

Proceedings of 234th meeting of State Expert Appraisal Committee (SEAC) held on 12.12.2022 (Monday) at 10:30 AM in the Conference Hall no. 2, MGSIPA Complex, Sector-26, Chandigarh.

The following were present:

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

Item No. 01: Confirmation of the proceedings of 233rd meeting of State Level Expert Appraisal Committee held on 29.11.2022.

The proceedings of 233rd meeting of State Level Expert Appraisal Committee held on 29.11.2022 were prepared and circulated through email on 02.12.2022. No Comments were received from any of the Members. Therefore, SEAC confirmed the same.

Item No. 02: Action taken on the proceedings of the 233rd meeting of State Level Expert Appraisal Committee held on 29.11.2022.

The action taken on the decisions of 233rd meeting of State Level Expert Appraisal Committee held on 29.11.2022 has been completed. SEAC noted the same.

Item No. 234.01: Regarding request for allowing Machinery in Mining Sites.

SEIAA vide letter No. 1219 dated 08.12.2022 has referred the Department of Mines & Geology letter No. 1944/Glg dated 29.11.2022 and letter No. 2103/Glg dated 6.12.2022. The Department of Mines vide these letters requested to allow the use of Machinery in the Mining Sites in view of shortage of labour in Punjab, harsh climatic conditions for labour to work at mine sites, difficulty in loading in trucks/tippers, problem of waste disposal and maintains of basic amenities for large number of people at the mining sites.

Deliberations during 234th meeting of SEAC held on 12.12.2022

This matter was discussed in detail in the 15th joint meeting of SEIAA & SEAC held on 08.12.2022. On the basis of discussions held in the meeting, following criteria regarding method of sand mining is proposed for State of Punjab.

- (i) Riverbed mining may be allowed in dry stretches of sand aggradations both manually and through semi-mechanized methods in rivers with bank-to-bank width of river more than 100 meter.
- (ii) The excavator to be used for river bed mining should have bucket capacity maximum upto 1 cum and boom length upto maximum of 3 meters.
- (iii) The excavator used for riverbed mining and flood plain mining should only be tyre mounted.
- (iv) The river flood plain mining may be allowed through both manual and semi-mechanized methods. The excavators to be used for floodplain mining should have bucket capacity upto maximum of 1 cum and boom length upto maximum of 3 meters.
- (v) In case of perennial streams and creeks, only manual mining should be allowed.
- (vi) The mining in agriculture fields can be through both manual and semi-mechanised methods.
- (vii) For transportation of minor minerals tippers having capacity upto 10 ton may be allowed and for capacity of the tipper more than 10 ton, the permission of concerned department responsible for maintenance of that road should be obtained.
- (viii) A temporary katcha access road between the bank of the river and the mining area with locally available bio-degradable materials such as sugarcane waste, paddy straws etc. shall be ensured by the project proponent and the same be regularly maintained.

The criteria for permitting semi-mechanised method of mining are of general nature. As prescribed in clause 19 of the Sustainable Sand Mining Guidelines, 2016, of the MOEF&CC, each case will be examined and appraised independently keeping in view different factors such as quantity of the material to be mined, period of the lease, depth of sand deposits, and other relevant environmental factors related to the proposal.

Item No. 234.02: Application for Environmental Clearance under EIA notification dated 14.09.2006 for “Dayanand Medical College & Hospital” located at Civil lines, Tagore Nagar, Ludhiana, Punjab by M/s Dayanand Medical College & Hospital Managing Society (Proposal No. SIA/PB/MIS/284601/2022).

1. History of the case:

Punjab Pollution Control Board (PPCB), Zonal Office-II, Ludhiana vide letter no. 7024 dated 11.10.2021 has send a copy of the visit report of surprise team along with reply of the subject cited hospital dated 17.08.2021 to SEIAA with a request to give comments regarding the applicability of EIA notification dated 14.09.2006.

The matter was placed in the 192nd meeting held on 01.11.2021 but could not be taken up due to paucity of time. The SEIAA decided to defer the matter and the same be placed in the agenda of next meeting of SEIAA scheduled on 08.11.2021.

1.0 Deliberations during 193rd meeting of SEIAA held on 10.11.2021.

The matter was considered by SEIAA in its 193rd meeting held on 10.11.2021 wherein SEIAA was apprised as above. SEIAA perused the visit report of PPCB sent vide letter dated 11.10.2021 and reply of the hospital submitted vide letter dated 17.08.2021 and it was observed as under: -

(i) Last sub para of para no. 4 of visit report

As per the letter submitted by hospital, the total built-up area of DMC hospital building is 20,932 sqm, HDHI hospital building is 23,690 sqm and Cancer Centre hospital building is 9,200 sqm i.e. total hospital buildings built-up area after expansion comes out to be 53,822 sqm. Therefore, the hospital is required to obtain environmental clearance under EIA notification dated 14.09.2006.

(ii) 1st point of para no. 8 of visit report

The hospital shall obtain Environmental Clearance under EIA Notification 2006.

(iii). Conclusion part of reply submitted by DMC Ludhiana

“HCF has total covered area built before 2006 and after 2006 is less than the prescribed threshold limits. Copy of approved Maps and copy of notification is enclosed for your reference and record. As per notification and Maps the HCF has notcrossed the threshold limit of <150000. So HCF is not covered under EIA and stands exempted.

HCF ensures that if our construction and built-up area crosses the threshold limit prior permission will be taken well before the construction.”

SEIAA was apprised that the MoEF&CC Notification S.O. 5736 (E) dated 15.11.2015, has not been implemented by SEIAA Punjab since the Hon'ble High Court, Delhi in the matter of W.P (C) 12517/2018 & CM 48579/2018 and W.P(C) 12570/2018 & CM Application 48897/2018 vide order dated 26.11.2018 has stayed the implementation of this Notification. As such, MoEF&CC Notification No. SO 3999 (E) dated 09.12.2016 and subsequent clarifications in this regard are being followed by SEIAA, Punjab.

After perusal of the visit report of PPCB sent vide letter 11.10.2021, MoEF&CC Notification No S.O. 3999 (E) dated 09.12.2016 and stay order of H.C, Delhi dated 26.11.2018, SEIAA observed that construction of DMC Ludhiana comes under the ambit and attracts the provisions of EIA Notification 14.09.2006 as amended time to time.

After detailed deliberations, SEIAA decided to send a copy of order dated 26.11.2018 passed by the Hon'ble High Court Delhi to PPCB with a request to take necessary action against the Hospital as per the provisions of the EIA Notification dated 14.09.2006 as amended time to time.

Accordingly, SEIAA vide letter no. SEIAA/MS/2021/4813 dated 25.11.2021 asked Punjab Pollution Control Board to take necessary action against the Hospital as per the provisions of the EIA notification dated 14.09.2006. No action taken report has been received from Punjab Pollution Control Board so far.

2. Important Points in Visit Report of PPCB:

Punjab Pollution Control Board in the visit report dated 28.07.2021 has mentioned that as per the EIA notification dated 27.01.1994, any new or modernization in construction projects required Environmental Clearance. The Hospital has provided letter dated 20.08.1998, wherein it has been mentioned that HDHI (23690 sqm), Service block and Dietary block were under construction with built up area of these building as 271126 sqft. (25188 sqm). Therefore, the Hospital was required to obtain Environmental Clearance under EIA notification dated 27.01.1994.

Further, during visit it was observed that cancer centre, laundry house and bio-medical waste management service area have also been established in the premises of the Hospital after 2013. As per local sources, the Cancer Centre was constructed in the year 2014-15 and the laundry house as well as bio-medical waste management service area were constructed in the year 2016-17. As per representatives, the Cancer Centre has six floor and the total built up area of this building comes out to be about 9,200 sqm.

As per letter submitted by Hospital, the total built up area of main DMC Hospital building is 20,932 sqm, HDHI Hospital building is 23,690 sqm and Cancer Centre hospital building is 9200 sqm i.e. total hospital building built up area after expansion comes out be 53,822 sqm.

Therefore, the hospital is required to obtain Environmental Clearance under EIA notification dated 14.09.2006.

3. Present Case:

The Hospital has submitted an application under EIA notification dated 14.09.2006 for “Dayanand Medical College & Hospital” located at Civil lines, Tagore Nagar, Ludhiana, Punjab, in the total land area of 63,880 sqm having built up area 141,367.27 sqm. The Project is covered under Activity 8(a) & Category ‘B2’ as per EIA notification-2006.

The subject cited Hospital is a 1625 bedded facility and had been granted Consent to Operate under the provisions of Air Act 1981 & Water Act 1974, which is valid up to 31.03.2024 & 31.01.2024 respectively. As per the application proposal the Hospital has proposed to carryout expansion by acquiring additional land area of 6816 sqm, which sums upto total land area of 63880 sqm. The Hospital claimed to construct the existing built up area of 100826.38 sqm as per the following time schedule.

Sr. No.	Approved built up area in sqm	Constructed built up area in sqm	Year
1.	79267.79	75921.39	1961-2000
2.	21558.59	7265.13	2013-2015
Total	1,00826.38	83,186.53	

The project proponent submitted the Form I, 1A and other additional documents along with processing fee amounting to Rs. 2,82,735/- vide UTR No. UBIN0903191 dated 04.03.2022, as checked & verified by the supporting staff SEIAA.

Punjab Pollution Control Board vide e-mail dated 25.08.2022 has been requested to send the latest construction status report. Further, Punjab Pollution Control Board vide letter no. 5541 dated 02.09.2022 has sent the latest construction status report with details as under:

“In reference to above, it is intimated that M/s Dayanand Medical college & Hospital Managing Society has applied for obtaining Environmental Clearance for expansion of the project namely Dayanand Medical College and Hospital at Civil Lines Tagore Nagar Ludhiana. Accordingly, the pointwise report w.r.t above referred e mail is as under:-

. Construction status of the proposed project. Please send the clear-cut report as to whether construction of the project has been started for the project except for securing the land.

The HCF has already constructed multiple building blocks including HERO DMC Heart, Main DMC Hospital Building, P.G Hostel, Sarai, Dietary Block, Front Building, Dumra Auditorium, Car Parking and Cancer Hospital having total built up area of all blocks @ 100826.38 Sqm. Now the HCF has proposed to construct Heart/ Neuro/ Gastro Science Block & to construct 5th 6th ,7th & 8th floor over the existing building of Hero DMC Heart having proposed built up area @ 45540.89 sqm. The site was visited by

AEE of this office on 30.08.2022 & it has been observed that presently no construction activity has been started at the Ares where new block & expansion of existing building is proposed.

. Status of physical structures within a 500 m Radius of the site including the status of industries, drain, river, and eco-sensitive structures if any.

Status of physical structure within 500m radius of the site is a sunder: -

1. Industries- No Maximum accidental Hazard/ Air polluting industry is situated at the radius of 500 mtr from the proposed site.
2. Drain-yes, a drain namely buddha Nallah is existing at a distance of 300 mtr from the Hospital.
3. River-No, river is existing within a radius of 500 mtr from the proposed site.
4. Eco Sensitive Structure – No structure is falling at a distance of 800 mtr.

