Fire detection and alarm as well as Ventilation system. PP has attached the detailed information about gas detectors proposed.										
25.	PP is required to submit provisions of necessary infrastructure and facilities made for construction labors at site and no. of labours and the detailed	PP has informed that they will provide rented accommodation facilities for construction labours in residing colonies and few hutments will be provided within										

  
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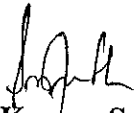


## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023


	plan for the proposed labour camps for housing them.	the project site as 6 m space is proposed to left from all the sides of the project site. PP has also informed that labours will be provided with all necessary facilities such as creche, mobile toilets, mobile STPs, safe drinking water, Medical/healthcare, etc.
26.	Pollution load and abatement plan during construction and operation phase for point and non-point sources with detailed calculation.	PP has informed about the measures taken by them in reference to the query raised.
27.	Revised EMP (Environment Management Plan) for dust mitigation measures during construction as per MoEF Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay KulshreshthaVs Union of India & others/ CAQM Directions issued time to time including registration on Dust Pollution Control Self -Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.	PP has attached revised EMP (Environment Management Plan).  PP has informed that they have done registration on Dust pollution control Self-assessment Portal. PP has attached a snapshot of the same.
28.	Revised Traffic Management Plan taking into consideration the latest traffic scenario. Detailed calculation of roads, bicycle paths, pedestrian spaces are to be provided along with traffic impact assessment and mitigation measures.	PP has attached revised Traffic Management Plan taking into consideration the latest traffic scenario
29.	Specify name and numbers of the post to be engaged by the proponent for implementation and monitoring of environmental parameters.	PP has informed that they will appoint Environment Manager for implementation and monitoring of environmental parameters. He will be the part of Building Management Team in operation phase in consultation with GRIHA/IGBC/LEED. PP has attached an undertaking for the same.

After due deliberations, the SEAC in its 123<sup>rd</sup> Meeting held on 01.02.2023, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 21.02.2023 vide letter dated 20.02.2023 which are as follows:

S.No.	Information Sought by SEAC	Reply dated 20.01.2023 submitted on
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(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA


  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

	<b>during SEAC Meeting dated 22.12.2022</b>	<b>21.02.2023</b>									
1.	STP performance to be demonstrated through stimulated model for targeted output.	PP has uploaded STP performance Report.									
2.	Revised heat island effect with due indication of rise in temperature after operationalizing the building and its remedial measures proposed to be taken.	PP has uploaded revised heat island effect with due indication of rise in temperature after operationalizing the building and its remedial measures.									
3.	Revised EMP with physical terms instead of allocating fund for CER.	PP has attached Revised EMP (Environment Management Plan Cost) as follows: <table border="1" data-bbox="836 669 1421 907"> <thead> <tr> <th>Phase</th> <th>Capital Cost</th> <th>Recurring Cost</th> </tr> </thead> <tbody> <tr> <td>Construction Phase</td> <td>52.3 Lakhs</td> <td>14.4 Lakhs</td> </tr> <tr> <td>Operation Phase</td> <td>145.05 Lakhs</td> <td>60.55 Lakhs</td> </tr> </tbody> </table>	Phase	Capital Cost	Recurring Cost	Construction Phase	52.3 Lakhs	14.4 Lakhs	Operation Phase	145.05 Lakhs	60.55 Lakhs
Phase	Capital Cost	Recurring Cost									
Construction Phase	52.3 Lakhs	14.4 Lakhs									
Operation Phase	145.05 Lakhs	60.55 Lakhs									
4.	Revised landscape plan with reconfirmation of nos. of trees to be planted.	PP has uploaded the revised landscape plan as annexure. PP submitted that total 100 nos. of trees (@1 tree at every 80 sq.m. of plot area) will be planted.									
5.	The middle Apartment on south side of Typical floor plan of Tower-2 does not meet the minimum 2-hour direct sunlight requirement on Dec-21. Modification on the site plan to be done accordingly, to meet this requirement.	PP has submitted the direct sunlight analysis for all possibilities.									
6.	Entry on 18m road side to be appropriately modified to minimize the pedestrian walking distance from the nearest Metro station	PP has submitted the justification for existing provisions with the information that pedestrian route to the nearest metro i.e. Krishna Nagar metro station is 650 m.									
7.	Resubmit information specifying name and numbers of the post to be engaged by the proponent for implementation and monitoring of environmental parameters.	PP has attached Environmental management plan specifying name and numbers of the post to be engaged. <table border="1" data-bbox="828 1735 1396 1916"> <thead> <tr> <th>Designation</th> <th>No. of Persons</th> </tr> </thead> <tbody> <tr> <td>Environment Officer</td> <td>01</td> </tr> <tr> <td>Maintenance In-charge</td> <td>01</td> </tr> <tr> <td>STP Monitoring persons</td> <td>01</td> </tr> </tbody> </table>	Designation	No. of Persons	Environment Officer	01	Maintenance In-charge	01	STP Monitoring persons	01	
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

	RWH Monitoring persons	01
	Solid waste Collection & disposal monitoring person	01
	<b>Total</b>	<b>05</b>


After due deliberations, the SEAC in its 124<sup>th</sup> Meeting held on 24.02.2023, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 12.03.2023 vide letter dated 10.03.2023 which is as follows:

S.No.	Information Sought by SEAC during SEAC Meeting dated 24.02.2023	Reply dated 10.03.2023 submitted on 12.03.2023									
1.	Revised response w.r.t. earlier information sought regarding STP performance report in 123 <sup>rd</sup> SEAC meeting	PP has uploaded revised STP performance Report.									
2.	Revised response w.r.t. earlier information sought regarding heat island effect in 123 <sup>rd</sup> SEAC meeting	PP has uploaded revised heat island effect with due indication of rise in temperature after operationalizing the building and its remedial measures.									
3.	Revised EMP by including realistic cost of STPs.	PP has attached Revised EMP (Environment Management Plan Cost) by including realistic cost of STPs which is as follows: <table border="1" style="margin-left: 20px;"> <thead> <tr> <th>Phase</th> <th>Capital Cost</th> <th>Recurring Cost</th> </tr> </thead> <tbody> <tr> <td>Construction Phase</td> <td>45 Lakhs</td> <td>12.9 Lakhs</td> </tr> <tr> <td>Operation Phase</td> <td>145.05 Lakhs</td> <td>60.55 Lakhs</td> </tr> </tbody> </table>	Phase	Capital Cost	Recurring Cost	Construction Phase	45 Lakhs	12.9 Lakhs	Operation Phase	145.05 Lakhs	60.55 Lakhs
Phase	Capital Cost	Recurring Cost									
Construction Phase	45 Lakhs	12.9 Lakhs									
Operation Phase	145.05 Lakhs	60.55 Lakhs									


During the presentation on 18.03.2023, the status of existing tree at site was discussed and it was informed by the project proponent that possession of the plot was taken in January 2022 and no tree exists at site and also submitted written submission in this regard.

**B. After due deliberations, the SEAC in its 125<sup>th</sup> Meeting held on 18.03.2023 recommended as follows:**

*Based on the information furnished, documents shown & submitted, presentation made by the project proponent and recommended the case to SEIAA for grant of Environmental clearance imposing the following specific conditions:*

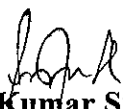
  
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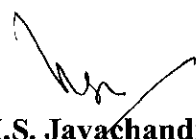
  
(K.S. Jayachandran)  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

1. Treated water of DJB STP should be used for construction purposes with tertiary treatment of treated water of DJB STP to ensure it is fit for construction use.
2. The project proponent shall adhere to the total water requirement – 115 KLD, Fresh water requirement – 71 KLD, Treated water requirement – 44 KLD (for recycling in flushing – 24 KLD, Horticulture 15 KLD, filter backwash – 5 KLD. Excess 33 KLD treated water from onsite STP will be discharged into sewer with prior permission from then competent authority.
3. The treated waste water through STP shall achieve the effluent standards: pH (5.5-9.0), BOD (10 mg/l), TSS (20 mg/l), Oil and Grease (10 mg/l), Dissolved Phosphate as P (1 mg/l), Faecal Coliform (MPN/100 ml) – Desirable 100 permissible 230.
4. The project proponent should adhere to the Cost of Environmental Monitoring as committed i.e. capital cost of Rs. 45 Lacs and recurring cost of Rs. 12.9 Lacs/ year during construction phase and capital cost of Rs. 145.05 Lacs and recurring cost of Rs. 60.55 Lacs/ year during operation phase.
5. Formal approval shall be taken from the DJB/CGWA for any ground water abstraction of dewatering. The project proponent shall adopt suitable measures for controlling ground water backing up around basements.
6. At least 10 % (76.8 kW) of the total power load to be sourced from Solar (Renewable) energy as committed.
7. No. of Rain water harvesting pit shall be 2 nos. and storage tank of capacity of min. 1 day of total fresh water requirement. Boring for Rain Water Harvesting system should not be permitted/ done before completion of structure work. All recharge should be limited to shallow aquifer. Depth of boring should leave a buffer of atleast 5 m above ground water table.
8. PP shall install gas based generator as committed.
9. The Environment Management Cell consisting of atleast 1 Environment Officer and 1 Maintenance incharge supported by 3 monitoring assistant having specific knowledge and experience related to environmental safeguards/ air/ water pollution shall be created and made functional before commissioning of the proposed development.
10. Minimum 1 tree for every 80 Sq. Mt of plot area (100.nos) should be planted within the project site.
11. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places as committed. PP to ensure that this should be provided in AC/DC combination. In addition, provision should be made to allow extension of electric charging facility to all parking slots in the future.
12. IoT based Flow Meters/ Sensors should be installed to monitor consumption of fresh water as well as treated water and log book for these flow meters be maintained in a regular manner. Flow meters shall be installed at Inlet of STP, outlet of STP, inlet of flushing tanks, inlet of cooling water tanks and reuse line for horticulture purposes and at the outfall/ sewer connection to be provided only for emergency discharge purposes with prior intimation to regulatory authority. Calibration for all the Flow meters shall be maintained on quarterly basis

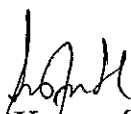
  
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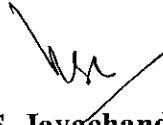
  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

13. Green building norms should be followed with a minimum 3 star GRIHA/IGBC/ASSOCHAM GEM rating and Gold rating should be followed up.
14. Construction & Demolition waste should be disposed of at authorized C&D waste collection centre/ processing unit.
15. Wind- breaker of appropriate height i.e. 1/3<sup>rd</sup> of the building height and maximum up to 10 metres shall be provided all around the project site before the start of construction and demolition work.
16. The Project Proponent should take measures for control of Dust Pollution during construction phase in the Environmental Management Plan by taking measures as per MoEF&CC Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & others, CAQM/CPCB/DPCC extant statutory orders/guidelines/directions issued time to time including registration/ self audit on Dust Pollution Control Self-Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10. Atleast 04 Anti-Smog Gun be installed before starting the construction.
17. Project proponent shall be responsible for establishment, operation and maintenance of all common facilities and also for compliance of EC conditions during operation stage.
18. The cost of Environment Management Plan should be distinctly allocated in the budget of the project and details of the same along with time frame of the implementation should be reported in six monthly monitoring reports.
19. In view of MoEF&CC Office Memorandum No. 21-270/2008-IA.III dated 19.06.2013 read with MoEF&CC Office Memorandum No. 22-154/2015-IA.III dated 10.11.2015, this environmental clearance is granted focusing only on the environment concerns. The project will be regulated by the concerned local Civic Authorities under the provisions of the relevant provisions of the extant MPD-2021, Building Control Regulations and Safety Regulations.
20. The Environmental Clearance is subject to the condition that concerned local civic agencies will give the permission for use/ occupation of the building only after the written assurance of DJB/ New Delhi Municipal Council / other such local civic authority (as the case may be) regarding supply of adequate water for the residents/ occupiers.
21. Grant of environmental clearance does not necessarily implies that water/ power supply shall be granted to the project and that their proposals for water/ power supply shall be considered by the respective authorities on their merits and decision taking.
22. The investment made in the project, if any, based on environmental clearance so granted, in anticipation of the clearance from water/ power supply angle shall be entirely at the cost and risk of the project proponent and SEAC/SEIAA, Delhi shall not be responsible in this regard in any manner.

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

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(K.S. Jayachandran)  
Member Secretary, SEIAA

## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023


23. As proposed, fresh water requirement shall not exceed 71 KLD. Occupancy Certificate shall be issued only after getting necessary permission for required water supply from DDA/DJB/ concerned Authority.
24. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/ reused for flushing, gardening and filterbackwash..
25. The PP shall provide toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.
26. Energy audit shall be carried out periodically to review energy conservation measures.
27. All sensor/meters based equipments should be calibrated on quarterly basis.
28. Climate responsive design as per Green Building Guidelines in practice should be ensured to the maximum extent.
29. Vegetation should be adopted appropriately on the ground as well as over built structures such as roofs, basements, podiums etc.
30. Green belt development surrounding the campus, avenue tree planting and garden development should commence from the beginning of the construction phase. Only indigenous species should be used for green belt and avenue trees-
31. Exposed roof area and covered parking should be covered with material having high solar reflective index.
32. Building design should cater to the differently-abled citizens.
33. PP shall keep open space unpaved to the maximum extent possible so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
34. All the vibrating parts will be checked periodically and serviced to reduce the noise generation and sound producing equipment.
35. Construction activities will be allowed only during day-time period.
36. Lubrication will be carried out periodically for plant machinery.

### **C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):**


*The SEIAA approved the recommendations of SEAC made on 18.03.2023 for issuance of Environmental Clearance (EC) to the project with omission of specific conditions at point no.13 of SEAC recommendation and with the additional specific conditions as follows:*

1. *The Project Proponent should implement the guidelines/ mechanism for using Anti-Smog Gun in construction and Demolition projects having built-up area greater than 20,000 sqm issued by Department of Environment, NCT of Delhi, vide letter no. F. No.DPCC/(12)(1)(285)lab2020/2790- 2810 dated 16.09.2021 available at [https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF\\_43\\_723774.PDF](https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF_43_723774.PDF) alongwith guidelines of CPCB.Besides use of Anti-Smog Gunn the Project Proponent shall ensure that environment friendly Dust suppressant and soil stabilising*

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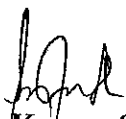
  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

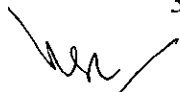
  
(K.S. Jayachandran)  
Member Secretary, SEIAA

*chemical would be sprayed at prescribed interval on unpaved area of the construction sites to agglomerate the fine dust particles into aggregate too large to become airborne. This must be done in all those areas where there is movement of trucks and other construction machinery at frequent intervals to prevent formations of fine dust particles*

- 2. The project proponnet shall register the project on the "Web Portal" for online remote monitoring by the agencies concerned and deploy anti smog guns in proportion to the area of construction site as prescribed vide direction no. 69 dated 02.11.2022 issued by Commission for Air Quality Management (CAQM)*
- 3. The Project proponnet shall install reference-grade (USEPA approved system) Continuous Particulate Monitoring System consisting of three nods capable of monitoring dust emission from the construction site. The system must have the capacity for simultaneous monitoring of PM2.5 and PM10 and equip for data transfer on a real-time basis to the server of DPCC.*
- 4. Green building norms should be followed with a 5 star GRIHA/IGBC/ASSOCHAM GEM rating.*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**Agenda No:04**

**Case No. 437**

<b>Name of the Project</b>	Expansion of Co-operative Group Housing Society "Chitrakoot Apartments" at Plot No.9, Sector-22, Dwarka Phase-I, New Delhi
<b>Project Proponent</b>	M/s Entrepreneurs Co-operative Group Housing Society Limited
<b>Consultant</b>	Cognizance Research India Private Limited
<b>Proposal No.</b>	SIA/DL/INFRA2/406059/2022
<b>File No.</b>	DPCC/SEIAA-IV/C-437/DL/2022

**A. Details of the Proposed Project are as under:**

1. The Proposal is for grant of EC for Expansion of Co-operative Group Housing Society "Chitrakoot Apartments" at Plot No.9, Sector-22, Dwarka Phase-I, New Delhi by M/s M/s Entrepreneurs Co-operative Group Housing Society Limited.
2. The Project is located at **Latitude:** 28°33'43.09"N; **Longitude:** 77° 3'29.12"E.


**3. Area Details:**

The Total Plot Area of the project after expansion will remain the same i.e. 10,500.00 sqm. The Total Built-up Area of the project will increase from 24,366.82 sqm to 29,286.57 sqm. The FAR of the project will increase from 18,152.86 sqm to 20,960.16 sqm and the Non- FAR area will increase from 6213.96 sqm to 8326.41 sqm. The Ground Coverage will increase from 2,762.10 sqm to 3,266.22 sqm. The existing Basement area is 2,891.73 sqm which will remain unchanged. The numbers of buildings will remain same i.e. 6 numbers and after expansion no. of main dwelling units will be same i.e. 165 nos. The expected Population after expansion will be 1,075 nos. Maximum numbers of floors will be S+9. Maximum Height of the Building is 30.87 (Up to Mumty).


**4. Water Details:**

**During Construction Phase,** approx. 2.25 KLD of fresh water will be required for drinking and domestic purpose which will be supplied from the local freshwater supplier. Approx. 15 ML amount of water will be required which will be met through treated sewage water supply from nearby CSTP. The quantity of sewage generation will be approx. 1.8KLD and the sewage will be treated by providing small septic tanks, soak trenches.

**During Operational Phase,** after expansion total water requirement of the project will be 93KLD which will be met by 54 KLD of Fresh water from DJB and 39 KLD treated water from in house STP. Total Waste water generated from the project will be 66 KLD which will be treated in house STP of 80 KLD capacity. Treated Water from STP will be 53 KLD. Out of which, 39 KLD will be recycled and reused for Flushing (23 KLD),

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA



## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

Landscape (14 KLD), DG Cooling (2 KLD) and Rest of the treated water i.e. 14 KLD will be used for greenbelt on service road and nearby DDA Park.

Rain water harvesting shall be done through 03 numbers of RWH pits.