. Whether the site is meeting the prescribed criteria for setting up of such types of projects. Please send a clear-cut recommendation.

The building plan of the HCF had been approved by Municipal Corporation, Ludhiana for existing building. The HCF has obtained CLU for proposed building from Municipal Corporation, Ludhiana vide no. 594/ ATP-D dated 22.09.2020.”

Deliberations during 228th meeting of SEAC held on 05.09.2022.

The meeting was attended by the following:

- (i) Sh. Raj Kumar Goyal, Chief Engineer, M/s Dayanand Medical College & Hospital Managing Society.
- (ii) Sh. Sital Singh, Environmental Consultant, M/s. Chandigarh Pollution Testing Laboratory.
- (iii) Sh. Sandeep Singh, Consultant, M/s. Chandigarh Pollution Testing Laboratory.

SEAC allowed the Environmental Consultant of Project Proponent to present the salient features of the project. Thereafter, Environmental Consultant presented the case as under:-

Sr. No.	Description	Details			
1	Basic Details				
1.1	Name of Project	Dayanand Medical College & Hospital, Ludhiana			
1.2	Proposal:	SIA/PB/MIS/284601/2022			
1.3	Location of Industry:	Tagore Nagar, Civil lines, Ludhiana			
1.4	Details of Land area & Built up area:	Description	Existing (sqm)	Proposed (sqm)	Total (sqm)
		Net Plot area	57064	6816	63880
		Built up area	1,00,826.38	40,540.89	1,41,367.27

1.5	Category under EIA notification dated 14.09.2006	B2
1.6	Cost of the project	Rs. 556.74Crore
2.	Site Suitability Characteristics	
2.1	Whether site of the industry is suitable as per the provisions of Master Plan:	The site falls in Hospital & Health institutions zone as per Master Plan of Ludhiana. Further, the proposed expansion will be carried out by acquiring the land area of 1.67 acres (8149.36 sq.yards) for which CLU has already been obtained from Municipal Commissioner, Municipal Town Planner, Ludhiana vide Memo no. 594/ATP-D dated 22.09.2020.
2.2	Whether supporting document submitted in favour of statement at 2.1, details thereof: (CLU/building plan approval status)	Site is allotted for Hospital by Improvement Trust Ludhiana. No further change of land use is required for existing land. For additional land project proponent obtained permission for CLU of total land area of 8149.36 sqyards from Commissioner, Municipal Town Planner Ludhiana.
3	Forest, Wildlife and Green Area	
3.1	Whether the industry required clearance under the provisions of Forest Conservation Act 1980 or not:	No land is covered under the Forest Conservation Act 1980. An undertaking in this regard submitted.
3.2	Whether the industry required clearance under the provisions of Punjab Land Preservation Act (PLPA) 1900:	No land is covered under the Punjab Land Preservation Act (PLPA)1900. An undertaking in this regard submitted.
3.3	Whether industry required clearance under the provisions of Wildlife Protection Act 1972 or not:	No wildlife sanctuary is involved in the vicinity or study area of the project site. Thus, the industry does not require clearance under the provisions of Wildlife Protection Act 1972
3.4	Distance of the industry from the Critically Polluted Area.	The site located in Critically polluted area of Ludhiana. But general conditions are not applicable on Building construction projects.
3.5	Whether the industry falls within the influence of Eco-Sensitive Zone or not. (Specify the distance from the	Not applicable

	<i>nearest Eco sensitive zone)</i>						
3.6	Green area requirement and proposed No. of trees:	Proposed Green area- 7017sqm Proposed number of trees- 800					
4.	Configuration & Population						
4.1	Proposal & Configuration						
	SR. NO.	PARTICULARS	AREA (m²)				
	1.	Net Plot Area	Existing	Proposed	Total		
			57064	6816	63880		
	2.	Built up area	Existing	Proposed	Total		
			1,00,826.38	40540.89	141367.27		
	3.	Permissible Green area Proposed Green area	6388 7017				
4.2	The details of the built-up area pertaining to the already constructed and proposed to be constructed building blocks is as under:						
	Sr. No.	COMPONENT DESCRIPTION	BUILT-UP AREA BETWEEN 1961-2000	BUILT-UP AREA BETWEEN 2013-2015	PROPOSED BUILTUP AREA (NEW BLOCK) HEART/NEURO/ GASTRO SCs	PROPOSED BUILTUP AREA (04 FLOOR ABOVE HDHI)	TOTAL BUILTUP AREA
	1.	1 st BASEMENT	99878.20	110897.15			210775.35
	2.	MEZZANINE	2329.75	1694.35	27000.00		31024.10
	3.	2 nd BASEMENT	5906.25	77193.15	27000.00		110099.40
	4.	GROUND FLOOR	223221.30	2647.82	27000.00		252869.12
	5.	FIRST FLOOR	187920.61	1220.11	27000.00		216140.72
	6.	SECOND FLOOR	137011.00	9579.47	27000.00		173590.47
	7.	THIRD FLOOR	126680.00	9579.47	27000.00		163259.47
	8.	FOURTH FLOOR	52688.54	9579.47	27000.00		89268.01
	9.	FIFTH FLOOR	10801.75	9579.47	27000.00	34805.00	82186.22
	10.	SIXTH FLOOR	6484.00		27000.00	34805.00	68289.00
	11.	SEVENTH FLOOR			27000.00	34805.00	61805.00
	12.	EIGHTTH FLOOR			27000.00	34805.00	61805.00
		TOTAL IN SQFT	852921.40	231970.46	297000.00	139220.00	1521111.86
		TOTAL IN SQMT	79267.79	21558.59	27602.23	12938.66	141367.27
	*The above details are as per the conceptual plan submitted by the Hospital.						

4.2	Population details	14000																																																																																																														
5	Water																																																																																																															
5.1	Water demand Details:																																																																																																															
	<table border="1"> <thead> <tr> <th rowspan="2">S. No.</th> <th rowspan="2">Description</th> <th rowspan="2">No. of Units</th> <th rowspan="2">Population</th> <th rowspan="2">Daily Water Req. per unit</th> <th colspan="2">No. of Units</th> <th rowspan="2">Population</th> <th rowspan="2">Total water Req. KLD</th> </tr> <tr> <th>Existing</th> <th>Proposed</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Indoor Beds</td> <td>1625</td> <td>1625</td> <td>450</td> <td>NIL</td> <td>NIL</td> <td></td> <td>731.25</td> </tr> <tr> <td>2</td> <td>Attendants</td> <td>1625</td> <td>1625</td> <td>135</td> <td>NIL</td> <td>NIL</td> <td></td> <td>219.37</td> </tr> <tr> <td>3</td> <td>Residential staff (Hostel)</td> <td>500</td> <td>500</td> <td>135</td> <td>NIL</td> <td>NIL</td> <td></td> <td>67.50</td> </tr> <tr> <td>4</td> <td>Private room @2person/room</td> <td>150</td> <td>300</td> <td>135</td> <td>NIL</td> <td>NIL</td> <td></td> <td>40.50</td> </tr> <tr> <td>4</td> <td>Employees 1650 @ three shifts</td> <td>4950</td> <td>4950</td> <td>135</td> <td>NIL</td> <td>NIL</td> <td></td> <td>668.25</td> </tr> <tr> <td>5</td> <td>Visitors/OPD</td> <td>-</td> <td>5000</td> <td>15</td> <td>NIL</td> <td>NIL</td> <td></td> <td>75.00</td> </tr> <tr> <td>6</td> <td>Laundry</td> <td></td> <td>LS</td> <td></td> <td>NIL</td> <td>NIL</td> <td></td> <td>300.00</td> </tr> <tr> <td>7</td> <td>Kitchen</td> <td></td> <td>LS</td> <td></td> <td>NIL</td> <td>NIL</td> <td></td> <td>190.00</td> </tr> <tr> <td>8</td> <td>Cooling Tower</td> <td></td> <td>LS</td> <td></td> <td>NIL</td> <td>NIL</td> <td></td> <td>50.00</td> </tr> <tr> <td>9</td> <td>OT/LABs/Floor washing</td> <td></td> <td>LS</td> <td></td> <td>NIL</td> <td>NIL</td> <td></td> <td>360.00</td> </tr> <tr> <td colspan="5">Total (KLD)</td> <td>NIL</td> <td>NIL</td> <td></td> <td>2701.87</td> </tr> </tbody> </table>	S. No.	Description	No. of Units	Population	Daily Water Req. per unit	No. of Units		Population	Total water Req. KLD	Existing	Proposed	1	Indoor Beds	1625	1625	450	NIL	NIL		731.25	2	Attendants	1625	1625	135	NIL	NIL		219.37	3	Residential staff (Hostel)	500	500	135	NIL	NIL		67.50	4	Private room @2person/room	150	300	135	NIL	NIL		40.50	4	Employees 1650 @ three shifts	4950	4950	135	NIL	NIL		668.25	5	Visitors/OPD	-	5000	15	NIL	NIL		75.00	6	Laundry		LS		NIL	NIL		300.00	7	Kitchen		LS		NIL	NIL		190.00	8	Cooling Tower		LS		NIL	NIL		50.00	9	OT/LABs/Floor washing		LS		NIL	NIL		360.00	Total (KLD)					NIL	NIL		2701.87	
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5.4	Source:	Tubewell																																																																																																														
5.5	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N) <i>Details thereof</i>	Application for permission for abstraction of ground water is filed with PWRDA.																																																																																																														
5.6	Total water requirement for domestic purpose:	2701.87 KLD																																																																																																														

5.6.1	Total wastewater generation:	2.16 MLD
5.6.2	Treatment methodology for domestic wastewater: (STP capacity, technology & components)	<p>STP-cum-ETP of 3 MLD installed, which is based on MBBR Technology. The main components of the STP are</p> <ul style="list-style-type: none"> • Bar screen and shutter gate • Equalization with diffused aeration • Primary tube settler • Bioreactor • Secondary tube settler • Dual media filter • Activated carbon filter <p>The total treated waste water generation to be received at the outlet of the STP shall be 2.12 MLD.</p>
5.7	Details of utilization of treated wastewater into green area in summer, winter and rainy season:	<p>Proposed green area to be developed within the project shall be 7017 sq.m for which the following quantity of the treated wastewater shall be utilized.</p> <p>Summer: 39 KLD Winter:13 KLD Rainy: 3.5 KLD</p>
	Details of utilization of treated wastewater for flushing purpose in summer, winter and rainy season:	<p>Below mentioned quantity of treated wastewater shall be utilized for flushing purpose.</p> <p>Summer: 500 KLD Winter:500 KLD Rainy: 500 KLD</p>
5.8	Utilization/Disposal of excess treated wastewater.	<p>Below mentioned quantity of excess treated wastewater shall be discharged in to public sewer.</p> <p>Summer: 1586 KLD Winter:1612 KLD Rainy: 1621.5 KLD</p>
5.9	Rain water harvesting proposal:	No proposal regarding RWH pits to be constructed has been submitted.
6	Air	
6.1	Details of Air Polluting machinery:	<p>5 no. of D.G. sets 4X1250KVA 1X500KVA</p>
6.2	Measures to be adopted to contain particulate emission/Air Pollution	Canopy equipped DG set with adequate height will be installed.
7	Waste Management	

7.1	Total quantity of solid waste generation	3.32 Ton/Day													
7.2	Details of management and disposal of solid waste (Mechanical Composter/Compost pits)	<p>Solid waste The recyclables like paper, plastic, tins etc. is being sold to authorized venders and the Municipal solid wastes to M/s A2Z waste Management Limited Ludhiana (approved vendor of MC Ludhiana)</p> <p>Hazardous waste-</p> <table border="1"> <tr> <td>1</td> <td>STP cum ETP Sludge</td> <td>Lump-sum/annum</td> <td>19.2Ton/annually</td> <td>Ramky Engineers Limited Derra Bassi</td> </tr> <tr> <td>2</td> <td>Used oil (ltrs)</td> <td>Lump-sum/annum</td> <td>500ltrs/annually</td> <td>Sold to ----- authorized recyclers</td> </tr> </table>				1	STP cum ETP Sludge	Lump-sum/annum	19.2Ton/annually	Ramky Engineers Limited Derra Bassi	2	Used oil (ltrs)	Lump-sum/annum	500ltrs/annually	Sold to ----- authorized recyclers
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2	Used oil (ltrs)	Lump-sum/annum	500ltrs/annually	Sold to ----- authorized recyclers											
7.3	Details of management of plastic waste generated from project	<p>Bio-medical waste- 1.5Ton/day</p> <table border="1"> <tr> <td>Category-I</td> <td>Human Anatomical waste</td> <td rowspan="4">1.5TPD</td> <td rowspan="4">Sent to CBMWTF for final treatment</td> </tr> <tr> <td>Category-IV</td> <td>Waste Sharps (Needle, syringes, blade etc</td> </tr> <tr> <td>Category-VI</td> <td>Solid waste (Item contaminated with blood & body fluid)</td> </tr> <tr> <td>Category-VII</td> <td>Solid waste (Item other than the waste such as catheter, intravenous sets)</td> </tr> </table>				Category-I	Human Anatomical waste	1.5TPD	Sent to CBMWTF for final treatment	Category-IV	Waste Sharps (Needle, syringes, blade etc	Category-VI	Solid waste (Item contaminated with blood & body fluid)	Category-VII	Solid waste (Item other than the waste such as catheter, intravenous sets)
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Category-IV	Waste Sharps (Needle, syringes, blade etc														
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Category-VII	Solid waste (Item other than the waste such as catheter, intravenous sets)														
8	Energy Saving & EMP														
8.1	Power Consumption:	Existing- 5000KVA Proposed- 1000KVA Total- 6000KVA													
8.2	Energy saving measures:	LEDs will be employed for saving energy													
8.3	Details of activities under Environment Management Plan: For Construction Phase														
	SR. NO.	PARTICULARS	CAPITAL COST (LAC)	RECURRING COST (LAC)	ITEMS COVERED										
	1.	Medical Cum First Aid	Already provided		First aid medical facility with first aid kit										

2.	Toilets for workers	1.0	0.5	Toilets with septic tank
3.	Wind breaking curtains	4.0	0.5	Wind breaking walls at vulnerable areas
4.	Sprinklers for suppression of dust	2.0	0.5	Sprinklers, Pipeline
Total Cost		Rs 7.0	Rs. 1.5	
For Operational Phase				
SR. NO.	PARTICULARS	CAPITAL COST (LAC)	RECURRING COST (LAC)	ITEMS COVERED
1.	Sewage Treatment Plant	Already installed		ETP-Cum-STP
2.	Solid Waste segregation & disposal	50.0	2.5	Colored Bins at appropriate Locations
3.	Green Belt including Lawns coverage	8.0	8.0 (for 3 years)	Plantation and landscaping
Total Cost		Rs. 58.0	Rs 10.5	

The Committee perused the visit report of the team constituted by Punjab Pollution control Board for carrying out the detailed audit of M/s Dayanand Medical College & Hospital, Ludhiana, submitted by Punjab Pollution Control Board vide letter No. PPCB/SEE/ZO-2/LDH/2021/7024 dated 11.10.2021 to Environmental Engineer, SEIAA.

The Committee further perused the letter dated 24.03.1998 written by Secretary, Managing Society, Dayanand Medical College & Hospital, Ludhiana, addressed to the Secretary, Local Govt, Punjab, Chandigarh, wherein, the details of the construction activity carried out for the existing buildings of the Hospital along with the buildings under construction were provided. As per the said details, the total covered area of existing structures on all floors was mentioned as 373157 sq.ft (34680 sqm) and covered area of the buildings under construction was mentioned as 2,71,126 sq.ft (25197 sqm).

The Committee also perused the visit report of Punjab Pollution Control Board wherein it was observed that Cancer Centre, laundry house and bio-medical waste management service area have also been established in the premises of the Hospital i.e., after 2013. As per local sources, the Cancer Centre was constructed in the year 2014-15 and the laundry house as well as bio-

medical waste management service area were constructed in the year 2016-17. As per representatives, the Cancer Centre has six floor and the total built up area of this building comes out to be about 9,200 sqm.

The Hospital apprised the Committee that the Hospital had made construction during the period 1961-2000. During period 2013-2015, construction of only Radiotherapy block was done, which has built up area of 7265.13 sqm, which is less than 20,000 sqm, as such, the Hospital does not attract the provisions of EIA notification dated 14.09.2006. Thus, the Hospital has not made any violation of EIA notification dated 14.09.2006.

On perusal of the above record, the Committee observed that the Hospital has carried out construction activity after year-2006, however, the details of the same have not been provided by the Hospital such as built-up area of laundry house, bio-medical waste management service area etc. The Committee asked the Project Proponent to provide year wise details of all the building components constructed till date along with their documentary proofs to enable the Committee to appraise the case as per the provisions of EIA notification dated 14.09.2006.

The Committee further observed that the Hospital has proposed to generate 3.32 Ton/day of Solid Waste and the Hospital has not submitted any adequate proposal for management of said waste. Furthermore, the Committee asked the Hospital to provide dedicated space in the layout plan for the management of solid waste.

The Committee further observed that the Hospital is generating 1.5 Ton/day of bio-medical waste and the same is being sent to common bio-medical waste treatment facility. The Committee asked the Hospital to provide valid agreement executed with CBMWTF for disposal of the said waste.

The Committee further observed that the Hospital has proposed to discharge maximum quantity of 1.6 MLD of treated wastewater into public sewer. The Committee asked the Hospital to explore the possibility for reusing the same within the Hospital.

The Committee observed that the Hospital is required to allocate funds under the following activities of Corporate Environment Responsibility (CER):

- a) Development of Mini Forests (Nanak Bagchi), raising of Avenue Plantations and Plantations in public/community areas.
- b) Rejuvenation of Village Ponds.
- c) Development of Infrastructure for utilization of treated effluent of STPs.
- d) Provision of solar panels in the Government / Municipal / other public schools, hospitals and Dispensaries, etc.
- e) Rainwater harvesting in Public Buildings.
- f) Alternatives to Single Use Plastic.
- g) Solid Waste Management
- h) Other activities relating to amelioration of Air, Water and Soil pollution as prescribed in the applicable District Environment Plan (DEP).

- i) Activities as proposed by the Project Proponent / their accredited consultants for the amelioration of Air, Water, and Soil pollution on the basis of field surveys and approved by SEIAA / SEAC.

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

- (i) The Hospital shall submit the year wise details of all the building component constructed till date along with their documentary proofs.
- (ii) The Hospital shall provide dedicated space for the management of solid waste management in the layout plan and submit the revised layout plan.
- (iii) The Hospital shall submit valid agreement executed with CBMWTF for the disposal of 1.5 TPD of the Bio-medical waste.
- (iv) The Hospital shall explore the possibility for reusing the excess treated waste water of 1.6 MLD proposed to be discharged into sewer.
- (v) The Hospital shall allocate funds up to 1% of the total project cost under the following Corporate Environment Responsibility (CER) activities:
 - a) Development of Mini Forests (Nanak Bagchi), raising of Avenue Plantations and Plantations in public/community areas.
 - b) Rejuvenation of Village Ponds.
 - c) Development of Infrastructure for utilization of treated effluent of STPs.
 - d) Provision of solar panels in the Government / Municipal / other public schools, hospitals and Dispensaries, etc.
 - e) Rainwater harvesting in Public Buildings.
 - f) Alternatives to Single Use Plastic.
 - g) Solid Waste Management
 - h) Other activities relating to amelioration of Air, Water and Soil pollution as prescribed in the applicable District Environment Plan (DEP).
 - i) Activities as proposed by the Project Proponent / their accredited consultants for the amelioration of Air, Water, and Soil pollution on the basis of field surveys and approved by SEIAA / SEAC.

Deliberations during 234th meeting of SEAC held on 12.12.2022.

The meeting was attended by the following:

- (iv) Sh. Raj Kumar Goyal, Chief Engineer, M/s Dayanand Medical College & Hospital Managing Society.
- (v) Sh. Sital Singh, Environmental Consultant, M/s. Chandigarh Pollution Testing Laboratory.
- (vi) Sh. Sandeep Singh, Consultant, M/s. Chandigarh Pollution Testing Laboratory.