### 5. Solid Waste Details

**During Construction Phase,** Construction & Demolition (C&D) waste generated at the site will be reused to the extent possible at the site or will be sent C&D waste management facility.

**During the Operation Phase,** after expansion approx. 464 kg/day of Solid Waste will be generated from the project consisting of Biodegradable waste (186 kg/day), Non-Biodegradable waste (232 kg/day), inert waste (42 kg/day) and E-waste generation will be 4.64 kg/day. Approx. 6.711 Kg/day of sludge will be generated from the STP.

### 6. Power Details

**During Operation Phase,** Total Power requirement will be 60 kW which will be met by the BSES Rajdhani Power Limited. For Power Back up, 2 no. of DG sets of total capacity 360 kVA (2 x 180 kVA) already installed.

7. **Parking Facility Details:** Total Parking is 300 ECS.

8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is approx. 22.49km and from Asola Wildlife Sanctuary is approx. 15.28 Km.

9. **Plantation Details:** The proposed Green Area is 3,369.53m<sup>2</sup> (32.09% of total plot area). Total no. of proposed trees is 135 nos. within project site.

10. **Cost Details:** Total Estimated Project cost for the Existing and Expansion area will be Rs. 17.10 crores. For the existing area cost was Rs. 12.18 crores and cost of expansion will be Rs. 4.92 crores.

None appeared on behalf of project proponent and based on the information furnished, documents submitted by the project proponent, SEAC in its 121st Meeting held on 22.12.2022 sought additional information which has been responded back by the project proponent on 02.02.2023. The SEAC in its 124<sup>th</sup> Meeting held on 24.02.2023, again recommended to seek the additional information which was responded back by the project proponent on 11.04.2023.

### **B. After due deliberations, the SEAC in its 126<sup>th</sup> Meeting held on 18.04.2023 recommended as follows:**


The Environmental Consultant & representative of project proponent could not answer the technical queries raised by the SEAC satisfactorily regarding treated water proposed to be used for flushing, quality required for reusing the STP treated water in construction work etc.

During the presentation the PP desired to withdraw the proposal so that fresh revised technically sound proposal can be resubmitted.


The SEAC recommended the proposal for delisting/ withdrawal in view of request made.

### **C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):**

*The SEIAA approved the recommendation of SEAC made on 18.04.2023 for delisting/withdrawal of proposal.*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**Agenda No 05**

**Case No. C-425**

<b>Name of the Project</b>	EC for Proposed Business Services Building (I.T. Enabled/Financial/Accounting/Auditing/Book Keeping And Taxation Services) located at Plot No. A-1, Udyog Nagar Industrial Complex, New Rohtak Road, New Delhi by M/s Interwings Decor and Traders Pvt. Ltd.
<b>Project Proponent</b>	KamaljitKhosla, Director, Interwings Decor And Traders Private Limited, 105, Hemkunt Tower, 6 Rajendra Place, New Delhi, 110008
<b>Consultant</b>	Grass Roots Research & Creation India (P) Ltd.
<b>Proposal No.</b>	SIA/DL/INFRA2/402455/2022
<b>File No.</b>	DPCC/SEIAA-IV/C-425/DL/2022

**A. Details of the Proposed Project are as under:**

1. The Proposal is for grant of EC for Proposed Business Services Building (I.T.Enabled/ Financial/ Accounting/ Auditing/ Book Keeping and Taxation Services) located at Plot No. A-1, Udyog Nagar Industrial Complex, New Rohtak Road, New Delhi by M/s Interwings Decor and Traders Pvt. Ltd.

Initially, M/s Interwings Decor and Traders Pvt Ltd has obtained building plan approval from NDMC vide ID no 10085254 dated 01-05-2021 for built-up area of 19,979.84 sqm out of which 2 Basement and 3 floors has already constructed at site. Now, due to revision in building plans again, built-up area increased to 21,451.11 sqm.

2. The Project is located at **Latitude:** 28°40'50.74"N; **Longitude:** 77°05'25.84"E.


3. **Area Details:**

The Total Plot Area of the project is 5,220.97 sqm. The Proposed Total Built-up Area is 21,451.11 sqm. The Proposed FAR Area is 15,562.13 sqm. The Proposed Non FAR Area is 5,888.98 sqm.. The Proposed Ground Coverage is 2082.43sqm. The total no. of Basements will be 2 nos and same already exists at site, there will be no earthwork involved. The total nos. of floors will be 2B+G+6. The total no of expected population is 1713 persons. The Max. Height of the building (upto the terrace level) is 39 m.

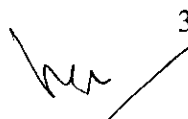
4. **Water Details:**

**During Construction Phase,** Water requirement during construction phase will be met from recycled water from private water tankers. Wastewater generated during the construction phase will be disposed –off through soak pits.

**During Operational Phase,** Total Water requirement of the project will be 117 KLD (Domestic water: 73 KLD) which will be met by 40 KLD of Fresh water from Delhi Jal Board. Total Waste water generated from the project will be 65 KLD which will be treated in house STP of 80 KLD capacity. Treated Water from STP will be 59 KLD which will be recycled and reused for Flushing (33 KLD), Green area/ landscape (8

  
(Sarvagya/Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

KLD), HVAC Cooling (18 KLD) and rest of the demand of 18 KLD for HVAC cooling will be sourced through DJB STP.

Number of Rain Water Harvesting (RWH) Pit proposed is 3 nos.

### 5. Solid Waste Details

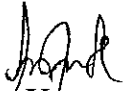
**During Construction Phase,** Construction and demolition (C&D) waste will be stored at the construction site in either skips or suitable containers and will be directly emptied at the notified disposal site/sites or transported to an available suitable facility.

**During the Operation Phase,** Total 422 Kg/day of Solid Waste will be generated from the project. Out of which, 153 kg/day Bio-Degradable Waste will be treated inhouse OWC of 120 kg/batch capacity and the manure will be used for landscaping. Non-Biodegradable Waste (Recyclable and Non-Recyclable) generated will be disposed through authorized vendors.


6. **Power Details:** Total Power requirement will be 1490 kW and will be met from BSES. For Power Back up, 03 Nos. of DG sets of Capacity 2385 KVA (1x1010 + 1x750, 1x625 KVA) will be installed.
7. **Parking Facility Details:** Total Proposed Parking is 320 ECS (305 ECS in Basement and 15 ECS in open space).
8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 23.3 Km SE, and from Asola Wildlife Sanctuary is 22.90 Km SSE.
9. **Plantation Details:** The proposed Green Area is 1,584.53 sqm. (30.34 % of plot area). and Total no. of trees proposed is 117 nos.
10. **Cost Details:** Total Cost of the project is Rs 95 Crores (Land Cost + Development Cost).

Nobody present on behalf of PP during meeting and PP requested vide mail dated 18.11.2022 for deferment of case for upcoming SEAC meeting. However, SEAC decided to appraise the project based on the Form 1, Form 1A, Conceptual Plan submitted by the project proponent and recommended to seek the additional information which has been responded back by the project proponent on 15.12.2022 vide letter dated 15.12.2022 which is as follows:

S.No.	Information Sought by SEAC during SEAC Meeting dated 18.11.2022	Reply dated 15.12.2022 submitted on 15.12.2022
1.	Valid Consent from SPCB/ DPCC.	PP has informed that they are in process to obtain consent to establish and they will submit the required NOC in due course of time.
2.	Water requirement during construction phase is proposed to be met from the treated water of nearby CSTP. PP is required to identify the source and clarify the arrangement for reusing the aforesaid treated water along with the mechanism proposed for making this	PP has informed that the source of treated water used during construction phase is met by "Aggarwal Water Co.". PP has enclosed the bills of the said agency.

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA


  
(Regina Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

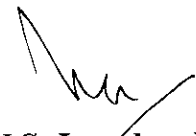
**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

	water fit for use in construction.	
3.	Assurance for supply of Treated water of 18 KLD during Operation Phase. PP is required to clarify the arrangement for reusing the aforesaid treated water.	PP has informed that assurance for supply of treated water during Operation Phase has been received from Jal Board, Govt. Of NCT of Delhi, Office of the Executive Engineer (SDW) XII Vide letter no. DJB/EE (SDW) - XII/2022-23/2077 dated 08.12.2022.  PP has attached the assurance letter from DJB for supply of treated water.
4.	Revised proposal to make provisioning of Gas based generators.	PP has informed that they will make provision of Gas based generators instead of DG sets.  PP has attached the undertaking of the same.
5.	Proportion wise Step Diagram to be provided showing the amount of reduction in net per capita energy demand achieved through (i) Load Reduction Strategies, (ii) Passive Strategies, (iii) Renewables, and (iv) Energy Recovery strategies. At least 2 % of the total energy demand to be sourced from renewables. The capacity and no. of Solar PVs needs to be indicated specifically.	PP has informed that project building is 47% energy efficient than conventional building by adopting Load Reduction, Passive, Renewables and Energy Recover Strategies  PP has attached measures taken under Load Reduction, Passive, Renewables and Energy Recover Strategies.
6.	Copy of sanctioned building plan of existing construction along with a comparative area statement for the enhanced built-up area proposed and superimposed drawing indicating the proposed amendment.	PP has informed that the existing BUA = 19,979.84 m2 as per the approved building plan which was approved by NDMC vide ID no. 10099744 dated 23-04-2022.  PP has attached the copy of sanctioned building plan of existing construction  PP has attached comparative area statement for the enhanced built-up area proposed.
7.	Building Plan approval from the concerned agencies, DUAC with enhanced built-up area.	PP has informed that building plan approval from the concerned agencies is in process, DUAC is not required as per MCD civic center.
8.	Power supply assurance from TPDDL/	PP has attached BSES bill for December

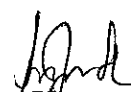
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**(Sarvagya Kumar Srivastava)**  
Chairman, SEIAA

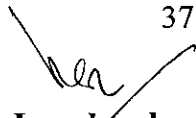
  
**(Reena Gupta)**  
Member, SEIAA

  
**(K.S. Jayachandran)**  
Member Secretary, SEIAA

	BSES.	2021.																																	
9.	Proportion wise Step Diagram showing the amount of reduction in net Per Capita Water Demand achieved through (1) Each Demand reduction strategy (eg. Low flow fixtures, Xeriscaping etc.), (2) Recycling and Reuse.	<p>PP has attached revised water mass balance after water conservation measures which is as follows:</p> <p><b>During Operation Phase (After taking conservation measures):</b></p> <table border="1"> <thead> <tr> <th>S.No.</th> <th>Particulars</th> <th>Quantity</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td><b>Total Water Requirement</b></td> <td>93 KLD</td> </tr> <tr> <td>2.</td> <td><b>Fresh Water Requirement</b> (Source: DJB)</td> <td>15 KLD</td> </tr> <tr> <td>3.</td> <td><b>Treated Water Requirement</b></td> <td>78 KLD</td> </tr> <tr> <td></td> <td>Flushing</td> <td>34 KLD</td> </tr> <tr> <td></td> <td>Horticulture</td> <td>8 KLD</td> </tr> <tr> <td></td> <td>HVAC</td> <td>36 KLD</td> </tr> <tr> <td>4.</td> <td><b>Treated Water from Rohini STP</b></td> <td>37 KLD</td> </tr> <tr> <td>5.</td> <td><b>Treated Water Generated</b></td> <td>41 KLD</td> </tr> <tr> <td>6.</td> <td><b>Waste Water Generated</b></td> <td>46 KLD</td> </tr> <tr> <td>7.</td> <td><b>STP Capacity</b></td> <td>60 KLD</td> </tr> </tbody> </table>	S.No.	Particulars	Quantity	1.	<b>Total Water Requirement</b>	93 KLD	2.	<b>Fresh Water Requirement</b> (Source: DJB)	15 KLD	3.	<b>Treated Water Requirement</b>	78 KLD		Flushing	34 KLD		Horticulture	8 KLD		HVAC	36 KLD	4.	<b>Treated Water from Rohini STP</b>	37 KLD	5.	<b>Treated Water Generated</b>	41 KLD	6.	<b>Waste Water Generated</b>	46 KLD	7.	<b>STP Capacity</b>	60 KLD
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10.	Proposal for a provision of toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.	PP has informed that they will install CO2 Gas detector, Combustible Gas detector, Toxic/ Oxygen Gas detector.																																	
11.	Revised EMP (Environment Management Plan) for dust mitigation measures during construction as per MoEF Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National	PP has attached Revised EMP.																																	

  
**(Sarvagya Kumar Srivastava)**  
**Chairman, SEIAA**

  
**(Reena Gupta)**  
**Member, SEIAA**

  
**(K.S. Jayachandran)**  
**Member Secretary, SEIAA**

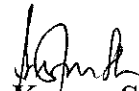
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	Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay KulshreshthaVs Union of India & others/ CAQM Directions issued time to time including registration on Dust Pollution Control Self-Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.	
12.	Latest Site Photographs.	PP has attached latest site photographs from all sides with outside and inside specifically marked.
13.	PP required to submit traffic study of the area.	PP has attached traffic study of the area.
14.	<p>Site Tree Report indicating</p> <ol style="list-style-type: none"> <li>Existing trees</li> <li>Trees to be saved</li> <li>Trees proposed to be cut</li> <li>Trees proposed to be transplanted on site</li> <li>Trees proposed to be transplanted off-site</li> </ol>	<p>PP has informed there are 2 nos. of trees viz. Ficusreligiosa existing within the project premises.</p> <p>Certain trees viz. Ficusvirens, Azadirachtaindica, Ficusreligiosa are existing just outside the site boundary.</p> <p>Site Tree Report is as follows:</p> <ol style="list-style-type: none"> <li>Existing trees: 2 trees</li> <li>Trees to be saved: 2 trees</li> <li>Trees proposed to be cut: Nil</li> <li>Trees proposed to be transplanted on site: Nil</li> <li>Trees proposed to be transplanted off-site: Nil</li> </ol> <p>PP has attached Landscape Plan showing existing tree mapping with list of existing trees.</p>

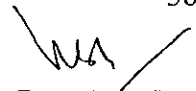
After due deliberations, the SEAC in its 121<sup>st</sup> Meeting held on 22.12.2022, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 26.01.2023 vide letter dated 14.01.2023 which is as follows:

S.No.	Information Sought by SEAC during SEAC Meeting dated 22.12.2022	Reply dated 14.01.2023 submitted on 26.01.2023
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**(Sarvagya Kumar Srivastava)**  
 Chairman, SEIAA

  
**(Reena Gupta)**  
 Member, SEIAA


  
**(K.S. Jayachandran)**  
 Member Secretary, SEIAA

**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

1.	The PP is required to submit the authorization of the company engaged to supply STP treated water from DJB/ authorized sources during construction phase.	<p>PP has informed that for the earlier/existing construction (BUA = 19,979.84 sqm) of project, they had used STP treated water which was supplied by a Private Water Tanker - Aggarwal Water Company.</p> <p>PP has informed that for the remaining construction (BUA = 1471.27 sqm), we have received assurance from DJB for supply of STP treated water from Sector 25 Rohini STP.</p> <p>PP has attached copy of the DJB assurance letter dated 08.12.2022 for the same.</p> <p>PP has also informed that as per the condition of DJB assurance, they have to make their own arrangement for transportation of water. Therefore, they have made an agreement with a Private Water Tanker agency.</p> <p>PP has attached copy of the agreement signed with the Private Water Tanker agency for supply of treated water.</p>
2.	PP is required to confirm the mechanism to be adopted for making this water fit for use in construction purpose.	<p>PP has informed that they will test the quality of STP treated water supplied by DJB through an NABL accredited lab.</p> <p>PP has also informed that in case the quality of STP treated water supplied by DJB does not meet the prescribed standards, they will further treat it to make it fit for use in construction.</p>
3.	PP is required to submit the power supply assurance or the letter submitted for the proposed development.	PP has attached the power supply assurance letter dated 20.12.2022 received from BSES for the proposed project.
4.	The Capital and Recurring cost of EMP with inclusion of cost of environmental monitoring.	<p>PP has attached revised cost of EMP during construction phase &amp; operation phase which is as follows:</p> <p>During Construction phase, Capital cost will be 40.0 Lacs and Recurring cost will be 11.7 Lacs/ annum.</p>

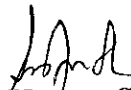
  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

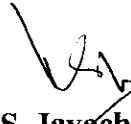
  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

		During Operation phase, Capital cost will be 144.0 Lacs and Recurring cost will be 49.5 Lacs/ annum.									
5.	Revised EMP (Environment Management Plan) for dust mitigation measures during construction as per MoEF Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay KulshreshthaVs Union of India & others/ CAQM Directions issued time to time including registration on Dust Pollution Control Self-Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.	<p>PP has attached revised EMP (Environment Management Plan).</p> <p>PP has informed that they have done registration on Dust pollution control Self-assessment Portal.</p> <p>PP has attached a snapshot of the same.</p>									
6.	Proposal for solar energy utilization to achieve atleast 10 % of power load requirement.	<p>PP has informed that depending on the availability of roof top area, they propose to meet 5.03% of power requirement (80 KW) through solar energy. No. of solar panels proposed are 204 nos which will be installed in 433 sqm area.</p> <p>PP has attached details of solar PV backup calculation and terrace floor plan depicting location of solar panels.</p>									
7.	Fresh proposal for deployment of minimum 04 nos. of Anti-Smog Guns with the fresh estimation of the water requirement taking into account that ASG uses 40-250 litre of water per minute depending upon the nozzle used as per guidelines of ASG and CAQM directions.	<p>PP has attached total water demand during construction phase considering the deployment of Anti-Smog Guns.</p> <p>The details of water demand during construction phase is as follows:</p> <table border="1"> <thead> <tr> <th>Activity</th> <th>Quantity</th> <th>Source</th> </tr> </thead> <tbody> <tr> <td>Construction activities</td> <td>18.75 KLD</td> <td>DJB STP</td> </tr> <tr> <td>Anti-Smog guns</td> <td>16.2 KLD</td> <td>Fresh water supplied through</td> </tr> </tbody> </table>	Activity	Quantity	Source	Construction activities	18.75 KLD	DJB STP	Anti-Smog guns	16.2 KLD	Fresh water supplied through
Activity	Quantity	Source									
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Anti-Smog guns	16.2 KLD	Fresh water supplied through									

  
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**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

				tanker
		Drinking water	1 KLD	Fresh water supplied through tanker
		Flushing water requirement	2 KLD	DJB STP
		<b>Total Water Requirement</b>	<b>~38 KLD</b>	
8.	Revised landscape plan with demarcated green area with soft green area. Landscape details to be provided with a measured impact on the micro-climate. Green area should be demarcated as per building bye laws with due demarcation of tree plantation. Further, wherever tree plantation being done/ proposed, tree-pit size of 6' x 6' / tree to be adopted as permeable surface of the tree.	PP has attached landscape plan with details of break-up of soft green and hard green area, plantation list, etc.		
		Parameters		Quantity
		Soft Green Area		809.10 sqm
		Paved Green Area		775.43 sqm
		<b>Total Green Area Provided</b>		<b>1584.53 sqm</b>
		No. of trees required		66 nos.
		No. of plants (including trees and shrubs) proposed		72 nos.
		PP has informed that landscape plan has been prepared considering the micro climate of area. Details of the same has been enclosed by the PP.		