The Environmental Consultant of the health care facility presented the reply of the observations as under:

Sr. No.	Observation	Reply
1.	The hospital shall submit the year wise details of the entire building component constructed till date with their documentary proofs.	<ul style="list-style-type: none"> • DMC hospital had constructed 75921.39 sqmt building area from the year 1961 to 2000, which includes Main Hospital building, P.G Hostel, HDHI, Dietary and Service Block. • No new construction was done in between the year 2002 to 2013 in Hospital campus. • In year 2012-2013 we got approval for the construction of Basements for Car parking and Cancer Care Unit with total approved area of 21558.59 sqmt. Out of which we had constructed only Cancer care unit having covered area 7265.13 sqmt. • The construction of Basements for car parking is not executed till date. • The construction of Cancer care unit was executed from 2nd May, 2013 to 24th April, 2015. • During construction, following precautions/ specifications were followed:- <ul style="list-style-type: none"> a) Instead of Bricks, Autoclaved Aerated Concrete blocks (made up of 67.86% fly ash) for walls were used in construction activity. b) Hospital has used ready mixed concrete to reduce dust and water pollution. c) The construction site was barricaded with colored profile sheets and PVC Jaali to arrest the dust particles and to provide a smooth and accident free passage to the patients and its attendants. d) Regular sprinkling of water and other necessary measures were also taken during construction activity. <p>Additional infrastructure provided to control environmental pollution:</p>

		<p>I. Solar plant of capacity 522 KW installed on building roof.</p> <p>II. In addition to 3000 KLD capacity ETP plant, hospital has provided 500 KLD, UV-UF Treatment plant for recycling of waste water in cancer care unit.</p> <p>III. Hospital has used organic composter machine for degradation of wet solid waste generated.</p> <p>Fitness/Occupancy Certificate</p> <p>I. Fitness/Occupancy certificate for main building of Dayananad Medical College & Hospital is issued by PWD department, Ludhiana vide letter no 1427 dated 17/7/2015 submitted.</p> <p>II. Fitness/Occupancy certificate for buildings of Hero Heart Institute, Cancer building and Nursing hostel of DMC & hospital is issued by PWD department, Ludhiana vide letter no 3282 dated 27/11/2017 submitted.</p>
2.	The Hospital shall provide dedicated space for the management of solid waste management in the layout and submit the revised layout plan.	The location of solid waste management area has been marked on the layout plan and the copy of the same submitted.
3.	The Hospital shall submit valid agreement executed with CBMWTF for the disposal of 1.5 TPD of Biomedical waste.	The agreement executed with the operator of the CBMWTF for the disposal of 1.5 TPD of biomedical waste, is valid upto 31-03-2023 and the copy of the same submitted.
4.	The Hospital shall explore the possibility for reusing the excess treated waste water of 1.6 MLD proposed to be discharged into sewer.	<ul style="list-style-type: none"> Hospital has already provided ETP cum STP having capacity 3MLD. HCF is recycling 500 KLD of treated water through double plumbing at Cancer Centre. Hospital has discussed the matter with our housekeeping staff/maintenance department regarding the use of water in old building but due to non availability & possibility of double plumbing & to maintain hygiene in the premises of the hospital. It is not possible for us to reuse 1.6 MLD of treated waste water. Hospital has permission to discharge the same into the sewer line of Municipal Corporation (copy of permission submitted)

		Therefore, there is no further scope to utilize the treated wastewater in order to maintain hygiene in the premises of the hospital.
5.	The Hospital shall allocate funds upto 1% of the total project cost under the Corporate Environment Responsibility (CER) activities.	<ul style="list-style-type: none"> • The total expenditure to incurred on the expansion plan is Rs 43.62 Crores and 1% of which is Rs 44 Lakhs for carrying out following activities:- <ul style="list-style-type: none"> a) Rs 8 Lakhs (approx.) will be spent for installation of 14 KW capacity solar plant in Deaf and Dumb school. Ward no 55, Tagore nagar, Ludhiana situated near DMC hospital building. b) Rs 25 Lakhs will be spent for tree plantation, new toilets/ washroom construction, furniture and renovation work of building in the Deaf and Dumb school, ward no 55, Tagore nagar, Ludhiana situated near DMC hospital building as suggested by Municipal Corporation, Ludhiana. c) Rs 17 Lakhs will be spent for providing these facilities at Blind School near DMC hospital, Ludhiana as per detail mentioned below:- <ul style="list-style-type: none"> - Cricket Play ground - Wheat flour mixer - Roti maker - 2 No. Diesel Bhatti - 3 No's Inverter - Furniture for Blind students - 1 Big Refrigerator.

The Project Proponent in the conceptual plan provided the details of built-up area already constructed and proposed to be constructed by mentioning component description as 1st basement, 2nd basement, Ground Floor, First Floor to Eighth Floor. As per the said details the built-up area between 1961-2000 was 79267.79 sqm and built-up area between 2013-2015 was 21558.59 sqm.

During meeting, the Committee perused the report of Punjab Pollution Control Board submitted vide letter no. 5514 dated 02.09.2022, wherein, it has been mentioned that the Health Care Facility has already constructed multiple building blocks including HERO DMC Heart, Main DMC Hospital Building, P.G Hostel, Sarai, Dietary Block, Front Building, Dumra Auditorium, Car Parking and Cancer Hospital having total built up area of all blocks @ 100826.38 Sqm. However, the Project Proponent vide Ref No. DMCH/CE/22/137 dated 26.11.2022 informed that the DMC hospital had constructed 75921.39 sqm building area from year 1961 to 2000 which includes main Hospital Building, PG Hostel, HDHI, Dietary & Service Block. Further, in year 2012-13, the hospital had got approval for construction of basement for car parking and cancer care unit with total approved area of 21558.59 sqm out of which only cancer care unit having covered area of 7265.13 sqm was constructed from May 2013 to April 2015.

The Committee observed that the description of various components provided in the conceptual plan and the component details given by the Punjab Pollution Control Board in their letter dated 2.09.2022 and the description of the components submitted in the reply of the ADS by Project Proponent vide letter dated 26.11.2022 does not match with each other. Further, the Project Proponent has not submitted the proper reply of the observation raised during last meeting held on 5.09.2022 regarding submission of year wise details of the entire building component constructed till date with their documentary proofs. The Project Proponent agreed to same.

The Committee further observed that the Project Proponent has not submitted permission for discharging its excess treated waste water into public sewer.

The Committee further observed that the Health Care Facility has mentioned that construction of only radio therapy block having built up area of 7265.13 sqm has been carried out during 2013-2015, however, as per the details mentioned in the layout plan, total built up area of 21558.59 sqm has been constructed. Further, Punjab Pollution Control Board has mentioned in its visit report that the built-up area of Cancer Centre Hospital is approx. 9200 sqm was constructed in the year 2014-2015. Furthermore, the Hospital has mentioned in the reply of the observations raised by the Committee in its 228th meeting that the Hospital has carried out construction activity of Cancer Care Unit having built up area of 7265.13 sqm. The Committee decided to constitute a committee comprising of Sh. Sunil Mittal & Sh. S.K Gupta, Member SEAC to verify the facts regarding the construction done from 1961-2000 and in the year 2013-2015 of various building blocks of the Hospital.

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

- (i) The Hospital shall submit the year wise details of all building components constructed till date with documentary proofs, as per the terminology of various building blocks.
- (ii) The Hospital shall submit the permission to discharge treated wastewater into MC sewer from MC, Ludhiana.
- (iii) The Hospital shall explore the possibility of rainwater harvesting within the Hospital Complex.
- (iv) The Hospital shall explore the possibility of providing indoor saplings and developing vertical wall gardens within the Hospital Complex.

Item No. 234.03: Application for Environmental Clearance for Expansion of Group Housing Project namely “Casa Espana” located at Village-Badmajra, Sector 121, Mohali, Punjab by M/s Shivalik Site Planners Pvt. Ltd (Proposal No. SEIAA/PB/MIS/82060/2022)

The Project Proponent was granted Environmental Clearance under EIA notification dated 14.09.2006 for the development of commercial project namely “ATS Casa Espana” in Sector 121, Mohali vide letter no. SEIAA/MS/2014/9014 dated 05.02.2014. The Environmental Clearance was granted for the total plot area of 101171.411 sqm (25 acres) having built up area of 194402.741 sqm.

Thereafter, the said Environmental Clearance was transferred in the name of M/s Shivalik site Planners Private Limited vide SEIAA letter no. SEIAA/2018/64 dated 07.01.2019 for the development of Group Housing project namely “Casa Espana” in the total land area of 101171.411 sqm (25 acres) having built up area of 194402.741 sqm.

The Project Proponent was granted Terms of Reference (ToR) for carrying out expansion of the group housing project “Casa Espana” vide letter dated 07.02.2022.

The Project Proponent has applied for Environmental Clearance under EIA notification dated 14.09.2006 for development of group housing project namely “Casa Espana” in the total land area of 101171.411 sqm (25 acres) having built up area of 3,27,021.70 sqm. The Project Proponent has proposed to carryout expansion in such a way that there will be 17 residential towers, 6 row houses, club, commercial, community centre and sports centre. The Project is covered under Category 8(b) of the schedule appended with EIA notification-2006. The Project Proponent has submitted revised layout plan approved from Chief Town Planner; Punjab vide No. 7277CTP (PB) CR-15 dated 25.11.2021. As per the said layout plan the total land area of the project is 25 acres. The Project Proponent has submitted the EIA report inclusive of the compliance of the Terms of reference issued, certified compliance report issued by MoEF&CC and EIA study conducted for the project.

The project proponent submitted Form I, IA EIA report, compliance of ToRs and other additional documents through online portal. The Project Proponent has deposited Rs. 1,32,620/- for the expansion proposal vide UTR No. KKBKH22032722249 dated 01.02.2022, as checked & verified by the supporting staff of SEIAA.

Punjab Pollution Control Board vide letter no. 5315 dated 05.09.2022 has sent the latest construction status report with details as under:

“It is further intimated the proposed site of the subject cited project was visited by officer of the Board on 31/08/2022 and the point wise reply of the comments sought by SEIAA from this officer relating to the propose of the subject cited [project is given as under:

Sr. No.	Reports of point sought by SEIAA	Remarks
1.	Construction status of the proposal	<ol style="list-style-type: none"> 1. The proposed site is located at village-Badmajra, Sector 121 adjoining Verka Milk Plant, Distt. S.A.S Nagar. 2. The GPS coordinates of the site are 30°43'59"N,76°42'06'E. 3. The Proposed site is situated in front of the existing project site. The project proponent has earmarked the front boundary wall if the project with flex hoardings. The project proponent has not started any construction activity at the proposed site.
2.	Status of physical structures within 500 m radius of the site including the status of industries, drain, river, eco sensitive structure, if any.	<p>The following units are located within 500 m radius of the unit:</p> <ol style="list-style-type: none"> 1. No rice sheller/ stone crusher / hot mix plant/ cement grinding unit/ brick kiln exist within 500 mtr from the proposed site. 2. There is no jaggery, petroleum outlet exist within 100 mtr of the site. 3. There is drain/nallah/choe namely Patiala ki Rao exist adjoining the site (i.e, within 50-100 mtr.) 4. There is no common bio-medical treatment facility within 500 mtr. 5. There is no eco sensitive area within 500 mtr. 6. There is no MAH industry existing within 300 mtr 7. There is only one air polluting unit namely M/s Verka milk Plant and air polluting source (i.e. chimmeny of Boiler) exist more than within 250 mtr from the proposed site.

3.	<i>Whether the site meets with the prescribed criteria for setting up such projects.</i>	<i>The propose site is complying with the sitting guidelines frames by the Government of Punjab for such project.</i>
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As mentioned above, the project proponent has started construction work without obtaining the environmental clearance, as such the project proponent has not comply with the Office Memorandum F.no. 22-21/2020-IA.III dated 7/07/2021 issued by MoEF&CC.

It is further intimated that the capacity of the existing terminal STP of Kharar is already short for the present domestic effluent being generated form the area and more effluent load can't be submitted any alternate scheme for the disposal of treated effluent."

Deliberations during 232nd meeting of SEAC held on 14.11.2022.

The case was considered by the following:

- (i) Mr. Harmanjit Singh Malhotra, M/s Shiwalik Site Planner Private Limited.
- (ii) Mrs. Simranjit Kaur, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.

SEAC allowed the Environmental Consultant of the project proponent to present the Salient feature of the EIA report as under:

Sr. No.	Description	Details
1	Basic Details	
1.1	Name of Project & Project Proponent	Expansion of Group Housing Project "Casa Espana" located at Village Badmajra, Sector 121, District SAS Nagar (Mohali), Punjab. Mr. Ghansham Sharma (Director)
1.2	Proposal No.	SEIAA/PB/MIS/82060/2022
1.3	Location of Project	Village- Badmajra, Sector 121, Mohali, Distt. S.A.S Nagar, Punjab
1.4	Details of Land area & Built up area	Total Plot Area = 25 acres Total Built up area = 3,27,021.70 m ²
1.5	Category under EIA notification dated 14.09.2006	The project falls under category 8(b) – "Township & Area Development Projects"; Category B1 as per EIA Notification dated 14 th September, 2006 and its subsequent amendments as the total built-up area of the project after expansion will be 3,27,021.39 sq.m.
1.6	Cost of the project	Rs. 1,011.50 Crores
2.	Site Suitability Characteristics	

2.1	Whether project is suitable as per the provisions of Master Plan	Yes, the project falls within residential zone as per Master plan of SAS Nagar. Copy of Master plan of SAS Nagar showing the project location is enclosed along with application.
2.2	Whether supporting document submitted in favour of statement at 2.1, details thereof: (CLU/building plan approval status)	Permission for Change of Land Use (CLU) has been issued by Senior Town Planner, Department of Town & Country Planning, Punjab for land measuring 25 acres vide memo no. 1654-STP(S)/SS-11(GR) dated 27.07.2012 in the name of M/s Shivalik Site Planners Private Limited. A copy of said permission submitted.
3	Forest, Wildlife and Green Area	
3.1	Whether the project required clearance under the provisions of Forest Conservations Act, 1980 or not:	No forest land is involved in the project. NOC has been issued by DFO vide letter no. 7512 dated 7.01.2013. A copy of NOC issued by DFO submitted.
3.2	Whether the project required clearance under the provisions of Punjab Land Preservation Act (PLPA), 1900.	No. Project is not covered under PLPA, 1900. NOC has been obtained from DFO vide letter no. 7512 dated 7.01.2013.
3.3	Whether project required clearance under the provisions of Wildlife Protection Act, 1972 or not:	No. City Bird Sanctuary & Sukhna Wildlife Sanctuary are located at distance of approx. 7 km and 15 km from the project location respectively. Thus, project falls outside eco-sensitive zone of the sanctuary. Thus, no wildlife clearance is involved in the project. Undertaking in this regard is attached along with application.
3.4	Whether the project falls within the influence of Eco-Sensitive Zone or not.	No. Project falls outside the eco-sensitive zone of Sukhna Wildlife Sanctuary and City Bird Sanctuary.
3.5	Green area requirement and proposed No. of trees:	Total green area: 27,836.802 sq.m. Out of the total area, 17841.067 sqm (4.4 acres) has been reserved for Karnal Technology and 9995.735 sqm has been reserved for Green area. No. of trees required = 1265 trees Proposed trees to be planted: 1511 trees

4.	Configuration & Population																																																						
4.1	Configuration & Population details:	<p>Total after expansion: 17 Residential Towers, 6 Row Houses, Club, Commercial, Community center & Sports Centre.</p> <p>The comparison between earlier accorded Environmental Clearance, proposed as well as Expansion in EC application attached as Annexure-1.</p>																																																					
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		Winter (@ 1.8 lt./m ² /day)	18
		Monsoon (@ 0.5 lt./m ² /day)	5
<i>Infiltration rate= 200 lt/manhole/day *60=12000 lt</i>			
5.2	Total fresh water requirement:	419 KLD	
5.3	Source:	Borewells	
5.4	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N) <i>Details thereof</i>	A copy of permission letter issued by PWRDA for abstraction of ground water for quantity of 440 KLD through 6 borewells vide permission no. PWRDA/11/2021/L2/270 dated 11.11.2021 submitted.	
5.5	Total wastewater generation:	318 KLD	
5.6	Treatment methodology: <i>(STP capacity, technology & components)</i>	318 KLD of sewage will be generated from the project which will be treated in existing STP of 450 KLD capacity.	
5.7	Treated wastewater for flushing purpose:	101 KLD	
5.8	Treated wastewater for green area in summer, winter and rainy season:	Summer: 55 KLD Winter: 18 KLD Monsoon: 5 KLD	
5.9	Utilization/Disposal of excess treated wastewater.	Summer: 156 KLD Winter: 193 KLD Monsoon: 217 KLD The excess treated wastewater shall be utilized in the land area of 4.4 acres to be developed as per Karnal Technology.	

5.1	Cumulative Details:						
0	Sr. No.	Total water Requirement	Total wastewater generated	Treated wastewater	Flushing water requirement	Green area requirement	Excess will be disposed of to area reserved for Karnal Technology (4.4 acres) or to GMADA Sewer
	1.	398 KLD	318 KLD	312 KLD	101 KLD	55 KLD	156 KLD
	<p>*As per the GMADA letter dated 23.10.2013, in connection with disposal of treated wastewater, the Authority has yet to provide trunk sewer w.r.t water supply, sewerage and storm water drainage in the vicinity of the project. The promoter company has to make its own arrangement till the services are laid by GMADA. An EDS in this regard was raised and the Project Proponent informed that the GMADA sewer has been laid up to VR Punjab located on NH 21, Chandigarh to Kharar road, Sector 118, Mohali which is approx. 2 Km from the project location. Further, work for laying of sewer line is in progress in full swing. However, an alternate arrangement for disposal of treated wastewater in the area of 4.4 acres has been reserved within the project for Karnal Technology, till GMADA sewer line is connected to the Terminal Sewerage System.</p>						
5.1	Rain water harvesting proposal:	30 no. of rain water recharging pits with dual bore have been proposed for artificial rain water recharging within the project premises. Out of which, 7 rain water recharging pits has already been constructed within the project.					
6	Air						
6.1	Details of Air Polluting machinery:	5 DG sets of total capacity 4,160 KVA (3 × 1010 KVA + 1 × 630 KVA + 1 × 500 KVA) for essential services such as STP, borewell, etc.					
6.2	Measures to be adopted to contain particulate emission/Air Pollution	DG sets will be equipped with acoustic enclosure to minimize noise generation and adequate stack height for proper dispersion.					
7	Waste Management						
7.1	Total quantity of solid waste generation	1907 kg/day					

7.2	Details of management and disposal of solid waste (Mechanical Composter/Compost pits)	Biodegradable waste will be composted in 2 Mechanical Composters of 500 kg each. Non-biodegradable waste (recyclable waste) will be disposed off through authorized recycler vendors. Inert waste will be dumped to authorized dumping site. A separate area of 100 sq.m has been earmarked for solid waste management within the project.		
7.3	Details of management of Hazardous Waste.	Hazardous Waste in the form of used oil from DG sets will be generated which will be managed & disposed of to authorized vendors as per the Hazardous & Other Wastes (Management & Transboundary Movement) Rules, 2016 and its amendments.		
8	Energy Saving & EMP			
8.1	Power Consumption:	Total power demand after expansion = 4,811.30 KW (or 5,345.89 KVA) Agency: Punjab State Power Corporation Limited (PSPCL).		
8.2	Energy saving measures:	LEDs have been proposed instead of CFLs in the project. Further, solar water heaters & solar panels are being proposed within the project premises.		
8.3	Details of activities under Environment Management Plan. Construction phase:			
	S.No.	Title	Capital Cost (Rs. Lakhs)	Recurring Cost (Rs. Lakhs/ Annum)
	1.	Wastewater Management (2 STPs of 450 KLD and 300 KLD)	-- (Rs. 98 Lakhs has been spent on STP of 450 KLD capacity)	3
	2.	Air & Noise Pollution Management (Acoustic enclosure for DG sets etc.)	20 (In addition, Rs.29 Lakhs has been spent)	1
	3.	Landscaping	60 (In addition, Rs.178 Lakhs has been spent)	2.5
	4.	Rain water recharging (30 Pits)	50 (Rs.34 Lakhs has already been spent on construction of 7 pits)	2
	5.	Environment Monitoring	2.5	2.5
	6.	Solid Waste Management (2 Mechanical Composters of size 500 kg each)	16	1.5
	7.	Energy Efficient measures (Solar lighting, LEDs, Solar Water Heating Systems, Solar Panel, etc.)	45 (Rs.78 Lakhs has already been spent)	2
	Total		Rs. 193.5 Lakhs	Rs. 14.5 Lakhs/annum

Operation Phase:		
S.No.	Title	Recurring Cost (Rs. Lakhs/ Annum)
1.	Waste Water Management (2 STPs of 450 KLD and 300 KLD)	6
2.	Air & Noise Pollution Management (Acoustic enclosure for DG sets etc.)	1.5
3.	Landscaping	7
4.	Rain water recharging (30 Pits)	6
5.	Environment Monitoring	5
6.	Solid Waste Management (2 Mechanical Composters of size 500 kg each)	6
7.	Energy Efficient measures (Solar lighting, LEDs, Solar Water Heating Systems, Solar Panel, etc.)	8
Total		Rs. 39.5 Lakhs/annum

8.4 CER Activities:		
Sl. No.	Description	Amount (Rs. in Crores)
1.	Cleaning & maintenance of seasonal rivulet	4
2.	Jute bags distribution in nearby villages	0.5
3.	Scientific support and awareness to local farmers to increase yield of crops and fodder	1.5
4.	Plantation in Community Areas	2
5.	Avenue Plantation	1.5
6.	Solid waste management facilities	0.5
Total		Rs. 10 Crores

Annexure-I

S. No.	As per earlier Environmental Clearance								As per revised Proposal						
	Particulars	No. of Floors	No. of Towers	No. of units per Tower	Total No. of DUs	Total Built up area (sq.ft)	Total Built up area constructed	Population	Particulars	No. of Floors	No. of Towers	No. of units per Tower	Total No. of DUs	Total Built-up area (sq.ft)	Population
1	Tower No. 1, 2, 3, 10 & 11	G+25	5	52	260	845,551.250	729,551.250	1,300	Tower No. 1, 2, 3, 10 & 11	G+26	5	52	260	870,278.459	1,300
2	Tower No. 4, 5, 6, 7, 8 & 9	G+25	6	52	312	758,816.720	755,016.720	1,560	Tower No. 4, 5, 6, 7, 8 & 9	G+26	6	52	312	765,211.866	1,560