After due deliberations, the SEAC in its 123<sup>rd</sup> Meeting held on 01.02.2023 recommended as follows:

*Based on the information furnished, documents shown & submitted, presentation made by the project proponent and recommended the case to SEIAA for grant of Environmental clearance imposing the following specific conditions:*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

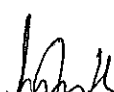
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(K.S. Jayachandran)  
Member Secretary, SEIAA


## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

1. Treated water of DJB STP should be used for construction purposes with tertiary treatment of treated water of DJB STP to ensure it is fit for construction use.
2. The project proponent shall adhere to the total water requirement – 93 KLD, Fresh water requirement – 15 KLD, Treated water requirement – 78 KLD (for recycling in flushing – 34 KLD, Gardening 8 KLD, HVAC – 36 KLD).
3. The project proponent should adhere to the Cost of Environmental Monitoring as committed i.e. capital cost of Rs.40 Lacs and recurring cost of Rs. 11.7 Lacs/ year during construction phase and capital cost of Rs. 144 Lacs and recurring cost of Rs. 49.5 Lacs/ year during operation phase.
4. Formal approval shall be taken from the DJB/CGWA for any ground water abstraction of dewatering. The project proponent shall adopt suitable measures for controlling ground water backing up around basements.
5. At least 7 % of the total energy demand to be sourced from Solar (Renewable) energy as committed and try to achieve upto 10% of the total energy demand by utilizing 433 sqm area at roof top.
6. No. of Rain water harvesting pit shall be 3 nos. and storage tank of capacity of min. 1 day of total fresh water requirement. Boring for Rain Water Harvesting system should not be permitted/ done before completion of structure work. All recharge should be limited to shallow aquifer. Depth of boring should leave a buffer of atleast 5 m above ground water table.
7. PP shall install gas based generators as committed.
8. The Environment Management Cell consisting of atleast 01 person as Site Manager, 01 person as Site Environmental coordinator, 01 sullage disposal operator, 01 greenbelt development incharge shall be created as committed and made functional before commissioning of the proposed development.
9. Minimum 1 tree for every 80 Sq. Mt of plot area (72 nos) should be planted within the project site.
10. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places. PP to ensure that this should be provided in AC/DC combination. In addition, provision should be made to allow extension of electric charging facility to all parking slots in the future.
11. IoT based Flow Meters/ Sensors should be installed to monitor consumption of fresh water as well as treated water and log book for these flow meters be maintained in a regular manner. Flow meters shall be installed at Inlet of STP, outlet of STP, inlet of flushing tanks, inlet of cooling water tanks and reuse line for horticulture purposes and at the outfall/ sewer connection to be provided only for emergency discharge purposes with prior intimation to regulatory authority. Calibration for all the Flow meters shall be maintained on quarterly basis
12. Green building norms should be followed with a minimum 3 star GRIHA/IGBC/ASSOCHAM GEM rating and Gold rating should be followed up.
13. Construction & Demolition waste should be disposed of at authorized C&D waste collection centre/ processing unit.
14. Wind- breaker of appropriate height i.e. 1/3<sup>rd</sup> of the building height and maximum up to 10 metres shall be provided all around the project site before the start of construction and demolition work.

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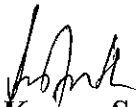
  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

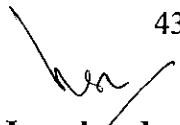
  
(K.S. Jayachandran)  
Member Secretary, SEIAA

## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

15. The Project Proponent should take measures for control of Dust Pollution during construction phase in the Environmental Management Plan by taking measures as per MoEF&CC Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay KulshreshthaVs Union of India & others, CAQM/CPCB/DPCC extant statutory orders/guidelines/directions issued time to time including registration/ self-audit on Dust Pollution Control Self-Assessment Portal with provision of video fencing and sensors for monitoring PM 2.5, PM 10.
16. Project proponent shall be responsible for establishment, operation and maintenance of all common facilities and also for compliance of EC conditions during operation stage.
17. The cost of Environment Management Plan should be distinctly allocated in the budget of the project and details of the same along with time frame of the implementation should be reported in six monthly monitoring reports.
18. In view of MoEF&CC Office Memorandum No. 21-270/2008-IA.III dated 19.06.2013 read with MoEF&CC Office Memorandum No. 22-154/2015-IA.III dated 10.11.2015, this environmental clearance is granted focusing only on the environment concerns. The project will be regulated by the concerned local Civic Authorities under the provisions of the relevant provisions of the extant MPD-2021, Building Control Regulations and Safety Regulations.
19. The Environmental Clearance is subject to the condition that concerned local civic agencies will give the permission for use/ occupation of the building only after the written assurance of DJB/ New Delhi Municipal Council / other such local civic authority (as the case may be) regarding supply of adequate water for the residents/ occupiers.
20. Grant of environmental clearance does not necessarily implies that water/ power supply shall be granted to the project and that their proposals for water/ power supply shall be considered by the respective authorities on their merits and decision taking.
21. The investment made in the project, if any, based on environmental clearance so granted, in anticipation of the clearance from water/ power supply angle shall be entirely at the cost and risk of the project proponent and SEAC/SEIAA, Delhi shall not be responsible in this regard in any manner.
22. As proposed, fresh water requirement from DJB shall not exceed 15 KLD. Occupancy Certificate shall be issued only after getting necessary permission for required water supply from DJB/ concerned Authority.
23. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/ reused for flushing, AC makeup water and gardening.
24. The PP shall provide toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.
25. Energy audit shall be carried out periodically to review energy conservation measures.
26. All sensor/meters based equipments should be calibrated on quarterly basis.
27. Climate responsive design as per Green Building Guidelines in practice should be ensured to the maximum extent.

  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

28. Vegetation should be adopted appropriately on the ground as well as over built structures such as roofs, basements, podiums etc.
29. Green belt development surrounding the campus, avenue tree planting and garden development should commence from the beginning of the construction phase. Only indigenous species should be used for green belt and avenue trees-
30. Exposed roof area and covered parking should be covered with material having high solar reflective index.
31. Building design should cater to the differently-abled citizens.
32. PP shall keep open space unpaved to the maximum extent possible so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
33. All the vibrating parts will be checked periodically and serviced to reduce the noise generation and sound producing equipment.
34. Construction activities will be allowed only during day-time period.
35. Lubrication will be carried out periodically for plant machinery

The recommendations of SEAC were considered in 69<sup>th</sup> meeting of SEIAA held on 10.03.2023 and as per Minutes of meeting issued on 01.05.2023 the SEIAA during its aforesaid meeting took the following decisions (s):

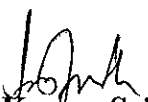
The SEIAA decided to refer back the case to SEAC for re-examination of tree aspect and water assurances.


In the meantime the PP vide its letter dated 20.04.2023, quoting the provisions of para 8 (i) , 8 (ii) and 8 (iii) of EIA Notification, 2006 informed that they are presuming the grant of deemed Environmental Clearance due to the time period passed after the recommendation of SEAC.

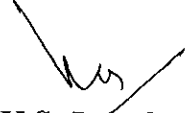
During appraisal earlier, it was informed by PP that water requirement during construction phase will be met from recycled water from private water tankers. PP has informed that the source of treated water used during construction phase will be through "Aggarwal Water Co."

When the PP was asked to submit the authorisation of the aforesaid company through ADS raised in pursuance of SEAC meeting dated 22.12.2022 The PP informed that they have received assurance from DJB for supply of STP treated water from Sector 25 Rohini STPs and attached copy of the DJB assurance letter dated 08.12.2022 for the same. PP has also informed that as per the condition of DJB assurance, they have to make their own arrangement for transportation of water. Therefore, they have made an agreement with a Private Water Tanker agency. PP has attached copy of the agreement signed with the Private Water Tanker agency for supply of treated water. Fresh water of 17.2 KLD is proposed to be supplied through tankers during construction phase.

*SEAC recommended the EC condition that "Treated water of DJB STP should be used for construction purposes with tertiary treatment of treated water of DJB STP to ensure it is fit for construction use."*

  
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Chairman, SEIAA

  
(Reena Gupta)  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

For Fresh water demand of 15 KLD during operation phase the PP submitted water and sewer NOC vide DJB letter dated 06.12.2021. For outside STP Treated water demand of 37 KLD during operation phase the PP submitted water assurance from Delhi Jal Board vide letter dated 08.12.2022.

PP has informed there are 2 nos. of trees viz. Ficus religiosa existing within the project premises. 72 No. of plants (including trees and shrubs) are proposed within project site. Tree plantation demarcated on landscape has been uploaded vide ADS reply dated 14.01.2023 uploaded on 26.01.2023. SEAC recommended the EC with the condition that minimum 1 tree for every 80 Sq. Mt of plot area (72 nos) should be planted within the project site.

### **B. After due deliberations, the SEAC in its 127<sup>th</sup> Meeting held on 03.05.2023 recommended as follows:**

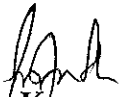
As far as water assurance regarding STP treated water required during Construction and Operation phase of the project the Project proponent has submitted the letter dated 08.12.2022 issued by DJB to supply STP treated water at prescribed rate. Fresh water of 17.2 KLD is proposed to be supplied through tankers during construction phase and Fresh water demand of 15 KLD during operation phase the PP submitted DJB letter dated 06.12.2021 issued by DJB which has been considered as water assurance. There is no tree cutting involved and SEAC has recommended the EC with the condition to plant 72 no. of trees within the project site for which landscape plan has also been submitted by the project proponent.

In view of above, SEAC again recommend the project for grant of EC with the following additional conditions:

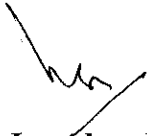
1. Bills/Receipt issued by DJB against purchase of treated water from Rohini STP should be part of six monthly EC compliance report. Bills issued by private agency for supply water will not be sufficient.
2. During construction phase, only drinking water required by the labourers and the other fresh water requirement for Anti-Smog Gun is allowed to be supplied through tankers
3. Sensors to measure ground water level/Piezometers certified by CGWB should be installed by the PP immediately. These piezometers should have IoT facility and send data to the server for storage. Weekly data from these piezometer should be submitted along with EC compliance report. Calibration of these sensors should be done once in 6 months. Data of these piezometers should be also be
  - a) Highlighted on PP website with monthly updation.
  - b) Shared with DJB (ground water division) on quarterly basis.

### **C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):**


*The SEIAA approved the recommendations of SEAC made on 03.05.2023 for issuance of Environmental Clearance (EC) to the project with omission of specific conditions at point no.12 of SEAC recommendation and with the additional specific conditions as follows:*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

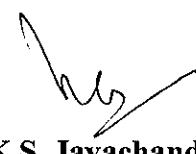
  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

- 1. The Project Proponent should implement the guidelines/ mechanism for using Anti-Smog Gun in construction and Demolition projects having built-up area greater than 20,000 sqm issued by Department of Environment, NCT of Delhi, vide letter no. F. No.DPCC/(12)(1)(285)lab2020/2790- 2810 dated 16.09.2021 available at [https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF\\_43\\_723774.PDF](https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF_43_723774.PDF) Dfread alongwith guidelines of CPCB.Besides use of Anti-Smog Gunn the Project Proponent shall ensure that environment friendly Dust suppressant and soil stabilising chemical would be sprayed at prescribed interval on unpaved area of the construction sites to agglomerate the fine dust particles into aggregate too large to become airborne. This must be done in all those areas where there is movement of trucks and other construction machinery at frequent intervals to prevent formations of fine dust particles*
- 2. The project proponnet shall register the project on the "Web Portal" for online remote monitoring by the agencies concerned and deploy anti smog guns in proportion to the area of construction site as prescribed vide direction no. 69 dated 02.11.2022 issued by Commission for Air Quality Management (CAQM)*
- 3. The Project proponent shall install reference-grade (USEPA approved system) Continuous Particulate Monitoring System consisting of three nods capable of monitoring dust emission from the construction site. The system must have the capacity for simultaneous monitoring of PM2.5 and PM10 and equip for data transfer on a real-time basis to the server of DPCC.*
- 4. Green building norms should be followed with a 5 star GRIHA/IGBC/ASSOCHAM GEM rating.*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**Agenda No: 06**

**Case No. 432**

<b>Name of the Project</b>	Construction of Multi-Specialty "Mahavir Hospital" at Sector-14 (extn), Rohini, Delhi-110085
<b>Project Proponent</b>	Mahasati Mohan Devi Jain ShikshanSamiti
<b>Consultant</b>	PerfactEnviro Solutions Pvt Ltd
<b>Proposal No.</b>	SIA/DL/INFRA2/402720/2022
<b>File No.</b>	DPCC/SEIAA-IV/C-432/DL/2022

**A. Details of the Proposed Project are as under:**

1. The Proposal is for grant of EC for Proposed Multi-Specialty Hospital" Mahavir Hospital", Rohiniby M/s Mahasati Mohan Devi Jain ShikshanSamiti.
2. The Project is located at **Latitude: 28°42'21.06"N; Longitude: 77° 7'45.87"E.**

**3. Area Details:**

The Total Plot Area of the project is 4046.8 sqm. The Proposed Total Built-up Area is 28732.07 sqm. The Proposed FAR Area is 13820.25 sqm. The Proposed Ground Coverage is 1369.63 sqm. Existing Built-up area of 2020 sqm will be demolished. Total no. of expected population will be 2597 persons. Total no. of towers will be 1. The no. of beds will be- IPD Beds: 284, Transit Beds: 6, Day care beds: 75. Maximum No. of Floors will be 3 B+G+13. The maximum height of the building will be 63 m.

**4. Water Details:**

**During Construction Phase,** Total water requirement will be 18 KLD out of which water required for construction activity will be approx. 11 KLD which will be taken from treated water from STP and pre-treatment will be provided to the STP treated water at the site. The Remaining 7 KLD will be taken from the tanker supply

**During Operational Phase,** Total Water requirement of the project will be 327 KLD which will be met by 147 KLD of Fresh water from DJB and 180 KLD treated water from in house STP. Waste water from Laundry and Labs will be 14 KLD will be treated in ETP capacity of 21 KLD and which will further treated in in-house STP. Total Waste water generated from the project will be 192 KLD which will be treated in house STP of 240 KLD capacity. Treated Water from STP will be 180 KLD which will be recycled and reused for Flushing (77 KLD), Cooling (98 KLD), Gardening (5 KLD).


For Rain Water Harvesting (RWH), 1 pit and 2 Storage tanks will be provided.

**5. Solid Waste Details**


**During Construction Phase,** total solid waste generation will be 15 kg/day. The debris of C&D material will be used in backfilling, roads etc. & rest will be sent to authorized C&D waste management site at Burari.

**During the Operation Phase,** Approx. 940 Kg/day of Solid Waste will be generated from the project. Out of which, the Biodegradable waste (564 kg/day) will be subjected to composting by organic waste converter. The Non-Recyclable waste (139.4 kg/day)

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(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

and Plastic waste (92 kg/day) will be disposed through Govt. approved agency. The Bio-Medical waste will be 140 kg/day which will be given to approved agency.

01 Nos. of OWC of capacity 170 Kg/batch (4 batches/day/OWC) will be installed.

### 6. Power Details

**During Operation Phase**, Total Power requirement will be 1505.12 kW which will be met by the NDMC. For Power Back up, Hybrid DG sets of Capacity 2 x 1250 kVA will be installed.

2% of total energy consumption (i.e 30 kW) will be met through renewable energy.

7. **Parking Facility Details:** Total Proposed Parking is 327 ECS.


8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 22.09 Km and from Asola Wildlife Sanctuary is 24.30 Km.

9. **Plantation Details:** The proposed Green Area is 404.68 sqm (10 % of plot area). There are 33 no. of trees existing at site out of which 6 will be cut/ felled and rest shall be transplanted. Total no. of proposed trees is 60 nos. within project site

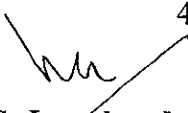
10. **Cost Details:** Total Cost of the project is Rs 153 crores.