3	Row House 12, 13, 14 & 15	G+1	4	2	8	67,012.190	6500	40	Row House R1, R2, R3 & R4	B+G+2	4	1	4	29,007.568	20	
4	-	-	-	-	-	-	-	-	Tower No. 12	G+26	1	54	54	178,782.811	270	
5	-	-	-	-	-	-	-	-	Tower No. 14,15,16, 17&18	G+26	5	54	270	894,186.130	1350	
6	EWS		1	59	59	18,447.330	not started	295	Row House R5 & R6	B+G+2	2	1	2	12,788.516	10	
7	Club					24,236.240	14,593.958	718	Club	B+G	1	1	-	14,593.958	60	
8	-	-	-	-	-	-	-	-	Community Centre	G	1	-	-	5,016.454		
9	-	-	-	-	-	-	-	-	Sports Centre	LB+UB	1	-	-	5,905.394		
10	-	-	-	-	-	-	-	-	Commercial	G	1	-	-	803.699		
11	Gate House					322.130	100.000	-	Gate (G - 01)	G	1	-	-	100.000	-	
12	-	-	-	-	-	-	-	-	Gate (G - 02)	G	1	-	-	637.467	-	
13	Drivers Toilet	-	-	-	-	991.340	not started	-	Driver's Toilet	G	1	-	-	498.060	-	
14	School	-	-	-	-	17,424.000	not started	-	School		1	-	-	17,424.000	-	
15	Upper Basement Area	-	-	-	-	204,584.128	204,584.128	-	Upper Basement Area					358,023.131	-	
16	Lower Basement Area	-	-	-	-	155,146.473	155,146.473	-	Lower Basement Area					366,771.256	-	
	Total				639 DU	20,92,531.801 sq.ft.	1,865,490.389	4,233						902 DU	35,20,028.950	5,021 (4,510 + 60+ 451 i.e 10% of residential population)
						1,94,402.741 sq.m.									3,27,021.707 sq.m.	

During meeting, the Committee perused the compliance of ToR issued to the project proponent vide SEIAA letter dated 07.02.2022 and observed that as per ToR mentioned at point no. 3, the Environmental Consultant has considered the major portion of baseline study from the EIA study already carried out for Suntech City, Mullanpur by claiming that the same falls within the buffer zone of the proposed project. The Committee perused the KML file of the project and observed that the distance of the project namely Suntech City is more than 5km from the proposed project site. Whereas, the Committee apprised the project proponent that as per the Guidelines for Building & Construction, the study area for carrying EIA study will be area with the angular distance of 500 meters surrounding the site. The Committee asked the project proponent to provide the necessary details along with documentary proof to justify their statement. The Project Proponent agreed to the same.

The Committee observed that Punjab Pollution Control Board vide letter no. 5315 dated 05.09.2022 mentioned that the project proponent has not carried out any construction activity at site, whereas, in the concluding part of the report, it has been mentioned that the Project Proponent has started construction work without obtaining environment clearance. The Committee decided to get the clarification from Punjab Pollution Control Board.

The Committee further observed that the Project Proponent has mentioned the total built-up area as 3,27,021.70 m² in the classification of built-up area under different building components however as per the application and other documents, the built-up area has been mentioned as 327021.39 sq.m. The Committee asked the Project Proponent to rectify the same.

The Project Proponent apprised the Committee that he shall discharge maximum quantity of 217 KLD of treated waste water in rainy season into 4.4 acre of the land area, to be developed as per Karnal Technology, in the absence of GMADA sewer. The Committee asked the project proponent to explore the possibility to discharge excess quantity of treated wastewater into sewer.

The Committee further observed that the Project Proponent has considered the population of only 60 persons for club, community centre, sport centre & commercial, and no population has been considered for school. The Committee asked the Project Proponent to check the same.

The Committee further observed that the Project Proponent has not submitted adequate proposal for management and disposal of storm water and also not submitted the compliance pertaining to the energy conservation measures.

After detailed deliberation, the Committee decided to defer the case, till the reply of the below mentioned observations:

- (i) The Project Proponent shall submit the documentary proof as per MoEF&CC Guidelines to substantiate that in case the project falls within the buffer zone of 5.4 KM, then in that case the baseline study already carried out within the buffer zone

can be used for the proposed project.

- (ii) The Project Proponent has mentioned the total built-up area as 3,27,021.70 m² in the classification of built-up area under different building components and as per the application & other documents, the built-up area has been mentioned as 327021.39 sq.m. The Project Proponent shall rectify the same.
- (iii) The Project Proponent shall explore the possibility to discharge excess quantity of treated wastewater of the project into sewer.
- (iv) The Project Proponent shall submit the revised details of population for club, community centre, sport centre, commercial and school as per the statutory norms.
- (v) The Project Proponent shall submit the adequate proposal for management & disposal of storm water.
- (vi) The Project Proponent shall submit the compliance pertaining to the energy conservation measures adopted by the project in compliance to the conditions of the Environment Clearance granted to it.

Deliberations during 234th meeting of SEAC held on 12.12.2022.

The case was considered by the following:

- (i) Mr. Harmanjit Singh Malhotra, M/s Shiwalik Site Planner Private Limited.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.

The Environmental Consultant of the Project Proponent presented the reply of the observations as under:

Sr. No.	ADS Sought	ADS Reply
1.	The Project Proponent shall submit the documentary proof as per MoEF&CC Guidelines to substantiate that in case the project falls within the buffer zone of 5.4 km, then in that case the baseline study already carried out within the buffer zone can be used for the proposed project.	There is no such notification or guidelines stating the same. But study carried out by one project in the buffer area can be used for other project. Based on it, monitoring period have been accepted earlier by MoEF&CC as well as SEIAA, Punjab too and projects have been granted Environmental Clearance (EC). In our case, 'Suntec City' project falls in the buffer zone of 'Casa Espana' project as crow fly distance between them is approx. 5.4 km. Toposheet depicting the same submitted. Accordingly, baseline monitoring conducted for 'Suntec City'

		from period October to December, 2021 was considered for the said project. Also, one-month study (i.e. March, 2022) was carried out additionally at project location.
2.	The Project Proponent has mentioned the total built-up area as 3,27,021.70 m ² in the classification of built-up area under different building components and as per the application & other documents, the built-up area has been mentioned as 327021.39 sq.m. The Project Proponent shall rectify the same.	The total built-up of the project is 3,27,021.39 sq.m. In EDS reply dated 26.10.2022, built-up area of 3,27,021.70 sq.m. has been inadvertently mentioned. Copy of rectified table stating the same submitted.
3.	The Project Proponent shall explore the possibility to discharge excess quantity of treated wastewater of the project into sewer.	Presently, excess treated water is being utilized within the project onto an area of 1.75 acres already developed under Karnal technology. It is to ensure that before full occupancy of the project, 4.4 acres of land will be developed under Karnal technology which will be sufficient to cater excess treated water load. Although, as per current status, GMADA sewer has been laid upto "VR Punjab" which is approx. 2 km from our project location. Further, work for laying of sewer line is in progress with full swing. Thus, in future when GMADA sewer line will be connected to our terminal sewerage system, excess treated water will be discharged into the main GMADA sewer only.
4.	The Project Proponent shall submit the revised details of population for club, community center, sports center, commercial and school as per the statutory norms.	As discussed during the last SEAC, Punjab meeting, school population has been added. Revised population details along with water demand details and water balance diagrams for all the three seasons submitted.
5.	The Project Proponent shall submit the adequate proposal	30 rain water harvesting pits have been proposed within the overall project for proper management of storm water. Out of which, 7

	for management & disposal of storm water.	rain water harvesting pits have already been constructed within the premises. Further, excess storm water runoff is being drained towards 'Patiala Ki Rao' choe lying adjacent to the project which is as per natural drainage pattern of the area. Copy of drainage pattern within 10 km buffer of the project submitted.
6.	The Project Proponent shall submit the compliance pertaining to the energy conservation measures adopted by the project in compliance to the conditions of the Environment Clearance granted to it.	The project has been designed as per ECBC guidelines. Report in this regard submitted.

The Committee observed that Punjab Pollution Control Board vide letter no. 7037 dated 17.11.2022 has sent the latest construction status report with clarification that two following paragraphs of the earlier report sent vide no. 5315-17 dated 05.09.2022 have been mentioned inadvertently.

"As mentioned above, the project proponent has started construction work without obtaining the environmental clearance, as such the project proponent has not comply with the Office Memorandum F.no. 22-21/2020-IA.III dated 7/07/2021 issued by MoEF&CC.

It is further intimated that the capacity of the existing terminal STP of Kharar is already short for the present domestic effluent being generated form the area and more effluent load can't be submitted any alternate scheme for the disposal of treated effluent."

Punjab Pollution Control Board vide letter dated 05.09.2022 has reported that the Project Proponent has not started any construction activity at the proposed site w.r.t the proposal under consideration.

During meeting, Committee perused the reply given by the Project Proponent and observed that the Environmental Consultant has considered two months study carried out for the project namely "Suntec City" falling at a distance of 5.4 Km from the proposed project and also carried out 1 month afresh study at the project site under consideration. The Committee further observed that Project Proponent could not submit any documentary proof for considering the study carried out for different project other than the proposed one falling at a distance of 5.4 Km. The Committee decided that the Environmental Consultant may carryout fresh baseline study of one season (3 months) except rainy season at the proposed project site for which the Environmental Clearance has been sought.

The Committee further observed that the Project Proponent has developed area of 1.75 acres within the project under Karnal technology for utilizing excess treated waste water. Further, the Project Proponent has proposed to developed total land area of 4.4 acres (including 1.75 acres) under Karnal technology to utilize excess treated wastewater after expansion.

The Committee decided to constitute a committee of Sh. K.L Malhotra & Sh. Parminder Singh Bhogal, Member SEAC to visit the project site to study the effectiveness of Karnal Technology already in operation in 1.75 acres of land for utilizing excess treated waste water.

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

- (i) The Environmental Consultant shall carryout fresh baseline study of one season (3 months) except rainy season.
- (ii) The Project Proponent shall allocate up to 1% of the total project cost on the following CER activities:
 - a) Development of Mini Forests (Nanak Bagchi), raising of Avenue Plantations and Plantations in public/community areas.
 - b) Rejuvenation of Village Ponds.
 - c) Development of Infrastructure for utilization of treated effluent of STPs.
 - d) Provision of solar panels in the Government / Municipal / other public schools, hospitals and Dispensaries, etc.
 - e) Rainwater harvesting in Public Buildings.
 - f) Alternatives to Single Use Plastic.
 - g) Solid waste Management
 - h) Other activities relating to amelioration of Air, Water and Soil pollution as prescribed in the applicable District Environment Plan (DEP).
 - i) Activities as proposed by the Project Proponent / their accredited consultants for the amelioration of Air, Water, and Soil pollution on the basis of field surveys and approved by SEIAA / SEAC.
- (iii) The Project Proponent shall submit the revised EMP by including the cost towards installation of STPs.

Item No. 234.04: Application for TORs for establishment of Group Housing project namely “The Medallion Aurum” at Sector 67, Mohali, Distt. SAS Nagar, Punjab by M/s Turnstone Realty LLP (Proposal No. SIA/PB/INFRA2/405094/2022).

The project proponent has applied for issuance of TORs for establishment of Group Housing project namely “The Medallion Aurum” at Sector 67, Mohali, Distt. SAS Nagar, Punjab by M/s Turnstone Realty LLP. The Project Proponent has proposed to construct 10 Residential Towers (A to J) having total 672 dwelling units along with Community Building & Shops (40 No’s). The total plot area of the project is 51,036.92 sq.m having built-up area of 2,75,081.854 sq.m. The project is covered under activity 8 (b) and category B1 as per the EIA notification dated 14.09.2006.

The total cost of the project is Rs 1100/- Cr. The project proponent has submitted Conceptual plan, Form I, Form IA and other additional documents through online portal. The project proponent has deposited Rs. 12,436/- submitted vide UTR No. AXSK223080000706 dated 04.11.2022 and Rs. 56,335/- submitted vide UTR No. AXSK223250003556 dated 19.11.2022 as checked & verified by the supporting staff of SEIAA.

Deliberations during 234th meeting of SEAC held on 12.12.2022.

The case was considered by the following:

- (i) Mr. Harpreet Dhaliwal, Project Head M/s Turnstone Realty LLP.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.

SEAC allowed the Environmental Consultant of the project proponent to present the Salient feature of the EIA report as under:

S. No.	Description	Details
1	Basic Details	
1.1	Name of Project & Project Proponent:	Proposed Group Housing Project namely “The Medallion Aurum” by M/s Turnstone Realty LLP.
1.2	Proposal:	SW/106547/2022
1.3	Location of Project:	Sector 67, Mohali, Distt. SAS Nagar, Punjab
1.4	Details of Land area & Built up area:	Land area: 51,036.92 sq.m. Built up area: 2,75,081.854 sq.m.
1.5	Category under EIA notification dated 14.09.2006	As built-up area of the project is more than 1,50,000 sq.m, thus, project requires prior Environmental Clearance as per EIA Notification, 2006 & its amendments. Accordingly,

		TOR application is being filed under Schedule 8(b); Category B1.
1.6	Cost of the project	Rs. 1,100 Crores
2.	Site Suitability Characteristics	
2.1	Whether project is suitable as per the provisions of Master Plan:	Land has been allotted by GMADA for establishment of the group housing project. A copy of the allotment letter issued by GMADA vide Memo no. EO/2022/9054 dated 10.05.2022 submitted.
2.2	Whether supporting document submitted in favour of statement at 2.1, details thereof: (CLU/ building plan approval status)	Land is allotted by GMADA for establishment of the group housing project.
3	Forest, Wildlife and Green Area	
3.1	Whether the project required clearance under the provisions of Forest Conservations Act 1980 or not:	No, the project does not involve any forest land. Thus, no clearance is required under Forest Conservation Act, 1980. Undertaking regarding the same has been submitted.
3.2	Whether the project required clearance under the provisions of Punjab Land Preservation Act (PLPA), 1900.	No, Project is not covered under PLPA, 1900. Undertaking regarding the same has been submitted.
3.3	Whether project required clearance under the provisions of Wildlife Protection Act 1972 or not:	No, there is no Wildlife Sanctuary or Protected Area falls within 10 km radius of the project site. Thus, no NBWL Clearance is required.
3.4	Distance of the project from the Critically Polluted Area.	The nearest critically polluted area is Ludhiana located at a distance of approx. 85 km from the project site.
3.5	Whether the project falls within the influence of Eco-Sensitive Zone or not.	No, there is no Eco-Sensitive areas falls within 10 km radius of the project site.
3.6	Green area requirement and proposed No. of trees:	Green area: 17,265.494 sq.m. No. of proposed trees: 715 trees

4.	Configuration & Population									
4.1	Proposal & Configuration	<ul style="list-style-type: none"> Proposed Group Housing Project comprises of 10 Residential Towers having 672 dwelling units along with Community Building and 40 Shops. The area statement is given below: <table border="1"> <thead> <tr> <th>Description</th> <th>Area (in sq.m)</th> </tr> </thead> <tbody> <tr> <td>Plot area</td> <td>51,036.920</td> </tr> <tr> <td>Built-up Area (FAR + Non-FAR)</td> <td>2,75,081.854</td> </tr> <tr> <td>Proposed Green area (@ 33.83%)</td> <td>17,265.494</td> </tr> </tbody> </table>	Description	Area (in sq.m)	Plot area	51,036.920	Built-up Area (FAR + Non-FAR)	2,75,081.854	Proposed Green area (@ 33.83%)	17,265.494
Description	Area (in sq.m)									
Plot area	51,036.920									
Built-up Area (FAR + Non-FAR)	2,75,081.854									
Proposed Green area (@ 33.83%)	17,265.494									
4.2	Population details	6,709 persons								
5	Water									
5.1	Water requirement:	Total fresh water requirement of the project will be 398 KLD. Total water requirement of the project will be 615 KLD.								
5.2	Source:	GMADA Supply								
5.3	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N) <i>Details thereof</i>	Water supply will be provided through GMADA as per (x) point of other general conditions in the allotment letter. Copy of allotment letter is enclosed along with the application								
5.4	Total wastewater generation:	492 KLD of domestic wastewater will be generated from the project.								
5.5	Treatment methodology: <i>(STP capacity, technology & components)</i>	492 KLD of domestic wastewater will be generated which will be treated in proposed STP of capacity 600 KLD based on MBBR Technology.								
5.6	Treated wastewater for flushing purpose:	217 KLD								
5.7	Treated wastewater for green area in summer, winter and rainy season:	Summer: 95 KLD Winter: 31 KLD Monsoon: 9 KLD								

5.8	Utilization/Disposal of excess treated wastewater.	Excess treated water will be disposed of to GMADA sewer. In the allotment letter, it has been mentioned at point no. (xi) that allottee shall be entitled for sewer & storm water connection in the main sewer and storm network developed by GMADA
5.10	Rain water harvesting proposal:	13 No's Rain water recharging pits have been proposed for rain water recharge within the project premises.
6	Air	
6.1	Details of Air Polluting machinery:	5 DG sets of capacity 3,510 KVA (1 × 1,010 KVA + 2 × 750 KVA + 2 × 500 KVA) will be provided for power backup.
6.2	Measures to be adopted to contain particulate emission/Air Pollution	DG sets will be equipped with acoustic enclosure and run on HSD fuel. Further, adequate stack height will be provided for proper dispersion.
7	Waste Management	
7.1	Total quantity of solid waste generation	2,185 kg/day of domestic solid waste will be generated.
7.2	Whether Solid Waste Management layout plan by earmarking the location as well as area designated for installation of Mechanical Composter and Material Recovery Facility submitted or not.	Biodegradable waste will be converted into manure using two Composters of capacity 500 kg each to be installed within project premises. Non-biodegradable waste (recyclable waste) will be disposed off through authorized recycler vendors. Inert waste will be dumped at authorized dumping site.
8	Energy Saving & EMP	
8.1	Power Consumption:	Total power demand of the project will be 5,960 KVA which will be provided by Punjab State Power Corporation Limited (PSPCL).
8.2	Energy saving measures:	The total area covered by solar panels will be 2,636 sq.m. which is 30% of terrace area i.e. 8,785 sq.m. which will generate 38 KW power.
8.3	Details of activities under Environment Management Plan.	Details of activities under Environment Management Plan will be submitted with EIA report.

After deliberations, the Committee decided to forward the application of the project proponent to SEIAA with the recommendation to grant Terms of References (ToRs) for Group

Housing project namely “The Medallion Aurum” at Sector 67, Mohali, Distt. SAS Nagar, Punjab subject to the standard TORs as under:

Standard TOR

1. Examine details of land use as per Master Plan and land use around 10 km radius of the project site. Analysis should be made based on latest satellite imagery for land use with raw images. Check on flood plain of any river.
2. Submit details of environmentally sensitive places, land acquisition status, rehabilitation of communities/ villages and present status of such activities.
3. Examine baseline environmental quality along with projected incremental load due to the project.
4. Environmental data to be considered in relation to the project development would be (a) land, (b) groundwater, (c) surface water, (d) air, (e) bio-diversity, (f) noise and vibrations, (g) socio economic and health.
5. Submit a copy of the contour plan with slopes, drainage pattern of the site and surrounding area. Any obstruction of the same by the project
6. Submit the details of the trees to be felled for the project.
7. Submit the present land use and permission required for any conversion such as forest, agriculture etc.
8. Submit Roles and responsibility of the developer etc for compliance of environmental regulations under the provisions of EP Act.
9. Ground water classification as per the Central Ground Water Authority.
10. Examine the details of Source of water, water requirement, use of treated waste water and prepare a water balance chart.
11. Rain water harvesting proposals should be made with due safeguards for ground water quality. Maximize recycling of water and utilization of rain water. Examine details.
12. Examine soil characteristics and depth of ground water table for rainwater harvesting.
13. Examine details of solid waste generation treatment and its disposal.
14. Examine and submit details of use of solar energy and alternative source of energy to reduce the fossil energy consumption. Energy conservation and energy efficiency.
15. DG sets are likely to be used during construction and operational phase of the project. Emissions from DG sets must be taken into consideration while estimating the impacts on air environment. Examine and submit details.

16. Examine road/rail connectivity to the project site and impact on the traffic due to the proposed project. Present and future traffic and transport facilities for the region should be analysed with measures for preventing traffic congestion and providing faster trouble free system to reach different destinations in the city
17. A detailed traffic and transportation study should be made for existing and projected passenger and cargo traffic.
18. Examine the details of transport of materials for construction which should include source and availability.
19. Examine separately the details for construction and operation phases both for Environmental Management Plan and Environmental Monitoring Plan with cost and parameters.
20. Submit details of a comprehensive Disaster Management Plan including emergency evacuation during natural and man-made disaster.
21. Details of litigation pending against the project, if any, with direction /order passed by any Court of Law against the Project should be given.
22. The cost of the Project (capital cost and recurring cost) as well as the cost towards implementation of EMP should be clearly spelt out.
23. Any further clarification on carrying out the above studies including anticipated impacts due to the project and mitigative measure, project proponent can refer to the model ToR available on Ministry website "<http://moef.nic.in/Manual/Townships>".

Item No. 234.05: Application for amendment in Environmental Clearance for manufacturing of steel Billets/Ingots/Hand Tool/Flats/Industrial round by Village Dugri, Tehsil-Payal, District Ludhiana, Punjab M/s Ajar Amar Steel Concast (Proposal No. SEIAA/PB/IND/294887/2022).

The industry is an existing unit and was granted Consent to Operate under the provisions of the Water (Prevention & Control of Pollution) Act, 1974 and Air (Prevention & Control of Pollution) Act, 1981 which are valid till 30.09.2025. The consents are granted for manufacturing of steel ingots @ 77 MTD.