After due deliberations, the SEAC in its 120<sup>th</sup> Meeting held on 09.12.2022, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 17.12.2022 vide letter dated 17.12.2022 which is as follows:

S.No.	Information Sought by SEAC during SEAC Meeting dated 09.12.2022	Reply dated 16.01.2023 submitted on 24.01.2023
1.	Water assurance from DJB for meeting the quantum of water supply during operational phase.	PP has informed that they have received NOC in the OBPS from DJB vide letter no. DJB/EE (M)-34/2022/325 dated 05.12.2022.  PP has attached letter dated 05.12.2022 received from DJB.  PP has also attached letters dated 29.11.2022 of DJB regarding NOC and calculation of sewage discharge and IFC charges for the proposed project.
2.	Assurance for supply of Treated Sewage during Construction Phase. PP is required to clarify the arrangement for reusing the aforesaid treated water along with the mechanism proposed for making this water fit for use in construction.	PP has informed that during construction phase the water requirement of 15 KLD will be met by outsourced STP treated water from sector-25 Rohini.  PP has informed that request letter has been submitted for the same on 06.10.2022.  PP has attached characteristics of STP

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

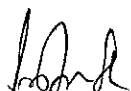
  
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**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

		treated water and standards for construction water.												
3.	Site tree report as per clause 4(1) of Tree Transplantation Policy, 2020.	<p>PP has informed that as per clause 4(1) of Tree Transplantation Policy, 2020, site survey has been done and following are the details of existing trees.</p> <table border="1"> <tr> <td>Total no. of existing trees at site</td> <td>33 nos.</td> </tr> <tr> <td>No. of trees to be transplanted outside the site.</td> <td>18 nos.</td> </tr> <tr> <td>No. of trees to be transplanted within the site.</td> <td>10 nos.</td> </tr> <tr> <td>No. of trees retained at site.</td> <td>5 nos.</td> </tr> <tr> <td>Trees to be cut from site</td> <td>Nil</td> </tr> <tr> <td>Compensatory Plantation</td> <td>180 nos.</td> </tr> </table>	Total no. of existing trees at site	33 nos.	No. of trees to be transplanted outside the site.	18 nos.	No. of trees to be transplanted within the site.	10 nos.	No. of trees retained at site.	5 nos.	Trees to be cut from site	Nil	Compensatory Plantation	180 nos.
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Trees to be cut from site	Nil													
Compensatory Plantation	180 nos.													
4.	Revised proposal for installation of gas based generator sets as discussed during presentation.	PP has informed that Gas based generators will be installed instead of DG sets.												
5.	Technical details of proposed ETP in addition to STP.	PP has attached technical details of proposed ETP in addition to STP.												
6.	Pollution load and abatement plan during construction and operation phase for point and non-point sources with detailed calculation.	PP has attached calculation details of pollution load and abatement plan during construction and operation phase for point and non-point sources.												
7.	Revised Solid Waste generation figure with revised estimation of STP Sludge.	<p>PP has attached revised solid waste generation figures which are as follows:</p> <table border="1"> <thead> <tr> <th>Type of waste</th> <th>Quantity</th> </tr> </thead> <tbody> <tr> <td>Biodegradable</td> <td>564 kg/day</td> </tr> <tr> <td>Non-Biodegradable waste</td> <td>376 kg/day</td> </tr> </tbody> </table>	Type of waste	Quantity	Biodegradable	564 kg/day	Non-Biodegradable waste	376 kg/day						
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**(Sarvagya Kumar Srivastava)**  
 Chairman, SEIAA

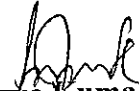
  
**(Reena Gupta)**  
 Member, SEIAA

  
**(K.S. Jayachandran)**  
 Member Secretary, SEIAA

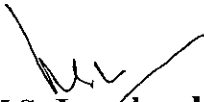
**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

		Bio-Medical Waste	140 kg/day
		<b>Total Waste</b>	<b>1080 kg/day</b>
		PP has informed that they will install 2-OWCs of 170 kg/batch capacity each.	
8.	Dewatering aspect needs to be deliberated in view of high ground water table.	PP has attached dewatering undertaking.	
9.	Plan for handling/ disposal of excavated earth and construction & demolition waste.	PP has attached DJB letter for disposal of excavated earth and construction & demolition waste.	
10.	Revised solar energy utilization to achieve atleast 10 % of power load requirement.	PP has informed that they will provide 9 % of the total power load through renewables resources i.e. 133.61 kW.  PP has attached terrace plan showing location of solar panels.	
11.	Revised landscape plan with demarcated green area with soft green area. Open area should be demarcated as per building bye laws and minimum 20% of the open spaces as required by the building bye laws should be kept as pervious and green area should be increased upto 25 % of plot area and wherever deemed necessary PP to provide grass pavers of suitable type and strength to increase water permeable area as well as to allow fire tender movement. Further, wherever tree plantation being done/ proposed, tree-pit size of 6' x 6' / tree to be adopted as permeable surface of the tree.	PP has attached revised landscape plan with demarcated green area with soft green area.	
12.	Proposal for a provision of toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.	PP has informed that they will provide toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.	
13.	Outlet Parameters of proposed STP during operation phase needs to be	PP has attached outlet parameters of	

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(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA


  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

	revisited in order to check the feasibility of its reuse in flushing, horticulture etc.	proposed STP.														
14.	Specify name and numbers of the post to be engaged by the proponent for implementation and monitoring of environmental parameters.	<p>PP has attached details of Environment Management Cell which will be under supervision of Administrative officer.</p> <p>The composition of Environment Management Cell is as follows:</p> <table border="1"> <thead> <tr> <th>Designation</th> <th>No. of Persons</th> </tr> </thead> <tbody> <tr> <td>Environment Officer</td> <td>01</td> </tr> <tr> <td>Air management Incharge</td> <td>01</td> </tr> <tr> <td>STP &amp; RWH persons</td> <td>01</td> </tr> <tr> <td>Solid waste Collection &amp; disposal person</td> <td>01</td> </tr> <tr> <td>Fire &amp; Safety persons</td> <td>01</td> </tr> <tr> <td><b>Total</b></td> <td><b>05</b></td> </tr> </tbody> </table>	Designation	No. of Persons	Environment Officer	01	Air management Incharge	01	STP & RWH persons	01	Solid waste Collection & disposal person	01	Fire & Safety persons	01	<b>Total</b>	<b>05</b>
Designation	No. of Persons															
Environment Officer	01															
Air management Incharge	01															
STP & RWH persons	01															
Solid waste Collection & disposal person	01															
Fire & Safety persons	01															
<b>Total</b>	<b>05</b>															
15.	Revised cost of EMP needs to be submitted as the same does not include the recurring cost during construction phase. PP is required to submit the Capital and Recurring cost of EMP with inclusion of cost of environmental monitoring during construction & operation phase.	<p>PP has attached revised cost of EMP during construction phase &amp; operation phase which is as follows:</p> <p>During Construction phase, Capital cost will be 33.0 Lacs and Recurring cost will be 8.3 Lacs/ annum.</p> <p>During Operation phase, Capital cost will be 150.0 Lacs and Recurring cost will be 13.5 Lacs/ annum.</p>														
16.	Building height clearance from AAI for the proposed building height.	PP has attached Height clearance letter dated 17.10.2022 from AAI for the proposed building height.														
17.	Revised parking proposal to achieve 30 % of the ECS for electric vehicle. In addition, provision should be made to allow extension of electric charging facility to all parking slots in the future.	<p>PP has informed that they will provide 30 % of the total parking for electric vehicles.</p> <p>PP has also informed that provision will be made to allow extension of electric charging facility to all parking slots in the future.</p>														

  
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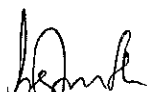
  
**(K.S. Jayachandran)**  
 Member Secretary, SEIAA

## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023


After due deliberations, the SEAC in its 123<sup>rd</sup> Meeting held on 01.02.2023 recommended as follows:

*Based on the information furnished, documents shown & submitted, presentation made by the project proponent and recommended the case to SEIAA for grant of Environmental clearance imposing the following specific conditions:*

1. Treated water of DJB STP should be used for construction purposes with tertiary treatment of treated water of DJB STP to ensure it is fit for construction use.
2. The project proponent shall adhere to the total water requirement – 327 KLD, Fresh water requirement – 147 KLD, Treated water requirement – 180 KLD (for recycling in Flushing (77 KLD), Cooling (98 KLD), Gardening (5 KLD)).
3. The project proponent should adhere to the Cost of Environmental Monitoring as committed i.e. capital cost of Rs.33 Lacs and recurring cost of Rs. 8.3 Lacs/ year during construction phase and capital cost of Rs. 150 Lacs and recurring cost of Rs. 13.5 Lacs/ year during operation phase.
4. Formal approval shall be taken from the DJB/CGWA for any ground water abstraction of dewatering. The project proponent shall adopt suitable measures for controlling ground water backing up around basements.
5. At least 9 % (i.e. 133.61 kW) of the total energy demand to be sourced from Solar (Renewable) energy as committed and try to achieve upto 10% of the total energy demand.
6. No. of Rain water harvesting pit shall be 1 nos. and storage tank of capacity of min. 1 day of total fresh water requirement. Boring for Rain Water Harvesting system should not be permitted/ done before completion of structure work. All recharge should be limited to shallow aquifer. Depth of boring should leave a buffer of atleast 5 m above ground water table.
7. PP shall install gas based generators as committed.
8. The Environment Management Cell consisting of 01 Environment Officer, 01 Air management Incharge, 01 person for STP & RWH, 01 person for Solid waste Collection & disposal, 01 person for Fire & Safety shall be created as committed and made functional before commissioning of the proposed development.
9. Minimum 1 tree for every 80 Sq. Mt of plot area (60 nos) should be planted within the project site.
10. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places. PP to ensure that this should be provided in AC/DC combination. In addition, provision should be made to allow extension of electric charging facility to all parking slots in the future.
11. IoT based Flow Meters/ Sensors should be installed to monitor consumption of fresh water as well as treated water and log book for these flow meters be maintained in a regular manner. Flow meters shall be installed at Inlet of STP, outlet of STP, inlet of flushing tanks, inlet of cooling water tanks and reuse line for horticulture purposes and at the outfall/ sewer connection to be provided only for emergency discharge purposes with prior intimation to regulatory authority. Calibration for all the Flow meters shall be maintained on quarterly basis
12. Green building norms should be followed with a minimum 4 star GRIHA/IGBC/ASSOCHAM GEM rating and Gold rating should be followed up.

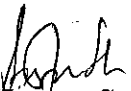
  
(Sarvagya Kumar Srivastava)  
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(Reena Gupta)  
Member, SEIAA


  
(K.S. Jayachandran)  
Member Secretary, SEIAA

## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

13. Construction & Demolition waste should be disposed of at authorized C&D waste collection centre/ processing unit.
14. Wind- breaker of appropriate height i.e. 1/3<sup>rd</sup> of the building height and maximum up to 10 metres shall be provided all around the project site before the start of construction and demolition work.
15. The Project Proponent should take measures for control of Dust Pollution during construction phase in the Environmental Management Plan by taking measures as per MoEF&CC Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay KulshreshthaVs Union of India & others, CAQM/CPCB/DPCC extant statutory orders/guidelines/directions issued time to time including registration/ self-audit on Dust Pollution Control Self-Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.
16. Project proponent shall be responsible for establishment, operation and maintenance of all common facilities and also for compliance of EC conditions during operation stage.
17. The cost of Environment Management Plan should be distinctly allocated in the budget of the project and details of the same along with time frame of the implementation should be reported in six monthly monitoring reports.
18. In view of MoEF&CC Office Memorandum No. 21-270/2008-IA.III dated 19.06.2013 read with MoEF&CC Office Memorandum No. 22-154/2015-IA.III dated 10.11.2015, this environmental clearance is granted focusing only on the environment concerns. The project will be regulated by the concerned local Civic Authorities under the provisions of the relevant provisions of the extant MPD-2021, Building Control Regulations and Safety Regulations.
19. The Environmental Clearance is subject to the condition that concerned local civic agencies will give the permission for use/ occupation of the building only after the written assurance of DJB/ New Delhi Municipal Council / other such local civic authority (as the case may be) regarding supply of adequate water for the residents/ occupiers.
20. Grant of environmental clearance does not necessarily implies that water/ power supply shall be granted to the project and that their proposals for water/ power supply shall be considered by the respective authorities on their merits and decision taking.
21. The investment made in the project, if any, based on environmental clearance so granted, in anticipation of the clearance from water/ power supply angle shall be entirely at the cost and risk of the project proponent and SEAC/SEIAA, Delhi shall not be responsible in this regard in any manner.
22. As proposed, fresh water requirement from DJB shall not exceed 147 KLD. Occupancy Certificate shall be issued only after getting necessary permission for required water supply from DJB/ concerned Authority.
23. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/ reused for flushing, AC makeup water and gardening.
24. The PP shall provide toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.

  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023


25. Energy audit shall be carried out periodically to review energy conservation measures.
26. All sensor/meters based equipments should be calibrated on quarterly basis.
27. Climate responsive design as per Green Building Guidelines in practice should be ensured to the maximum extent.
28. Vegetation should be adopted appropriately on the ground as well as over built structures such as roofs, basements, podiums etc.
29. Green belt development surrounding the campus, avenue tree planting and garden development should commence from the beginning of the construction phase. Only indigenous species should be used for green belt and avenue trees-
30. Exposed roof area and covered parking should be covered with material having high solar reflective index.
31. Building design should cater to the differently-abled citizens.
32. PP shall keep open space unpaved to the maximum extent possible so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
33. All the vibrating parts will be checked periodically and serviced to reduce the noise generation and sound producing equipment.
34. Construction activities will be allowed only during day-time period.
35. Lubrication will be carried out periodically for plant machinery.
36. Bio medical waste should be segregated separately to ensure that no bio medical waste leachate should enter in the Rain water harvesting system.
37. Advanced oxidation process should be used in STP and ETP to ensure proper treatment of drug residues and its metabolites.
38. PP shall adopt proper management strategy for Bio-medical waste/ Liquid effluent as per Bio-Medical Waste Management Rules, 2016 and relevant guidelines of MoEF&CC/ CPCB.

The recommendations of SEAC were considered in 69<sup>th</sup> meeting of SEIAA held on 10.03.2023 and as per Minutes of meeting issued on 01.05.2023 the SEIAA during its aforesaid meeting took the following decisions (s):

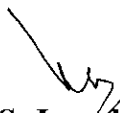
The SEIAA decided to refer back the case to SEAC for re-examination of tree aspect and water assurances.

In the meantime the PP vide its letter dated 24.04.2023, quoting the provisions of para 8 (i) and 8(ii) of EIA Notification, 2006 informed that they are presuming the grant of deemed Environmental Clearance due to the time period passed after the recommendation of SEAC.

During appraisal earlier, the PP informed that during construction total water requirement will be 18 KLD out of which water required for construction activity will be approx. 11 KLD which will be taken from treated water from STP and pre-treatment will be provided to the STP treated water at the site. The Remaining 7 KLD will be taken from the tanker supply. Subsequently the PP informed that during construction phase the water requirement of 15 KLD will be met by outsourced STP treated water from Sector-25 Rohini. PP has informed that request letter has been submitted for the same on 06.10.2022.

  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

Regarding the assurance of fresh water supply of 147 KLD during operation phase, PP has informed that they have received NOC in the OBPS from DJB vide letter no. DJB/EE (M)-34/2022/325 dated 05.12.2022, PP has attached letter dated 05.12.2022 received from DJB. PP has also attached letters dated 29.11.2022 of DJB regarding NOC and calculation of sewage discharge and IFC charges for the proposed project.

Total no of trees existing at site -33 no, no of trees to be transplanted within site -10 nos, no of trees to be transplanted outside-18 no, no of trees to be retained-05 nos and compensatory plantation purposed -180 nos.60 No. of plants are proposed within project site. Tree plantation demarcated on landscape has been uploaded vide ADS reply dated 16.01.2023 uploaded on 24.01.2023.


### **B. After due deliberations, the SEAC in its 127<sup>th</sup> Meeting held on 03.05.2023 recommended as follows:**

During the appraisal of the project the request dated 06.10.2022 submitted to DJB for supply of STP treated water to the tune of 15 KLD. During the meeting the PP submitted the DJB letter dated 06.02.2023 for supply of treated sewage. The major water demand projection is for the operation phase of the project for which the project proponent has obtained NOC vide DJB letter dated 05.12.2022 subsequent to deposition of IFC charges.

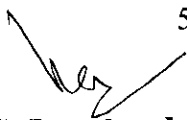
Regarding tree plantation the SEAC recommended the EC with the condition to plant 60 nos. of trees within project site. However, the compensatory plantation informed by the project proponent was re-examined and it was found the compensatory plantation in the ratio of 10:1 for each affected tree is required to be done. Therefore SEAC recommended the proposal again to SEIAA for grant of EC with additional conditions that:

1. PP shall complete the compensatory tree plantation taking the affected trees as 28 and as per the tree cutting permission to be obtained from Forest Department, GNCTD.
2. Bills/Receipt issued by DJB against purchase of treated water from Rohini STP should be part of six monthly EC compliance report. Bills issued by private agency for supply water will not be sufficient.
3. During construction phase, only drinking water required by the labourers and the other fresh water requirement for Anti-Smog Gun is allowed to be supplied through tankers
4. Sensors to measure ground water level/Piezometers certified by CGWB should be installed by the PP immediately. These piezometers should have IoT facility and send data to the server for storage. Weekly data from these piezometer should be submitted along with EC compliance report. Calibration of these sensors should be done once in 6 months. Data of these piezometers should be also be

- a) Highlighted on PP website with monthly updation.
- b) Shared with DJB (ground water division) on quarterly basis.

  
(Sarvagya Kumar Srivastava)  
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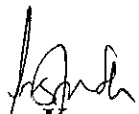
  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
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**C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):**

*The SEIAA approved the recommendations of SEAC made on 03.05.2023 for issuance of Environmental Clearance (EC) to the project with omission of specific conditions at point no.12 of SEAC recommendation and with the additional specific conditions as follows:*

- 1. The Project Proponent should implement the guidelines/ mechanism for using Anti Smog Gun in construction and Demolition projects having built-up area greater than 20,000 sqm issued by Department of Environment, NCT of Delhi, vide letter no. F. No.DPCC/(12)(1)(285)lab2020/2790- 2810 dated 16.09.2021 available at [https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF\\_43\\_723774.PDF](https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF_43_723774.PDF) alongwith guidelines of CPCB.Besides use of Anti-Smog Gunn the Project Proponent shall ensure that environment friendly Dust suppressant and soil stabilising chemical would be sprayed at prescribed interval on unpaved area of the construction sites to agglomerate the fine dust particles into aggregate too large to become airborne. This must be done in all those areas where there is movement of trucks and other construction machinery at frequent intervals to prevent formations of fine dust particles*
- 2. The project proponent shall register the project on the "Web Portal" for online remote monitoring by the agencies concerned and deploy anti smog guns in proportion to the area of construction site as prescribed vide direction no. 69 dated 02.11.2022 issued by Commission for Air Quality Management (CAQM)*
- 3. The Project proponent shall install reference-grade (USEPA approved system) Continuous Particulate Monitoring System consisting of three nodes capable of monitoring dust emission from the construction site. The system must have the capacity for simultaneous monitoring of PM2.5 and PM10 and equip for data transfer on a real-time basis to the server of DPCC.*
- 4. Green building norms should be followed with a 5 star GRIHA/IGBC/ASSOCHAM GEM rating.*

  
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**Agenda No: 07**

**Case No. C- 431**


<b>Name of the Project</b>	EC for Proposed Commercial Complex at Plot No-23, Manglam Place, District Centre, Rohini Sector-03 New Delhi by M/s Unity Buildwell Ltd
<b>Project Proponent</b>	Mr. Harsh Vardhan Bansal, Director, M/s Unity Buildwell Ltd, at Plot No-23, Manglam Place, District Centre New Delhi
<b>Consultant</b>	Perfact Enviro Solutions Pvt Ltd (PESPL)
<b>Proposal No.</b>	SIA/DL/INFRA2/403740/2022
<b>File No.</b>	DPCC/SEIAA-IV/C-431/DL/2022

**A. Details of the Proposed Project are as under:**

1. The Proposal is for grant of EC for Proposed Commercial Complex at Plot No-23, Manglam Place, District Centre New Delhi by M/s Unity Buildwell Ltd.
2. The Project is located at **Latitude: 28°41'56.33"N; Longitude: 77° 6'57.37"E.**
3. **Area Details:**  
The Total Plot Area of the project is 1,884 sqm. The Proposed Total Built-up Area is 29,795.734 sqm. The Proposed FAR Area is 13,593.47sqm. The Proposed Non FAR Area is 12,558.985 sqm. The Proposed Ground Coverage is 1,454.303 sqm. The total no. of Basements will be 2. The total nos. of floors will be 2B+Service Floor G+16. The total no of expected population is 2760 persons (1074 Staff and 1686 Visitors). The Max. Height of the building (upto the terrace level including mummy and OHT Tanks) is 80.6 m.
4. **Water Details:**  
**During Construction Phase,** Total water requirement will be 19 KLD out of which 17 KLD Water will be sourced through treated water from nearby STP for construction activities. For domestic use, 2 KLD water will be sourced through tankers. Mobile toilets will be provided at the site.  
**During Operational Phase,** Total Water requirement of the project will be 118 KLD which will be met by 41 KLD of Fresh water from Delhi Jal Board and 77 KLD of treated water will be sufficed from inhouse STP. Total Waste water generated from the project will be 83 KLD which will be treated in house STP of 100 KLD capacity. Treated Water from STP will be 77 KLD which will be recycled and reused for Flushing (38 KLD), DG&HVAC Cooling (36 KLD) & Misc (03 KLD). No Excess treated water will be there. It will be a ZLD complex  
Number of Rain Water Harvesting (RWH) Pit proposed is 3 nos.
5. **Solid Waste Details**  
**During Construction Phase,** Approx. 58.5 kg/day of solid waste will be generated from laborers which will be sent to Solid waste site. The construction waste material will be used to refilling. Total 15 KLD of waste water generated from labourers will be discharged into Mobile STPs.

  
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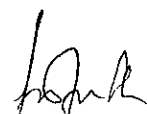
## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

**During the Operation Phase,** Total 1150 Kg/day of Solid Waste will be generated from the project. Out of which, 460 kg/day Bio-Degradable Waste will be treated inhouse OWC of 170 kg/batch capacity (3 batch/day /OWC). Non-Biodegradable Waste generated will be 460 kg/day and disposed through authorized vendors and 230 kg/day of plastic waste which will be given to authorised recyclers.


6. **Power Details:** Total Power requirement will be 2500 kVA and will be met from TPDDL. For Power Back up, 03 Nos. of DG sets of Capacity 2385 KVA (1x500 kVA + 1x1400 kVA & 1X1400 kVA (standby)) will be installed.
7. **Parking Facility Details:** Total Proposed Parking is 78 ECS (36 ECS in Basement-I and 42 ECS in basement-II).
8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 22.57 Km ESZ, and from Asola Wildlife Sanctuary is 25.04 Km ESZ.
9. **Plantation Details:** PP submitted that the project is part of District center and is to be constructed on the actual plot lines, therefore no green area is possible on ground level as no setbacks can be left. However, small planters etc can be planted in, few corners of the passages.
10. **Cost Details:** Total Cost of the project is Rs 50.88 Crores.

After due deliberations, the SEAC in its 119<sup>th</sup> Meeting held on 25.11.2022, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 17.12.2022 vide letter dated 17.12.2022 which is as follows:

S.No.	Information Sought by SEAC during SEAC Meeting dated 25.11.2022	Reply dated 17.12.2022 submitted on 17.12.2022
1.	Aspect related to dewatering needs to be explained/ elaborated in view of higher ground water table.	PP has informed that they have adjusted the basements height, in lieu of the higher water table zone to omit or minimize the dewatering process.  PP has enclosed building typical section for reference.
2.	Proposal for tree plantation in lieu of plantation required to be done within project site.	PP has informed that this project is part of the District Centre, adequate green area is provided & recorded per Master Plan.  Whereas the provision of parking & green area has been marked in various pockets for the plot allotted under various categories. In total 64,450 sqm of green area is provided on 2,24,834.50sqm.  PP has enclosed Master Plan for reference.


  
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(Reena Gupta)  
Member, SEIAA

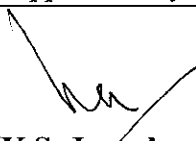
  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

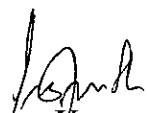
3.	Parking provision needs to be justified with deductions provisioning.	<p>PP has informed that project being a part of the District Centre, pool parking norms are applicable to the project.</p> <p>PP has informed that parking provision for allotted FAR in the said plot has already been done in pool parking adjacent to the plot. However, required number of ECS on purchasable FAR is 110 ECS. Since Dynamic Parking Norms are also applicable to the project due to proximity of under 500 meters from the metro corridor line. Hence required number of ECS shall be dropped to 77 ECS which is provided within the basements.</p> <p>PP has informed that the nearest metro station to the proposed project will be Pushpanjali and DeepaliChowk metro station that is under construction metro line of phase IV.</p> <p>PP has attached metro network map — showing proposed metro station.</p>
4.	Supporting documents for claimed FAR/ purchased FAR for the project.	PP has attached copy of claimed FAR/ purchased FAR for the project.
5.	Revised proposal for Gas Based Generators sets for power backup.	PP has informed that Hybrid DG sets 3 No. (1 x 500 KVA and 1 x 1400 KVA and Standby 1 x 1400) will be installed.
6.	Power supply assurance from TPDDL/ BSES or the application submitted to the concerned agencies.	PP has attached Power Assurance acknowledgement letter from TPDDL.
7.	Copy of Master plan for District Centre indicating provisions for green belt/ tree plantation and percentage of open area as pervious area.	PP has attached copy of Master plan for District Centre indicating provisions for green belt.
8.	Revised Rain water harvesting/ retention plan needs to be submitted with the storage capacity of min. 1 day of total fresh water requirement along with layout and location plan.	<p>PP has informed that Rainwater Harvesting tank having 5.40 X 2.40 X 3.25 meters in size will be provided.</p> <p>PP has attached design of the Rainwater harvesting system approved by the Delhi</p>


  
**(Sarvagya Kumar Srivastava)**  
**Chairman, SEIAA**

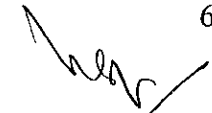
  
**(Reena Gupta)**  
**Member, SEIAA**

  
**(K.S. Jayachandran)**  
**Member Secretary, SEIAA**

		Jal Board.																		
9.	Water requirement for Anti-Smog Gun needs to be accounted for in fresh water requirement during construction phase.	<p>PP has attached Revised water management during construction phase whose details are as follows:</p> <table border="1"> <thead> <tr> <th>S.No.</th> <th>Particulars</th> <th>Quantity</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td><b>Total Water Requirement</b></td> <td>15 KLD</td> </tr> <tr> <td>2.</td> <td><b>Fresh Water Requirement</b></td> <td>10 KLD</td> </tr> <tr> <td></td> <td>For Labour purposes.</td> <td>2 KLD</td> </tr> <tr> <td></td> <td>For Anti-Smog Guns</td> <td>8 KLD</td> </tr> <tr> <td>3.</td> <td><b>Treated Water Requirement for construction purposes.</b></td> <td>5 KLD</td> </tr> </tbody> </table>	S.No.	Particulars	Quantity	1.	<b>Total Water Requirement</b>	15 KLD	2.	<b>Fresh Water Requirement</b>	10 KLD		For Labour purposes.	2 KLD		For Anti-Smog Guns	8 KLD	3.	<b>Treated Water Requirement for construction purposes.</b>	5 KLD
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10.	Air pollution abatement plan for the air pollutants like PM2.5 , PM10, SOx , Nox etc.	PP has attached Air pollution abatement plan.																		
11.	Revised solar energy utilization to achieve atleast 10 % of power load requirement.	PP has informed that they have considered the complete terrace area and after checking the feasibility, 5 % of the total power load (2500 KVA) i.e 125 KVA Solar panel will be installed.																		
12.	Revised EMP (Environment Management Plan) for dust mitigation measures during construction as per MoEF Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay KulshreshthaVs Union of India &	<p>PP has attached revised EMP.</p> <p>During construction phase, Capital cost will be 44.0 Lacs and Recurring cost will be 7.8 Lacs/ annum.</p>																		

  
 (Sarvagya Kumar Srivastava)  
 Chairman, SEIAA

  
 (Reena Gupta)  
 Member, SEIAA

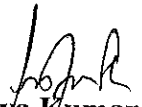
  
 (K.S. Jayachandran)  
 Member Secretary, SEIAA

**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

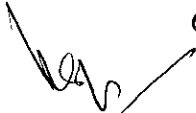
	others/ CAQM Directions issued time to time including registration on Dust Pollution Control Self-Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.															
13.	Assurance for supply of Treated Sewage during Construction Phase. PP is required to clarify the arrangement for reusing the aforesaid treated water along with the mechanism proposed for making this water fit for use in construction.	PP has attached request letter for water assurance during the construction phase submitted to DJB.														
14.	Water assurance from DJB for meeting the water supply during operational phase.	PP has attached request letter for water assurance during the operation phase submitted to DJB.														
15.	Specify name and numbers of the post to be engaged by the proponent for implementation and monitoring of environmental parameters	PP has attached Revised Environmental management plan specifying name and numbers of the post to be engaged. <table border="1" data-bbox="868 1027 1442 1503"> <thead> <tr> <th>Designation</th> <th>No. of Persons</th> </tr> </thead> <tbody> <tr> <td>Environment Officer</td> <td>01</td> </tr> <tr> <td>Maintenance In-charge</td> <td>01</td> </tr> <tr> <td>STP persons</td> <td>01</td> </tr> <tr> <td>RWH persons</td> <td>01</td> </tr> <tr> <td>Solid waste Collection &amp; disposal person</td> <td>01</td> </tr> <tr> <td><b>Total</b></td> <td><b>05</b></td> </tr> </tbody> </table>	Designation	No. of Persons	Environment Officer	01	Maintenance In-charge	01	STP persons	01	RWH persons	01	Solid waste Collection & disposal person	01	<b>Total</b>	<b>05</b>
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<b>Total</b>	<b>05</b>															
16.	Proposal for mobile STP during construction phase.	PP has informed that mobile STP during construction phase will be provided.														

Project proponent vide mail dated 21.12.2022 requested SEAC for deferment of the proposal for next meeting.

After due deliberations, the SEAC in its 121<sup>st</sup> meeting held on 22.12.2022 decided to defer the proposal for next meeting in view of request received from project proponent vide mail dated 21.12.2022. However, SEAC recommended to seek additional information in addition to submission of complete information asked earlier which has been responded back by the project proponent on 03.01.2023 vide letter dated 03.01.2023 which is as follows:

  
**(Sarvagya Kumar Srivastava)**  
**Chairman, SEIAA**

  
**(Reena Gupta)**  
**Member, SEIAA**


  
**(K.S. Jayachandran)**  
**Member Secretary, SEIAA**

**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

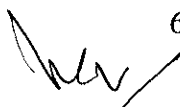
S.No.	Information Sought by SEAC during SEAC Meeting dated 22.12.2022	Reply submitted on 03.01.2023															
1.	Fresh Proposal for deployment of minimum 04 Nos. of Anti-Smog Guns with the fresh estimation of the water requirement taking into account that ASG uses 40-250 Litre of water per minute depending upon the type of nozzles used as per guidelines of ASG and CAQM directions.	<p>PP has informed that 4 no. of anti-smog guns will be installed during the construction phase.</p> <p>PP has attached Revised water management during construction phase whose details are as follows:</p> <table border="1" data-bbox="850 585 1404 1272"> <thead> <tr> <th>S.No.</th> <th>Particulars</th> <th>Quantity</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Total Water Requirement</td> <td>19 KLD</td> </tr> <tr> <td>2.</td> <td>Fresh Water Requirement for Labourers</td> <td>2 KLD</td> </tr> <tr> <td>3.</td> <td>Treated water requirement for Anti-Smog Guns</td> <td>12 KLD</td> </tr> <tr> <td>4.</td> <td>Treated Water Requirement for construction purposes.</td> <td>5 KLD</td> </tr> </tbody> </table>	S.No.	Particulars	Quantity	1.	Total Water Requirement	19 KLD	2.	Fresh Water Requirement for Labourers	2 KLD	3.	Treated water requirement for Anti-Smog Guns	12 KLD	4.	Treated Water Requirement for construction purposes.	5 KLD
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3.	Treated water requirement for Anti-Smog Guns	12 KLD															
4.	Treated Water Requirement for construction purposes.	5 KLD															
2.	Water assurance from Delhi Jal Board to meet the fresh water demand during operation phase.	PP has attached a letter dated 27.12.2022 from DJB stating that DJB will give permission for new water connection as per availability of water, feasibility and sewer connection after deposition of IFC and after completion of building.															
3.	Revised proposal with Gas based generator sets.	PP has informed that they will provide 3 no. of Hybrid DG sets of capacity (1x500 kVA and 1x1400 kVA and Standby 1x1400)															

The PP submitted a letter dated 05.01.2023 issued by DJB regarding supply of treated sewage water during presentation on 06.01.2023.

After due deliberations, the SEAC in its 122<sup>nd</sup> Meeting held on 06.01.2023, based on the information furnished, documents shown & submitted, presentation made by the project

  
**(Sarvagya Kumar Srivastava)**  
 Chairman, SEIAA

  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

proponent recommended to seek the additional information which has been responded back by the project proponent on 24.01.2023 vide letter dated 17.01.2023 which is as follows:

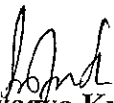
S.No.	Information Sought by SEAC during SEAC Meeting dated 06.01.2023	Reply dated 17.01.2023 submitted on 24.01.2023
1.	Elaborate mitigation plan of increase in air pollution due to upcoming project with specific pollutant wise details.	PP has attached mitigation plan for the same.
2.	Revised report of air pollution generation due to parking and vehicular movement.	PP has attached revised air pollution report.


After due deliberations, the SEAC in its 123<sup>rd</sup> Meeting held on 01.02.2023 recommended as follows:


*Based on the information furnished, documents shown & submitted, presentation made by the project proponent and recommended the case to SEIAA for grant of Environmental clearance imposing the following specific conditions:*

### Specific Conditions:

1. Treated water of DJB STP should be used for construction purposes with tertiary treatment of treated water of DJB STP to ensure it is fit for construction use.
2. Use of treated sewage be avoided in Anti-Smog Gun and municipal supply water/ Class A or Class B water without conventional treatment but only after disinfection so as to make water free from coliforms, viruses and bacteria should be used.
3. The project proponent shall adhere to the total water requirement – 118 KLD, Fresh water requirement – 41 KLD, Treated water requirement – 77 KLD (for recycling in flushing – 38 KLD, DG&HVAC Cooling tower – 36 KLD and Misc. 03 KLD.
4. The project proponent should adhere to the Cost of Environmental Monitoring as committed i.e. capital cost of Rs.44Lacs and recurring cost of Rs. 7.8 Lacs/ year during construction phase and capital cost of Rs. 139.5 Lacs and recurring cost of Rs. 11.5 Lacs/ year during operation phase.
5. Formal approval shall be taken from the DJB/CGWA for any ground water abstraction of dewatering. The project proponent shall adopt suitable measures for controlling ground water backing up around basements.
6. At least 5 % (i.e. 125 kVA) of the total energy demand to be sourced from Solar (Renewable) energy as committed and try to achieve upto 10% of the total energy demand.
7. No. of Rain water harvesting pit shall be 3 nos. and storage tank of capacity of min. 1 day of total fresh water requirement. Boring for Rain Water Harvesting system should not be permitted/ done before completion of structure work. All recharge should be limited to shallow aquifer. Depth of boring should leave a buffer of atleast 5 m above ground water table.


  
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(Reena Gupta)  
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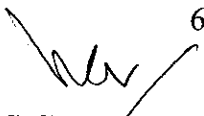
  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

8. The Environment Management Cell consisting of 01 person as Environment Officer, 01 person as Maintenance In-charge, 01 person for STP, 01 person for RWH and 01 person for Solid waste Collection & disposal shall be created as committed and made functional before commissioning of the proposed development.
9. The PP shall install the gas based generator sets as a first option, hybrid generator sets (with 70 % gas based fuel and 30 % diesel) as a second option. Alternatively the diesel generator sets shall be operated as per extant directions of CPCB/ CAQM guidelines and shall not be operated with due compliances of directions issued under GRAP for Delhi & NCR
10. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places. PP to ensure that this should be provided in AC/DC combination. In addition, provision should be made to allow extension of electric charging facility to all parking slots in the future.
11. IoT based Flow Meters/ Sensors should be installed to monitor consumption of fresh water as well as treated water and log book for these flow meters be maintained in a regular manner. Flow meters shall be installed at Inlet of STP, outlet of STP, inlet of flushing tanks, inlet of cooling water tanks and reuse line for horticulture purposes and at the outfall/ sewer connection to be provided only for emergency discharge purposes with prior intimation to regulatory authority. Calibration for all the Flow meters shall be maintained on quarterly basis
12. Green building norms should be followed with a minimum 3 star GRIHA/IGBC/ASSOCHAM GEM rating and Gold rating should be followed up.
13. Construction & Demolition waste should be disposed of at authorized C&D waste collection centre/ processing unit.
14. Wind- breaker of appropriate height i.e. 1/3<sup>rd</sup> of the building height and maximum up to 10 metres shall be provided all around the project site before the start of construction and demolition work.
15. The Project Proponent should take measures for control of Dust Pollution during construction phase in the Environmental Management Plan by taking measures as per MoEF&CC Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & others, CAQM/CPCB/DPCC extant statutory orders/guidelines/directions issued time to time including registration/ self audit on Dust Pollution Control Self-Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.
16. Project proponent shall be responsible for establishment, operation and maintenance of all common facilities and also for compliance of EC conditions during operation stage.
17. The cost of Environment Management Plan should be distinctly allocated in the budget of the project and details of the same along with time frame of the implementation should be reported in six monthly monitoring reports.
18. In view of MoEF&CC Office Memorandum No. 21-270/2008-IA.III dated 19.06.2013 read with MoEF&CC Office Memorandum No. 22-154/2015-IA.III dated 10.11.2015, this environmental clearance is granted focusing only on the environment concerns.

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA


  
(Reena Gupta)  
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(K.S. Jayachandran)  
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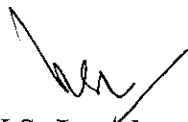


## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

- The project will be regulated by the concerned local Civic Authorities under the provisions of the relevant provisions of the extant MPD-2021, Building Control Regulations and Safety Regulations.
19. The Environmental Clearance is subject to the condition that concerned local civic agencies will give the permission for use/ occupation of the building only after the written assurance of DJB/ New Delhi Municipal Council / other such local civic authority (as the case may be) regarding supply of adequate water for the residents/ occupiers.
  20. Grant of environmental clearance does not necessarily implies that water/ power supply shall be granted to the project and that their proposals for water/ power supply shall be considered by the respective authorities on their merits and decision taking.
  21. The investment made in the project, if any, based on environmental clearance so granted, in anticipation of the clearance from water/ power supply angle shall be entirely at the cost and risk of the project proponent and SEAC/SEIAA, Delhi shall not be responsible in this regard in any manner.
  22. As proposed, fresh water requirement from DJB shall not exceed 41 KLD. Occupancy Certificate shall be issued only after getting necessary permission for required water supply from DJB/ concerned Authority.
  23. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/ reused for flushing, AC makeup water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
  24. The PP shall provide toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.
  25. Energy audit shall be carried out periodically to review energy conservation measures.
  26. All sensor/meters based equipments should be calibrated on quarterly basis.
  27. Climate responsive design as per Green Building Guidelines in practice should be ensured to the maximum extent.
  28. Vegetation should be adopted appropriately on the ground as well as over built structures such as roofs, basements, podiums etc.
  29. Exposed roof area and covered parking should be covered with material having high solar reflective index.
  30. Building design should cater to the differently-abled citizens.
  31. PP shall keep open space unpaved to the maximum extent possible so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
  32. All the vibrating parts will be checked periodically and serviced to reduce the noise generation and sound producing equipment.
  33. Construction activities will be allowed only during day-time period.
  34. Lubrication will be carried out periodically for plant machinery.
  35. The tree plantation will be done in the command area of the district center with due permission of Manglam Place Authority.
  36. The project proponent shall install scrubber and catalytic convertor for air filtration system in basement.

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

The recommendations of SEAC were considered in 69<sup>th</sup> meeting of SEIAA held on 10.03.2023 and as per Minutes of meeting issued on 01.05.2023 the SEIAA during its aforesaid meeting took the following decisions (s):

The SEIAA decided to refer back the case to SEAC for re-examination of tree aspect and water assurances.

In the meantime the PP vide its letter dated 10.04.2023 requested to release the Minutes of the SEIAA dated 10.03.2023 and vide another letter dated 19.04.2023, quoting the provisions of para 8 (i) and 8(ii) of EIA Notification, 2006 informed that they are presuming the grant of deemed Environmental Clearance due to the time period passed after the recommendation of SEAC.

The PP in its proposal submitted that the project is part of District Centre and is to be constructed on the actual plot lines; therefore no green area is possible on ground level as no setbacks can be left. However, small planters etc can be planted in, few corners of the passages.

Regarding tree plantation in lieu of plantation required to be done within project site the project proponent in response of the ADS raised in pursuance of meeting dated 25.11.2022 the PP has informed that this project is part of the District Centre, adequate green area is provided & recorded per Master Plan. Whereas, the provision of parking & green area has been marked in various pockets for the plot allotted under various categories. In total 64,450 sqm of green area is provided on 2,24,834.50sqm. PP has enclosed Master Plan for reference.


Regarding information about trees existing at site, the PP at S. No. 1.2 of Form I mentioned not applicable and at S.No. 3.1 & 3.2 of Form IA mentioned that no vegetation exists at site and no shrubs and bushes present at site respectively.

Fresh water demand of 02 KLD during construction phase is proposed to be met through tankers and for Fresh water demand of 41 KLD during operation phase PP has attached a letter dated 27.12.2022 from DJB stating that DJB will give permission for new water connection as per availability of water, feasibility and sewer connection after deposition of IFC and after completion of building.


### **B. After due deliberations, the SEAC in its 127<sup>th</sup> Meeting held on 03.05.2023 recommended as follows:**

During the meeting, the representative of the PP also appeared and reconfirmed that there is no tree existing at site. The project is a part of District Centre and tree plantation within the project site is not possible as the project is to be constructed on the actual plot lines. The green area is to be provided in various pockets as per Master Plan of the District centre. Accordingly, the SEAC has not recommended the condition of tree plantation within the project site and imposed the conditions number 35.

Regarding water assurances the project proponent has submitted letter dated 05.01.2023 for supply of treated sewage proposed to be used during construction phase and for fresh water demand of 41 KLD during operation phase the PP has submitted a letter dated 27.12.2022

  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

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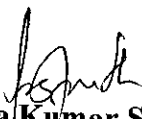
In view of above, the SEAC again recommend the project for grant of EC reiterating the conditions of tree plantation more specifically that minimum 24 nos of trees in the command area of the District Centre will be done with due permission of Mangalam Place Authority along with additional conditions:


1. Bills/Receipt issued by DJB against purchase of treated water from Rohini STP should be part of six monthly EC compliance report. Bills issued by private agency for supply water will not be sufficient.
2. During construction phase, only drinking water required by the labourers and the other fresh water requirement for Anti-Smog Gun is allowed to be supplied through tankers
3. Sensors to measure ground water level/Piezometers certified by CGWB should be installed by the PP immediately. These piezometers should have IoT facility and send data to the server for storage. Weekly data from these piezometer should be submitted along with EC compliance report. Calibration of these sensors should be done once in 6 months. Data of these piezometers should be also be
  - a) Highlighted on PP website with monthly updation.
  - b) Shared with DJB (ground water division) on quarterly basis.

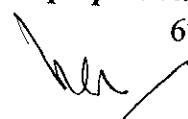
### C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):

*The SEIAA approved the recommendations of SEAC made on 03.05.2023 for issuance of Environmental Clearance (EC) to the project with omission of specific conditions at point no.09 and 12 of SEAC recommendation and with the additional specific conditions as follows:*

1. *The Project Proponent should implement the guidelines/ mechanism for using Anti-Smog Gun in construction and Demolition projects having built-up area greater than 20,000 sqm issued by Department of Environment, NCT of Delhi, vide letter no. F. No.DPCC/(12)(1)(285)lab2020/2790- 2810 dated 16.09.2021 available at [https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF\\_43\\_723774.PDF](https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF_43_723774.PDF) alongwith guidelines of CPCB. Besides use of Anti-Smog Gunn the Project Proponent shall ensure that environment friendly Dust suppressant and soil stabilising chemical would be sprayed at prescribed interval on unpaved area of the construction sites to agglomerate the fine dust particles into aggregate too large to become airborne. This must be done in all those areas where there is movement of trucks and other construction machinery at frequent intervals to prevent formations of fine dust particles*
2. *The project proponent shall register the project on the "Web Portal" for online remote monitoring by the agencies concerned and deploy anti smog guns in proportion to the*


  
(Sarvagya Kumar Srivastava)  
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(Reena Gupta)  
Member, SEIAA

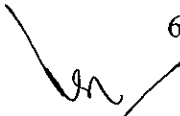
  
(K.S. Jayachandran)  
Member Secretary, SEIAA

*area of construction site as prescribed vide direction no. 69 dated 02.11.2022 issued by Commission for Air Quality Management (CAQM)*

- 3. The Project proponent shall install reference-grade (USEPA approved system) Continuous Particulate Monitoring System consisting of three nodes capable of monitoring dust emission from the construction site. The system must have the capacity for simultaneous monitoring of PM2.5 and PM10 and equip for data transfer on a real-time basis to the server of DPCC.*
- 4. Green building norms should be followed with a 5 star GRIHA/IGBC/ASSOCHAM GEM rating.*
- 5. The PP shall install the gas based generators for power backup.*

  
(Sarvagya Kumar Srivastava)  
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Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA


**Agenda No: 08**

**Case No. 443**

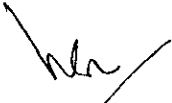
<b>Name of the Project</b>	Proposed Hospital for Vikrant Children Foundation and Research Center, on land measuring 1.4 hectare in Saket, New Delhi
<b>Project Proponent</b>	M/s Vikrant Children Foundation and Research Center
<b>Consultant</b>	M/s Ind Tech House Consult
<b>Proposal No.</b>	SIA/DL/INFRA2/418770/2023
<b>File No.</b>	DPCC/SEIAA-IV/C-443/DL/2023

**A. Details of the Proposed Project are as under:**

1. The Proposal is for grant of EC for Construction of Proposed Hospital for Vikrant Children Foundation and Research Center, on land measuring 1.4 hectare in Saket, New Delhi by M/s Vikrant Children Foundation and Research Centre.
2. The Project is located at **Latitude**28°31'39.01"N; **Longitude:** 77°12'46.11"E.
3. **Area Details:**  
The Total Plot Area of the project is 14,000 sqm. The Proposed Total Built-up Area is 65,720.48 sqm. The Proposed FAR Area is 24,197.73 sqm. The Proposed Non-FAR Area is 41,522.76 sqm. The Proposed Ground Coverage for Hospital is 2,858.62 sqm and proposed ground coverage area for MLCP is 349.075 sqm. Maximum numbers of beds are 359 numbers and Maximum numbers of floors will be 4B +G+ 10F+ 1S. Total no. of expected population will be 3199 persons (359 -Patient beds, 240 -consultant Room Staff, 2400 -Consultant room visitors and 200- security & Maintenance & other staff). The maximum height of the building will be 47.65 m (MLCP).
4. **Water Details:**  
**During Construction Phase:** Water requirement will be met through treated tanker water supply  
**During Operational Phase:** Total Water requirement of the project will be 515 KLD which will be met by 235 KLD of Fresh water from DJB and 280 KLD (250 KLD from on-site STP and 30 KLD excess treated water from nearby places). Total Waste water generated from the project will be 268 KLD (260 KLD flow to STP and 8 KLD Flow to ETP) which will be treated in house STP of 315 KLD capacity & ETP of 10 KLD capacity. Treated Water from STP will be 250 KLD which will be recycled and reused for Flushing (85 KLD), Gardening (15 KLD) & Cooling tower & DG cooling 150 KLD. 30 KLD of excess treated water from tanker water supply will be used for cooling tower & DG cooling. 7 KLD treated water from ETP will be discharged to municipal sewer. 5 RWH pits and 1 Rain water collection tank of capacity 100 KL have been proposed.
5. **Solid Waste Details:**  
**During Construction Phase,** Municipal solid waste will be 82.5 kg/day

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**During the Operation Phase**, Solid waste generation from the facility will be approximately 1.03 TPD, Bio-Medical waste generated will be 0.28 TPD, Organic waste will be 0.41 TPD, Quantity of Hazardous waste Generation will be 2.33 LPD and 22.05 Kg/day sludge will be generated from STP and ETP.

**6. Power Details**

**During Construction Phase**, DG set of 1 x 100 kVA will be operated.

**During Operation Phase**, Total Power requirement will be approx. 2900 kW which will be met by the BSES. For Power Back up, 3 no. of DG sets of total capacity 4500 kVA (3 x 1500 kVA) will be installed.

Solar PV power panels of minimum 87 kWp will be provided. Solar water heating system will be provided.

**7. Parking Facility Details:** Total Proposed Parking is 798 ECS (81ECS Surface parking, 323 ECS MLCP & 394 ECS Basement parking).

**8. Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 9.8 Km and from Asola Wildlife Sanctuary is 4.8 Km.

**9. Plantation Details:** The proposed Green Area is 2309 sqm (16.5 % of plot area). Total numbers of trees present at site 145 numbers (50 Nos will be retained and 95 will be transplanted). Total no of trees proposed are 177 nos.


**10. Cost Details:** Total Cost of the project is approx. INR 344 Crore.

After due deliberations, the SEAC in its 125<sup>th</sup> meeting held on 18.03.2023, based on the information furnished, documents shown & submitted, presentation made by the project proponent SEAC sought the information which has been responded back by the project proponent on 26.04.2023 vide letter dated 18.04.2023.


**B.** After due deliberations, the SEAC in its 127<sup>th</sup> Meeting held on 03.05.2023 recommended the case to SEIAA for grant of Environmental clearance imposing the specific conditions.

**C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):**

*The SEIAA decided to refer back the case to SEAC to re-examine the water assurance obtained by the proposal consisting the option of ground water extraction. The water assurance needs to be firm.*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**Agenda No: 09**

**Case No. 445**

<b>Name of the Project</b>	Development of Hi-Tech Industry (IT/ITES/KBI) at B-15 Lawrence Road Industrial Area, Delhi-110035
<b>Project Proponent</b>	M/s Modern Flour Mills Private Limited
<b>Consultant</b>	PerfactEnvirosolutions Pvt. Ltd
<b>Proposal No.</b>	SIA/DL/INFRA2/425126/2023
<b>File No.</b>	DPCC/SEIAA-IV/C-445/DL/2023

**A. Details of the Proposed Project are as under:**

1. The Proposal is for grant of EC for Development of Hi-Tech Industry (IT/ITES/KBI) at B-15 Lawrence Road Industrial Area, Delhi-110035 by M/s Modern Flour Mills Private Limited.

2. The Project is located at **Latitude:28°40'48.59"N; Longitude: 77° 8'38.75"E.**

**3. Area Details:**


The Total Plot Area of the project is 5,364.548 sqm. The Proposed Total Built-up Area is 39,331.74 sqm (3B+G+14), 1 Block. Existing built-up area is 2498 sqm which will be demolished. The Proposed FAR Area is 16897.11sqm. The proposed Non-FAR Area is 22434.63sqm. The Proposed Ground Coverage is 2004.210 sqm. Total no. of basements will be 3 nos with total area of 11681.820 sqm. Total no. of expected population will be 2943 persons (2630 nos. of staff (IT), 263 Nos of visitors and 50 nos of staff maintenance). Total no. of blocks will be 1. The maximum height of the building will be 66m.

**4. Water Details:**

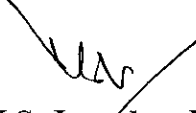
**During Construction Phase,**Total water requirement will be 24 KLD out of which 6 KLD water will be sourced through treated water from Rithala STP for construction activities. For domestic use 12 KLD water and 6 KLD for anti-smog guns will be sourced through tankers.

**During Operational Phase (after conservative measures),** Total Water requirement of the project will be 183 KLD which will be met by 71 KLD of Fresh water from DJB, 103 KLD treated water from in house STP and 9 KLD treated water from Rithala STP. Total Waste water generated from the project will be 114 KLD which will be treated in house STP of 150 KLD capacity. Treated Water from onsite STP will be 103 KLD and 9 KLD from Rithala STP which will be recycled and reused for Flushing (50 KLD), Gardening (07 KLD), Cooling purposes (50 KLD) and filter backwash (5 KLD). No treated water will be discharged into sewer.

04 nos. of RWH pits with dual bore have been proposed and Rain water storage tank with a capacity of minimum 1 day of fresh water requirement will be provided.

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

5. **Solid Waste Details**

**During Construction Phase**, disposal site. Approx. 43000 m<sup>3</sup> of soil will be excavated for foundation and basement, out of which approx. 2400 m<sup>3</sup> is topsoil which will be preserved separately and will be used within the site for landscaping. The construction waste material will be used to refill between the raft and toe wall of the building under construction

**During the Operation Phase**, Total solid waste will be 918 kg/day out of which biodegradable waste will be 412 kg/day, Recyclable waste will be 337 kg/day & plastic waste will be 169 kg/day which will be given to approved recyclers. OWC of capacity 170 Kg/batch (3 batches/ day/ OWC) will be installed.

6. **Power Details**

**During Operation Phase**, Total demand load will be 3163.320 kW which will be met by the Tata Power Delhi Distribution Limited. For Power Back up, GG sets of Capacity 2X1500 kVA, 1X750 kVA will be installed.

2 % (63 kW) of the total power requirement will be met through renewable energy i.e. solar energy.

7. **Parking Facility Details:** Total Proposed Parking is 396 ECS (44 ECS Stilt parking and 352 ECS basement Parking). 20 % (79 ECS) of Parking provided will be EV Charges.

8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 19.31 Km and from Asola Wildlife Sanctuary is 22.15 Km.

9. **Plantation Details:** The proposed Green Area is 1384.11 sqm (25.84 % of plot area) of which soft green area will be 847.23 sqm and hard green area will be 536.88 sqm. At present 06 nos of trees present at site like Peepal, Pilkhlan & Banayan which will be retained at site. No. of trees proposed within project site is 90 nos.

10. **Cost Details:** Total Cost of the project is Rs. 157.06 Crores including land & development cost.

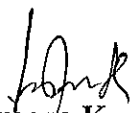
The earlier proposal No. SIA/DL/INFRA2/403759/2022 submitted by the PP was considered in SEAC meeting dated 18.11.2022 and the same got delisted for want of reply to be uploaded by PP. The PP submitted the fresh proposals under reference for appraisal.


During the presentation dated 03.05.2023 the PP provided the copy of DJB letter dated 10.02.2023 stating that DJB may provide water connection subject to availability of water feasibility and depositing charges. In lieu of water assurance of treated sewage water, the PP submitted the receipt dated 16.12.2022 for the charges paid to DJB and both the documents were deliberated during the meeting.

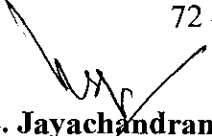
B. After due deliberations, the SEAC in its 127<sup>th</sup> meeting held on 03.05.2023 recommended the case to SEIAA for grant of Environmental clearance imposing the specific conditions.

**C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):**

*The SEIAA decided to refer back the case to SEAC to ensure the firm water assurance, sanctioned building plan from DDA/MCD/land owning agencies and re-examine the traffic plan of the proposal in detail considering the heavy traffic load on the surrounding roads specifically the ring road.*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA



**Agenda No: 10**

The SEIAA during its 65<sup>th</sup> Meeting dated 17.10.2022 regarding hiring of assistance to the authority took the following decisions:

*“A full time Consultant/Consulting agency may be hired for assistance of SEIAA in analyzing data available with Authority/Committee for any needs/ queries of Authority including impact of the proposed project on existing surrounding projects and to assess carrying capacity of city and its zone wise mapping of projects to whom ECs were accorded in last 10 years. The terms of reference for engaging any such Consultant/Agency, to be first finalised by SEAC. The Consultant/Consulting agency should have at least 10 years of experience on Environmental issues including capabilities of using GIS.”*


The SEAC in its meeting dated 18.11.2022 deliberated with respect to above decision taken by SEIAA and regarding Terms of Reference to be framed and again in its 119th meeting dated 25.11.2022 members of SEAC were requested to provide comments. Subsequent to the discussion held among the SEAC Members, The Chairman SEAC in SEAC meeting dated 09.12.2022 decided to request SEIAA for holding a Joint meeting of SEIAA and SEAC to deliberate further on the matter.


Subsequently the SEIAA considered the matter during its meeting dated 23.12.2022 and during its next meeting dated 13.01.2023 decided to discuss the issue of ToR related to engaging of full time consultants in joint meeting with SEAC.

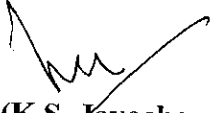
***In the above back ground the joint meeting was held on 25.04.2023 and as per discussions and deliberations done following decision was taken:***

Minimum two number of Research Associate/Assistant to be hired by DPCC to assist secretariat work which may include Urban Designer and Environmental Engineering Expert(s). Suitable term of reference to be finalized by SEIAA.

***The SEIAA during its meeting dated 31.05.2023 discussed the issue and decided to finalize the Terms of Reference by next meeting.***

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**Agenda No. 11**

**SEIAA versus LaxmipatSinghania Medical Foundation:**

The PashupatiSinghania Research Institute for Liver, Renal & Digestive Diseases had not sought prior environmental clearance for expansion of hospital (by additional construction) exceeding the threshold limit of 20,000 sq. meters, as required in terms of Environment Clearance Notification of 2006. The Hospital initially applied for EC on 03.04.2014, the application was withdrawn vide letter dated 08.05.2014 claiming that the total constructed area would be less than 20,000 sq. meters and subsequently Hospital vide letter dated 15.02.2016 again applied for consideration of application filed on 03.04.2014.

The SEIAA in its meeting dated 05.10.2016 decided to file complaint under section 15, 16 and 19 of The Environment (Protection) Act, 1986 for expansion without getting mandatory EC.

As decided in SEIAA meeting, complaint was filed against Hospital, its authorised signatory (Sh. UK Gupta) and Treasurer (Sh. Ashok Kumar Choraria).

Proceedingsqua respondent number -3 were abated due to death of against Sh. Ashok Kumar Choraria by the court of Ld. ACMM vide order dated 05.07.2018.

Hospital filed an application before the Court of Ld. ACMM under section 265B Cr. P.C. for plea bargaining.

The court of ACMM vide order dated 03.11.2018 inter-alia ordered:

-Hospital was directed to deposit Rs 50,00,000/- (Fifty Lakhs) as compensation to DPCC for endangering the environment in the vicinity of the institute.

-Sh. UK Gupta was sentenced to punishment till rising of the court and directed to deposit fine of Rs 1 lakhs.

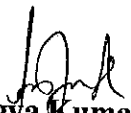
-In the order dated 03.11.2018 it is also mentioned that Sh. UK Gupta has deposited Rs.1 lakhs and some time was sought to deposit Rs. 50lakhs.

Instead of depositing Rs. 50 Lakhs, Accused has filed the appeal before the Court of Session Judge.

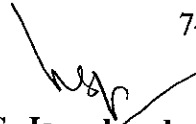
The Court of ASJ (Dr. Kamini Lau) pronounced the judgment on the appeal and ordered to ACMM to rehear the matter on the aspect of sentence qua the appellant after giving an opportunity. The Session Court has reversed the order of compensation and sent back the case for re-hearing.

In view of the order passed by the ASJ, the court of ACMM heard the matter on various dates to decide the quantum of fine to the hospital and on 26.11.2022 following order was passed:

*"... Hence, the convict no. 1 shall deposit a fine of Rs.7.35,000/- with this court within 30 days from today. The maximum fine of Rs.5,000/- per day is not being imposed upon the convict no. 1 as it had taken remedial steps to repair the damage done to environment and it made considerable efforts to become compliant. Out of this fine*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

*amount, an amount of Rs.5,00,000/- is granted as compensation to the complainant. List the matter for further proceedings on 02.01.2023..."*

On 02.01.2023 before the court of ACMM following order was passed:

*"The fine imposed upon convict no. 1 has already been deposited by it on 17.12.2022. Complainant is free to take the compensation in terms of order dated 26.11.2022.*

*Now nothing more remains in the matter, accordingly, let the case file be consigned to record room after completion of due formalities."*

For taking necessary action on the order dated 02.01.2023 passed by the Ld. ACMM, legal opinion of the Counsel (who conducting case on behalf of SEIAA) wherein inter-alia it was opined that:

*"... ..8. While the previous order on sentence took into account the fact that LaxmipatSinghania Medical Foundation had been downright dishonest to SEIAA and imposed a compensation of Rs.50,00,000/- (Rs. Fifty lakhs only) the present order on sentence has not taken into account the damage caused to the environment and the society in general since 03.04.2014, the date on which LaxmipatSinghania Medical Foundation filed an application for EC. Only because LaxmipatSinghania Medical Foundation had undertaken to expand the hospital facilities cannot overshadow the fact that it had also broken the law and continued to do so, till it was discovered that they had been dishonest.*

*To conclude the Ld. ACMM should have imposed a hefty compensation on the Accused Trust in a manner that it acted as a deterrent for other hospitals and organisations not to violate the law.*

*It is a fit case where the order on sentence should be challenged in a higher court."*

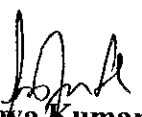
The prosecution was filed by SEIAA for violation of EIA Notification, 2006 against LaxmipatSinghania Medical Foundation, Now SEIAA has two options in the matter and they are:

- (i) File an application in the court to get Rs. 5,00,000/- (Rupees Five lakhs) ordered by the court of ACMM on 26.11.2022, which are lying in the court, if SEIAA claim the compensation the complaint will rest. **OR**
- (ii) SEIAA may file an appeal before the Hon'ble High Court challenging the order dated 26.11.2022 & 02.01.2023 as advised by the counsel.


Accordingly, the matter is being placed before SEIAA for approval of (i) or (ii) as mentioned above or any other appropriate decision/direction.

### **C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):**

*The SEIAA approved to file an appeal before the Hon'ble High Court challenging the order dated 26.11.2022 & 02.01.2023 as advised by the counsel.*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA


**Agenda No. 12**

**Case No. C-411**

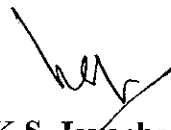
<b>Name of the Project</b>	EC for Construction of EWS Housing at Dev Nagar, Karol Bagh, New Delhi by M/s Delhi Urban Shelter Improvement Board.
<b>Project Proponent</b>	Mr.Kishan Pal Singh, Engineer, M/s Delhi Urban Shelter Improvement Board, Engineer C-11, DUSIB Office, PunervasBhawan, I.P. Estate, New Delhi
<b>Consultant</b>	M/s IND TECH HOUSE CONSULT
<b>Proposal No.</b>	SIA/DL/MIS/284940/2022
<b>File No.</b>	DPCC/SEIAA-IV/C-411/DL/2022

**A. Details of the Proposed Project are as under:**

1. The Proposal is for grant of EC for Construction of Construction of EWS Housing at Dev Nagar, Karol Bagh, New Delhi by Delhi Urban Shelter Improvement Board and details have been updated/ modified in view of appraisal by SEAC.
2. The Project is located at **Latitude:** 28°39'35.73"N"; **Longitude:** 77°11'11.65"E.
3. **Area Details:**  
The Plot Area of the project is 8460 sqm. The Proposed Total Built-up Area is 37068.174 sqm. The Proposed FAR Area is 23222.24 sqm. The Proposed Non FAR Area is 13845.94 sqm. The Proposed Ground Coverage is 2321.531 sqm. The total no. of floors will be St+14. The total no of expected population is 3466 persons. The Max. Height of the building is 42.65 m.
4. **Water Details:**  
**During Construction Phase,** Water requirement will be met from treated water supply from Delhi Jal Board (DJB) and Waste water generated from the labour camp will be 5.57 KLD.  
**During Operational Phase,** Total Water requirement of the project will be 286 KLD which will be met by 202 KLD of Fresh water from Delhi Jal Board and 84 KLD of Treated water from in house STP. No groundwater will be extracted. Total Waste water generated from the project will be 230 KLD which will be treated up to tertiary level in house STP of 280 KLD capacity. Treated Water from STP will be 207 KLD out of which 84 KLD treated water will be reused for Flushing (68 KLD), landscape (4 KLD) DG Cooling (1 KLD), Road Wash (11 KLD) and the rest amount of 123 KLD surplus treated water will be supplied to govt. approved water agency for uses.  
Number of Rain Water Harvesting (RWH) Pit proposed is 3 nos and Rainwater collection tank of storage capacity of min. 1 day of total fresh water will be provided.
5. **Solid Waste Details**

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
Member Secretary, SEIAA

## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

**During Construction Phase,** Total 29.25 kg/day of solid waste will be generated. MSW generated will be disposed at designated dumping site through authorized vendors. Municipal solid wastes from construction site will be disposed at designated dumping site through authorized vendors.

**During the Operation Phase,** Total solid waste generated from project will be 1.87 TPD. Out of which 1.11 TPD will be Biodegradable waste and 0.76 TPD will be Non-Biodegradable waste. Solid wastes generated will be segregated into biodegradable and non-biodegradable components and collected in separate bins. The biodegradable wastes will be composted in an onsite OWC with minimum capacity of 0.3 Kg/person/day and the manure will be used for landscaping. The non-biodegradable/ recyclable wastes will be disposed at designated site through authorized vendors.

### 6. Power Details

**During Operation Phase,** Total connected load will be 4694 kW and demand load will be 2383 kW and will be met from Grid supply of BSES Rajdhani Power Ltd. For Power Back up, GG sets of Capacity 200 KVA will be installed.

Solar photovoltaic power panels of 137.01KW capacity will be provided.


7. **Parking Facility Details:** Total Proposed Parking is 121 ECS. Electric Charging facility for 24 EV cars and 39 EV scooters will be provided.
8. **Eco-Sensitive Areas Details:** Distance of Okhla Wildlife Sanctuary from project site is 17.5 Km and from Asola Wildlife Sanctuary is 19.6 km.
9. **Plantation Details:** The proposed Green Area is 1279 sqm. (15.15 % of plot area). The Project site has 80 nos. of trees out of which 11 trees will be saved, 05 trees will be cut and remaining 64 trees will be transplanted. Total no. of trees proposed is 127 nos.
10. **Cost Details:** Total Cost of the project is Rs 102.28 Crores.


During presentation the PP clarified the revised tree figures and submitted information that 89 trees are existing at site out of which 69 trees will either be cut or transplanted.

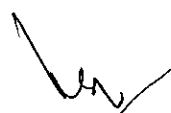
After due deliberations, the SEAC in its 113th Meeting held on 29.08.2022 decided to defer the case to the next forthcoming SEAC meeting due to paucity of time.

After due deliberations, the SEAC in its 114th Meeting held on 09.09.2022, based on the information furnished, documents shown, submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 03.03.2023 which is as follows:

S.No.	Information Sought by SEAC during 114 <sup>th</sup> Meeting dated 09.09.2022	Reply dated 03.03.2023
1.	Building Plan approval from competent authority and revised Delhi Fire Service clearance with revised tree planning.	PP submitted that the issue was addressed to the Delhi Fire Services Department but they denied our proposal. PP has attached copy of the letter issued by Delhi Fire Service, GNCTD dated 09.11.2022 for the same. PP further stated that the Delhi Fire

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA


  
(Reena Gupta)  
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(K.S. Jayachandran)  
Member Secretary, SEIAA


**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

		Services Department, the current scheme will be followed, for which the NOC from DFS is already received. PP has attached Fire NOC dated 08.06.2022.
2.	<p>Water assurance from DDA/DJB/NDMC/DCB including the following details:</p> <ul style="list-style-type: none"> <li>• Water assurance specifying the quantity of water to be supplied to the project.</li> <li>• Total water supply availability as per approved scheme of the command area in which the project is proposed to be developed.</li> <li>• The quantity of water already committed and after the quantity of water allotted to the project, the balance water available.</li> </ul>	<p>PP has attached a letter dated 29.04.2022 issued by DJB to submit IFC charges.</p> <p>PP has attached undertaking as annexure for depositing the IFC charges after getting EC.</p>
3.	<p>Assurance for supply of Treated water from STP during Construction Phase. PP is required to clarify the arrangement for reusing the aforesaid treated water along with the mechanism proposed for making this water fit for use in construction.</p>	<p>PP submitted that during construction phase treated water for construction purpose will be sourced from Vikash Water supply agency which is approved by DJB. Copy of the same is attached as annexure.</p> <p>PP stated that 60 KLD WTP will be installed during construction phase.</p>
4.	<p>PP is required to submit provisions of necessary infrastructure and facilities made for construction labors at site such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical healthcare, crèche etc.</p>	<p>PP submitted that during construction phase all necessary facilities for labour like fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical healthcare, crèche etc will be provided. Undertaking in this regard is attached as Annexure.</p> <p>PP has attached layout plan marking the location of the facilities like labour camp, medical facilities etc as Annexure</p>
5.	<p>PP is required to identify the nearby Park for using the surplus treated water and submit the proposal for connecting the same through fixed pipeline.</p>	<p>PP submitted that all surplus water from the Sewage Treatment Plant during operational phase will be supplied regularly to govt. approved water agency</p>

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**(Sarvagya Kumar Srivastava)**  
**Chairman, SEIAA**


  
**(Reena Gupta)**  
**Member, SEIAA**

  
**(K.S. Jayachandran)**  
**Member Secretary, SEIAA**


**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

		for uses as per relevant guidelines. Undertaking for the same is attached as annexure.
6.	Provision for Rainwater collection tank of storage capacity of min. 1 day of total fresh water requirement along with layout and location plan.	PP has submitted that they will provide Rainwater collection tank of storage capacity of min. 1 day of total fresh water requirement. Location of the same is attached as annexure.
7.	Provision for organic waste compost/vermiculture pit/ organic waste convertor (OWC) within premises with minimum capacity of 0.3 Kg/person/day.	PP has attached the undertaking dated 24.02.2023 for installation of Organic Waste Converter with minimum capacity of 0.3 Kg/person/day.
8.	PP is required to submit power supply assurance from BSES.	PP has attached a letter dated 24.02.2023 stating that the power requirement of approx. 1608 kW for the EWS housing project will be met through the power supply agency BSES (Rajdhani).
9.	Provision for electric charging of the e-Vehicles as per Building Bye Laws.	PP informed that they will provide 30 % electric charging i.e 36 ECS for e-vehicles of total parking (ECS). PP has attached Plan showing the location of the same as annexure.
10.	Basis of ECS proposed needs to be justified.	PP has attached the parking plan for 121 ECS with calculation as annexure.
11.	An existing tree inventory with species and girth of each tree may be prepared, along with a baseline green area map, showing all trees – (a) trees to be retained, (b) trees to be removed due to building ground coverage, (c) trees to be removed due to additional paved area (d) trees to be transplanted, minimum 80% of the effected trees are required to be transplanted. Attempt may be made to increase the trees to be retained.	PP informed that the issue was addressed to the Delhi Fire Services Department, and it was concluded that the current scheme will be followed, for which the NOC from DFS is already received. Enumeration list of Trees to be cut/transplanted that is applied in Delhi Forest Department. PP has attached list of trees with details of Lat. Long., Girth of the tree and Proposal of Cut/ transplant / retained as annexure.  As per Enumeration list of Trees uploaded total tress present at site are 80 out of which 11 trees will be saved, 05 trees will be cut and remaining 64 trees will be transplanted.
12.	Revised cost of EMP needs to be submitted as the same has not been	PP has attached Revised EMP (Environment Management Plan Cost) as

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(Sarvagya Kumar Srivastava)  
Chairman, SEIAA


  
(Reena Gupta)  
Member, SEIAA


  
(K.S. Jayachandran)  
Member Secretary, SEIAA

**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

	<p>found realistic. PP is required to submit the Capital and Recurring cost of EMP with inclusion of cost of environmental monitoring during construction &amp; operation phase.</p>	<p>follows:</p> <table border="1"> <thead> <tr> <th>Phase</th> <th>Capital Cost</th> <th>Recurring Cost</th> </tr> </thead> <tbody> <tr> <td>Construction Phase</td> <td>54.23 Lakhs</td> <td>25.64 Lakhs</td> </tr> <tr> <td>Operation Phase</td> <td>123.23 Lakhs</td> <td>31.41 Lakhs</td> </tr> </tbody> </table>	Phase	Capital Cost	Recurring Cost	Construction Phase	54.23 Lakhs	25.64 Lakhs	Operation Phase	123.23 Lakhs	31.41 Lakhs
Phase	Capital Cost	Recurring Cost									
Construction Phase	54.23 Lakhs	25.64 Lakhs									
Operation Phase	123.23 Lakhs	31.41 Lakhs									
<p>13.</p>	<p>Specify name and numbers of the post to be engaged by the proponent for implementation and monitoring of environmental parameters.</p>	<p>PP has informed that Third Party agencies for Quarterly Environment audit and for Environment Monitoring Half yearly / as per DPCC / CPCB guidelines will be engaged under Executive Engineer of DUSIB.</p>									
<p>14.</p>	<p>Revised EMP (Environment Management Plan) for dust mitigation measures during construction as per MoEF Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India &amp; others and Sanjay KulshreshthaVs Union of India &amp; others/ CAQM Directions issued time to time including registration on Dust Pollution Control Self-Assessment Portal with provision of video fencing and low cost sensors for monitoring PM 2.5, PM 10.</p>	<p>PP has attached revised EMP for dust mitigation measures during construction indicating some of the dust mitigation measures.</p>									
<p>15.</p>	<p>Elaborated effects of the building activity in altering the microclimates with revised self- assessment on the likely impacts of the proposed construction on creation of heat island &amp; inversion effects.</p>	<p>PP has attached strategies to be incorporated in the project to mitigate the Urban heat island effect, UHIE as annexure.</p>									
<p>16.</p>	<p>Approval of Building Height from Airport Authority of India.</p>	<p>PP has attached NOC dated 03.06.2022 obtained from Airport Authority of India and the copy of the same is attached as Annexure</p>									
<p>17.</p>	<p>Sludge generation projections from</p>	<p>Submitted during presentation on</p>									

  
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 Chairman, SEIAA

  
**(Reena Gupta)**  
 Member, SEIAA

  
**(K.S. Jayachandran)**  
 Member Secretary, SEIAA




## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

STP needs to be revisited and solid waste generation figures.	18.03.2023.
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After due deliberations, the SEAC in its 125th Meeting held on 18.03.2023, based on the information furnished, documents shown & submitted, presentation made by the project proponent recommended to seek the additional information which has been responded back by the project proponent on 16.05.2023 vide letter dated 15.05.2023 which is as follows:

S.NO	Information Sought by SEAC during 125 <sup>th</sup> Meeting dated 18.03.2023	Reply dated 15.05.2023 submitted on 16.05.2023
1.	PP to approach DJB to obtain assurance letter for supply of treated water from nearby DJB STP.	PP has informed that treated water required during construction phase will be sourced from Delhi Jal Board. PP has attached correspondence letter dated 27.04.2023 from DJB inter-alia stating that treated water from DJB for construction phase can be made available from Rithala and other Delhi Jal Board STP's as per DJB policy and rate/ charges.
2.	PP to explore alternative strategy to reuse/ recycle the surplus treated water to nearby potential users/ parks/ CPWD projects and submit the revised proposal in view of substantial surplus treated wastewater generated.	PP has attached correspondence letter dated 27.04.2023 from DJB inter-alia stating that after completion of the project, the surplus water generated from the onsite STP shall be used in parks with the consent of concerned department or other agencies through authorised tankers as per practical feasibility.
3.	Disposal of manure generated from Organic Waste Composter needs to be addressed with suitable proposal for its use,	PP has informed that the manure generated from the on-site OWC will be used in landscaping within the project premises and the remaining manure will be sold to nearby nursery which are as follows: <ol style="list-style-type: none"> <li>1. Balaji Nursery-50, Gali No. 10, ANand Parbat Industrial Area, Ajmeri Gate, New Delhi, Delhi-110005.</li> <li>2. ShriHaryali Nursery – 1A, New Rohtak Road, Railway Officers</li> </ol>

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**(Sarvagya Kumar Srivastava)**  
 Chairman, SEIAA


  
**(Reena Gupta)**  
 Member, SEIAA

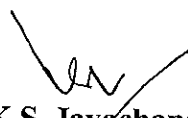
  
**(K.S. Jayachandran)**  
 Member Secretary, SEIAA

**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

		Colony, SaraiRohilla, New Delhi, Delhi – 110006.						
4.	The power requirement needs to be revised taking into account the proposed electric charging for e-vehicle.	PP has informed that power requirement has been revised as per additional load for EV charging stations. Now, Total connected load has been revised to 4694 kW and Total Demand Load has been revised to 2383 kW. PP has attached calculations for revised load and parking of e-vehicles (24 EV cars and 39 EV scooters). PP has also attached the layout indicating the location of E-vehicles parking.						
5.	Revised landscape plan showing the proposed tree plantation keeping in view the required tree pit size to be adopted as permeable surface of the tree.	PP has informed that 127 numbers of trees having minimum girth have been proposed on the periphery of the site. PP has attached tree plantation plan indicating the location of proposed trees along with their name, centre to centre spacing and numbers.						
6.	Quantification calculation for excavated earth and its disposal/ use plan with top soil conservation.	PP has informed that total 5354.21 cum of soil (including top soil) will be excavated and used for site levelling, backfilling and road development within project site. PP has informed that 713.89 cum of top soil will be preserved and used for landscaping within the project site. PP has attached layout plan showing quantification calculation for excavated earth.						
7.	Revised proposal with mobile STP to be provided for labour camp during construction phase.	PP has informed that waste water generation during construction will be 5.57 KLD and for that mobile STP of 6 KLD will be provided at site.						
8.	Revised cost of EMP to be submitted after revisiting the cost components.	PP has attached Revised EMP Cost as follows: <table border="1" data-bbox="841 1673 1409 1880"> <thead> <tr> <th>Phase</th> <th>Capital Cost</th> <th>Recurring Cost</th> </tr> </thead> <tbody> <tr> <td>Construction Phase</td> <td>68.5 Lakhs</td> <td>11.37 Lakhs</td> </tr> </tbody> </table>	Phase	Capital Cost	Recurring Cost	Construction Phase	68.5 Lakhs	11.37 Lakhs
Phase	Capital Cost	Recurring Cost						
Construction Phase	68.5 Lakhs	11.37 Lakhs						

  
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**Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023**

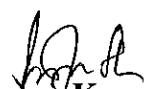
		Operation Phase	170.43 Lakhs	52.1 Lakhs
9.	Provision of solar power utilization needs to be revisited and enhanced.	PP has informed that they have enhanced that solar power utilization as per availability of terrace area. Now, proposed solar capacity is 137.01 kWp. PP has attached solar calculation and location of proposed Solar PVs as annexure.		
10.	Revised dust mitigation measures as per DPCC/ Govt. of Delhi guidelines.	PP has attached revised dust mitigation measures as annexure.		
11.	Using output of the simulation tools demonstrate that the lowest habitable floor has the exposure of direct sunlight atleast of 2 hrs as on 21st December.	PP has attached daylight analysis as annexure.		
12.	Revised proposal for installation of gas based generator sets.	PP has informed that they will provide gas based generator sets. PP has attached undertaking for the same as annexure.		
13.	Resubmission of information wrt heat island effect with due indication of rise in temperature after operationalizing the building and its remedial measures proposed to be taken.	PP has attached revised Heat Island Effect simulation report along with proposed remedial measures.		

**B. After due deliberations, the SEAC in its 128<sup>th</sup> Meeting held on 20.05.2023 recommended as follows:**

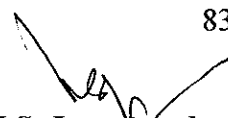
*Based on the information furnished, documents shown & submitted, presentation made by the project proponent and recommended the case to SEIAA for grant of Environmental clearance imposing the following specific conditions:*

1. Treated water of DJB STP should be used for construction purposes with tertiary treatment of treated water of DJB STP to ensure it is fit for construction use.
2. The project proponent shall adhere to the total water requirement – 286 KLD, Fresh water requirement – 202 KLD, Treated water requirement – 84 KLD (for recycling in Flushing – 68 KLD, Horticulture 04 KLD, DG Cooling – 01 KLD, Road wash – 11 KLD. Excess treated water from onsite STP of 280 KLD shall be used in nearby parks/ construction work with the consent of concerned department or other agencies

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(Sarvagya Kumar Srivastava)  
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(Reena Gupta)  
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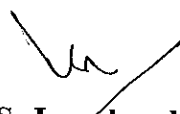
  
(K.S. Jayachandran)  
Member Secretary, SEIAA

## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

- through authorised tankers and detail of identified recipient areas shall be part of first six monthly report after completion of the project or operation of STP whichever is earlier.
3. The treated waste water through STP shall achieve the effluent standards: pH (5.5-9.0), BOD (10 mg/l), COD (50 mg/l), Nitrogen Total (10 mg/l), TSS (20 mg/l), Oil and Grease (10 mg/l), Dissolved Phosphate as P (1 mg/l), Ammonical Nitrogen < 5mg/l, Faecal Coliform (MPN/100 ml) – Desirable 100 permissible 230.
  4. The project proponent should adhere to the Cost of Environmental Monitoring as committed i.e. capital cost of Rs. 68.5Lacs and recurring cost of Rs. 11.37Lacs/ year during construction phase and capital cost of Rs. 170.43Lacs and recurring cost of Rs. 52.1Lacs/ year during operation phase should be suitably reduced after revisiting the operational and maintenance cost of STP.
  5. At least 5.7 % (137.01 kWp) of the total demand load to be sourced from Solar (Renewable) energy as committed and PP shall try to enhance it further. For cleaning and maintenance of Solar Panels, long term contract for the period of atleast 10 years should be in place before completion of building.
  6. No. of Rain water harvesting pit shall be 3 nos. and storage tank of capacity of min. 1 day of total fresh water requirement. Boring for Rain Water Harvesting system should not be permitted/ done before completion of structure work. All recharge should be limited to shallow aquifer. Depth of boring should leave a buffer of atleast 5 m above ground water table.
  7. PP shall install gas based generator as committed.
  8. The Environment Management Cell under Executive Engineer, DUSIB consisting of atleast 1 Environment Officer and 1 Maintenance incharge supported by 3 monitoring assistant having specific knowledge and experience related to environmental safeguards/ air/ water pollution shall be created and made functional before commissioning of the proposed development.
  9. Minimum 1 tree for every 80 Sq. Mt of plot area (127 nos.) should be planted within the project site. Efforts shall be made to transplant maximum number of trees within project site and not less than 80% of the trees 1.5 m girth or less should be transplanted within project site.
  10. PP to provide minimum 30% of total parking arrangement with electric charging facility by providing charging points at suitable places as committed. PP to ensure that this should be provided in AC/DC combination. In addition, provision should be made to allow extension of electric charging facility to all parking slots in the future.
  11. IoT based Flow Meters/ Sensors should be installed to monitor consumption of fresh water as well as treated water and log book for these flow meters be maintained in a regular manner. Flow meters shall be installed at Inlet of STP, outlet of STP, inlet of flushing tanks, inlet of cooling water tanks and reuse line for horticulture purposes and at the outfall/ sewer connection to be provided only for emergency discharge purposes with prior intimation to regulatory authority. Calibration for all the Flow meters shall be maintained on quarterly basis

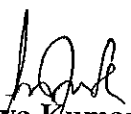
  
(Sarvagya Kumar Srivastava)  
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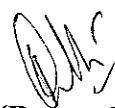
  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023

12. Green building norms should be followed with a minimum 3 star GRIHA/IGBC/ASSOCHAM GEM rating and Gold rating should be followed up.
13. Construction & Demolition waste should be disposed of at authorized C&D waste collection centre/ processing unit.
14. Wind- breaker of appropriate height i.e. 1/3<sup>rd</sup> of the building height and maximum up to 10 metres shall be provided all around the project site before the start of construction and demolition work.
15. The Project Proponent should take measures for control of Dust Pollution during construction phase in the Environmental Management Plan by taking measures as per MoEF&CC Notification No. GSR 94 (E) dated 25.01.2018/Hon'ble National Green Tribunal order in O.A. No.21 of 2014 and O.A. No. 95 of 2014 in the matter of VardhamanKaushik Vs. Union of India & others and Sanjay Kulshreshtha Vs Union of India & others, CAQM/CPCB/DPCC extant statutory orders/guidelines/directions issued time to time including registration/ self-audit on Dust Pollution Control Self-Assessment Portal with provision of video fencing and sensors for monitoring PM 2.5, PM 10. Atleast 04 Anti-Smog Gun shall be installed before starting the construction.
16. Project proponent shall be responsible for establishment, operation and maintenance of all common facilities and also for compliance of EC conditions during operation stage.
17. The cost of Environment Management Plan should be distinctly allocated in the budget of the project and details of the same along with time frame of the implementation should be reported in six monthly monitoring reports.
18. In view of MoEF&CC Office Memorandum No. 21-270/2008-IA.III dated 19.06.2013 read with MoEF&CC Office Memorandum No. 22-154/2015-IA.III dated 10.11.2015, this environmental clearance is granted focusing only on the environment concerns. The project will be regulated by the concerned local Civic Authorities under the provisions of the relevant provisions of the extant MPD-2021, Building Control Regulations and Safety Regulations.
19. The Environmental Clearance is subject to the condition that concerned local civic agencies will give the permission for use/ occupation of the building only after the written assurance of DJB/ New Delhi Municipal Council / other such local civic authority (as the case may be) regarding supply of adequate water for the residents/ occupiers.
20. Grant of environmental clearance does not necessarily implies that water/ power supply shall be granted to the project and that their proposals for water/ power supply shall be considered by the respective authorities on their merits and decision taking.
21. The investment made in the project, if any, based on environmental clearance so granted, in anticipation of the clearance from water/ power supply angle shall be entirely at the cost and risk of the project proponent and SEAC/SEIAA, Delhi shall not be responsible in this regard in any manner.

  
(Sarvagya Kumar Srivastava)  
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(Reena Gupta)  
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## Minutes of Meeting of 70th SEIAA Meeting held on 31.05.2023


22. As proposed, fresh water requirement shall not exceed 202 KLD. Occupancy Certificate shall be issued only after getting necessary permission for required water supply from DDA/DJB/ concerned Authority.
23. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/ reused for flushing, gardening and filterbackwash..
24. The PP shall provide toxic gas (Combustible gas, Carbon dioxide and Hydrogen sulphide, Methane, VOCs, Ammonia) detectors for STP area.
25. Energy audit shall be carried out periodically to review energy conservation measures.
26. All sensor/meters based equipments should be calibrated on quarterly basis.
27. Climate responsive design as per Green Building Guidelines in practice should be ensured to the maximum extent.
28. Vegetation should be adopted appropriately on the ground as well as over built structures such as roofs, basements, podiums etc.
29. Green belt development surrounding the campus, avenue tree planting and garden development should commence from the beginning of the construction phase. Only indigenous species should be used for green belt and avenue trees-
30. Exposed roof area and covered parking should be covered with material having high solar reflective index.
31. Building design should cater to the differently-abled citizens.
32. PP shall keep open space unpaved to the maximum extent possible so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
33. All the vibrating parts will be checked periodically and serviced to reduce the noise generation and sound producing equipment.
34. Construction activities will be allowed only during day-time period.
35. Lubrication will be carried out periodically for plant machinery.
36. Bills/Receipt issued by DJB against purchase of treated water from STP should be part of six monthly EC compliance report. Bills issued by private agency for supply water will not be sufficient.
37. During construction phase, only drinking water required by the labourers and the other fresh water requirement for Anti-Smog Gun is allowed to be supplied through tankers

### C. The SEIAA during its meeting dated 31.05.2023 took the following decisions (s):

*The SEIAA approved the recommendations of SEAC made on 20.05.2023 for issuance of Environmental Clearance (EC) to the project with omission of specific conditions at point no.12 of SEAC recommendation and with the additional specific conditions as follows:*

  
(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA


  
(K.S. Jayachandran)  
Member Secretary, SEIAA

1. *The Project Proponent should implement the guidelines/ mechanism for using Anti Smog Gun in construction and Demolition projects having built-up area greater than 20,000 sqm issued by Department of Environment, NCT of Delhi, vide letter no. F.No.DPCC/(12)(1)(285)lab2020/2790- 2810 dated 16.09.2021 available at [https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF\\_43\\_723774.PDF](https://dustcontroldpcc.delhi.gov.in/Upload/GuidelinesPDF/43/FilePDF_43_723774.PDF) along with guidelines of CPCB. Besides use of Anti-Smog Gun the Project Proponent shall ensure that environment friendly Dust suppressant and soil stabilising chemical would be sprayed at prescribed interval on unpaved area of the construction sites to agglomerate the fine dust particles into aggregate too large to become airborne. This must be done in all those areas where there is movement of trucks and other construction machinery at frequent intervals to prevent formations of fine dust particles*
2. *The project proponent shall register the project on the "Web Portal" for online remote monitoring by the agencies concerned and deploy anti smog guns in proportion to the area of construction site as prescribed vide direction no. 69 dated 02.11.2022 issued by Commission for Air Quality Management (CAQM)*
3. *The Project proponent shall install reference-grade (USEPA approved system) Continuous Particulate Monitoring System consisting of three nodes capable of monitoring dust emission from the construction site. The system must have the capacity for simultaneous monitoring of PM2.5 and PM10 and equip for data transfer on a real-time basis to the server of DPCC.*
4. *Green building norms should be followed with a 5 star GRIHA/TGBC/ASSOCHAM GEM rating.*

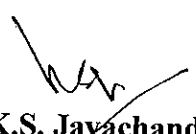
*The date of next meeting is 27.06.2023 at 11:00 AM*

*Meeting ended with the vote of thanks to the Chair.*

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(Sarvagya Kumar Srivastava)  
Chairman, SEIAA

  
(Reena Gupta)  
Member, SEIAA

  
(K.S. Jayachandran)  
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