The industry was granted Environmental Clearance for expansion vide SEIAA letter dated 22.01.2022 for increase in the production capacity from 26,950 TPA of steel Billets/Ingots/Hand tool/Flats/Industrial rounds to 1,15,500 TPA of steel Billets/Ingots/Hand tool/Flats/Industrial rounds by addition of induction furnace at Village Dugri, Tehsil-Payal, District Ludhiana, Punjab. The said Environmental Clearance was granted for installation of 2 No. of induction furnaces of capacity 10 TPH & 20 TPH, 1 CCM and 1 rolling mill of capacity 15 TPH. The project covered under category B1 and activity 3(a) as per the EIA notification dated 14.09.2006.

Now, the industry has submitted application for amendment in Environmental Clearance and submitted Form-4 and compliance of conditions of earlier Environmental Clearance granted to the industry. As per application, the industry has proposed to install 01 Induction Furnace of capacity 30TPH instead of 02 furnaces of capacities 10TPH & 20TPH. There will be no alteration in the production capacity of the Steel Billets/Ingots/Hand tool/Flats/Industrial rounds of 1,15,500 TPA. The industry further informed that by installation of single energy efficient furnace instead of two no. furnace, there will be substantial decrease energy consumption, man power and space requirement.

Deliberations during 234th meeting of SEAC held on 12.12.2022.

The meeting was attended by the following:

- (i) Sh. Archit Jain, Partner M/s Ajar Amar Steel Concast.
- (ii) Sh. Sital Singh, Environmental Consultant, M/s. Chandigarh Pollution Testing Laboratory.
- (iii) Sh. Sandeep Singh, Consultant, M/s. Chandigarh Pollution Testing Laboratory.

The Committee was satisfied with the presentation given by the Project Proponent. After deliberations, the Committee decided to forward the case to the SEIAA with recommendations to grant amendment in Environmental Clearance under EIA notification dated 14.09.2006.

Item No. 234.06: Application for amendment in Environmental Clearance for manufacturing of steel Billets/Ingots and rolled /Flats at Village Harian, P.O. Uppal, Tehsil Koom Kalan, Machhiwara Road, District Ludhiana, Punjab by M/s Aarti Steel Limited (Proposal No. SIA/PB/IND/294799/2022).

The industry is an existing unit and was granted Consent to Operate under the provisions of the Water (Prevention & Control of Pollution) Act, 1974 and Air (Prevention & Control of Pollution) Act, 1981 which are valid till 30.09.2026. The consents are granted for manufacturing of rolled and flat products @ 374 MTD and Ingots/Billets @ 73.6 MTD.

The industry was granted Environmental Clearance for expansion vide SEIAA letter dated 12.05.2022 for increase in the production capacity from 1,40,000 TPA of steel Billets/Ingots and rolled /Flats to 2,90,500TPA of steel Billets/Ingots and rolled /Flats at Village Harian, P.O. Uppal, Tehsil Koom Kalan, Machhiwara Road, District Ludhiana, Punjab. The said Environmental Clearance was granted for installation of 3 No. of induction furnaces of capacity 8 TPH, 2X25 TPH, 1 CCM and 1 LRF of capacity 30 TPH. The project is covered under category B1 and activity 3(a) as per the EIA notification dated 14.09.2006.

The industry has submitted application for amendment in Environmental Clearance and submitted Form-4 and compliance of conditions of earlier Environmental Clearance granted to the industry. The project cost for amendment has been revised from Rs. 204.04 Crore to 224.04 Crore. The industry has deposited Rs. 2,00,000/- UTR No. SBINR52022101409661698 dated 14.10.2022 as checked & verified by the supporting staff of SEIAA.

As per application, the industry has proposed to install 02 Induction Furnace of capacity 8 TPH and 15 TPH and Electric Arc Furnace of capacity 35 TPH instead of 03 furnaces of capacities 8 TPH & 2X25 TPH. There will be no alteration in the production capacity of the steel Billets/Ingots and rolled /Flats of 2,90,500 TPA.

Deliberations during 234th meeting of SEAC held on 12.12.2022.

The meeting was attended by the following:

- (i) Sh. Krishan Kumar, General Manager M/s Aarti Steel Limited.
- (ii) Sh. Sital Singh, Environmental Consultant, M/s. Chandigarh Pollution Testing Laboratory.
- (iii) Sh. Sandeep Singh, Consultant, M/s. Chandigarh Pollution Testing Laboratory.

During meeting, the Committee asked the industry to submit the proposal for containment of the emissions generated due to operation of electric furnace. In this regard, the Project Proponent submitted an undertaking dated 12.12.2022 to the effect that fourth hole in the lid of the Arc furnace fume extraction system will be provided, which will be attached with spark arrester followed by bag filter house as APCD. Further, the fume extraction system and

bag filter house including spark arrester will be designed through PSCST. The Committee noted the same.

After deliberations, the Committee decided to forward the case to the SEIAA with recommendations to grant amendment in Environmental Clearance under EIA notification dated 14.09.2006.

Item no.234.07: Application for Environmental Clearance for clinker grinding unit with cement production capacity of 5 million TPA at Village Deh- Kalan, Tehsil & District Sangrur, Punjab by M/s Shree Punjab Cement Plant (Proposal No. SIA/PB/IND1/401374/2022).

The industry was granted Terms of Reference vide SEIAA letter no. 4746 dated 28.09.2021 for carrying out EIA study for obtaining Environment Clearance under EIA notification dated 14.09.2006 for manufacturing of cement having production capacity @ 5.0 million TPA and DG Sets of 1250 KVA by providing a clinker grinding unit in the revenue estate of village Deh-Kalan, Tehsil & District Sangrur, Punjab.

Thereafter, the industry was issued amendment in Terms of Reference vide SEIAA letter no. 4898 dated 25.11.2021 for carrying out EIA study by substituting one of the ToR mentioned at (i) of para 12 as under:

“The industry shall propose activities in lieu of Corporate Environmental Responsibility (CER) in the Environment Management Plan (EMP) as per the provisions of OM dated 25.02.2021 issued by MoEF&CC.”

The industry has applied for Environment Clearance for establishment of stand-alone Clinker Grinding Unit with Cement production capacity of 5.0 Million TPA and DG Sets of 1250 KVA (1000 KVA or (2X500 KVA (1000 KVA or (2X500 KVA) & 250 KVA) at Village Deh- Kalan, Tehsil & District Sangrur, Punjab. The production capacity of the proposed cement plant is more than 1 Million TPA, however, the proposed unit is covered under the category of standalone grinding unit therefore the project is covered under Activity 3(b) & Category ‘B1’ as per EIA Notification, 2006.

The project proponent has submitted the application form, EIA report, compliance of the Terms of Reference, compliance of public hearing decision and other additional documents through online portal.

The total cost proposed for establishment of cement plant is 671 Cr. The industry had deposited the requisite fee amounting Rs. 16,77,500/- through UTR no. SBIN521210163124 dated 29.07.2021, as verified by supporting staff SEIAA. The Project Proponent has deposited 25% of the total fee prescribed for the Environmental Clearance at ToR stage and the remaining 75% of the fee i.e. Rs. 50,32,500/-vide UTR No. SBIN32224108327 dated 01.09.2022 as checked & verified by the supporting staff of SEIAA.

The project proponent submitted a self-declaration dated 30.07.2021 stating that there is no forest/PLPA land involved in the project and land in which the project is proposed. A copy of the letter dated 06.01.2022 issued by Deputy Conservator of Forest, Sangrur Forest Division,

Sangrur to Conservator of Forest stating that the proposed project area does not falls in forest land but the adjoining area has road side plantation which comes under the protected forest as per the State Govt. notification under IFA 1924 submitted. Further, Bir Aishwan, Wildlife Sanctuary is located at distance of 8.5 Km in SE directions from the project boundary and as per the notification issued by MoEF&CC vide no. SO3313 dated 24.10.2016, the extent of Eco-sensitive zone is up to 100m from the boundary of Bir Aishwan Wildlife Sanctuary. Therefore, the project site will be located outside the Eco-sensitive zone at a distance of 8.5 KM.

A complaint has been received from Sh. Jasinder Sekhon, R/o Sangrur on 31.05.2022 addressed to Member Secretary stating certain objections against the proposed industrial unit. The complainant stated that the location of the industry is next to a School barely 350m away having strength of 1800 students. Across the road, in less than 1km is a Heritage building which is over 100 years old. There are 50 families residing in Ladda village. The Complainant requested to inform him as to when the meeting will be held regarding the Environment Clearance for the cement plant to voice the objections on it.

Punjab Pollution Control Board vide letter no. 11389 dated 27.05.2022 submitted the comments upon status of construction, adequacy of the pollution control proposals and suitability of site as under:

“Construction Status

The industry has neither started the construction work nor constructed boundary wall of the proposed site of the unit. However, the industry has made the demarcation of the proposed site of the unit by providing cement concrete polls along its periphery. Further, there is already constructed one residential house at the site, which is being used for office use by the industry.

Adequacy of pollution control proposals

The industry has submitted feasibility report alongwith NOC application to the Board. Wherein, the industry has proposed to install thermic fluid heater type hot air generator-FBC in which pet coke/coal will be used as fuel. But the industry has neither given the details of APCD nor stack to be provided with said heater. However, in the NOC application, the industry has proposed to install the bag filter house as APCD, which is not appropriate proposal to treat the emissions, which will be generated from burning of pet coke. The industry has proposed to provide bag filter house as APCD with cement mill and stake of height 30 mtr from ground level. The industry has also proposed to provide bag filter house as APCD with clinker transport & grinding section, coal handling area, dry fly ash handling area, slag, gypsum, cement transport, storage & packing and with wagon tippler in the feasibility report. However, the industry not given the details of stacks to be provided with the above mentioned sections in the feasibility report. Also, the industry has proposed to use ground water as source of its water supply and proposed to install RO of capacity 10 KLD to meet the drinking requirements of the unit. The industry has proposed to reuse RO reject @ 2 KLD for cement mill spray. As per the proposal submitted by the industry, it will not generate and discharge any kind of trade effluent form its processes. However, only domestic effluent @10 KLD will be generated for which, the industry has proposed to install STP of capacity 20 KLD for its treatment based on FAB technology. The treated

domestic effluent will be discharged onto land for plantation/green area, which will be developed by it within its premises.

Suitability of site

The industry was granted consent to establish (CTE) from pollution angle by Punjab Bureau of invest promotion vide no. CTE/Fresh/SGR/2021/17537893 dated 14.12.2021 valid upto 13.12.2022 for manufacture of Cement (OPC/PPC/PSC/SRC/Composite cement) @ 30,000 MTD in an area of 50.90 acres, with certain conditions mentioned therein. The industry has also obtained CLU from Department of Housing & Urban Development, Punjab Bureau of Investment Promotion, Govt. of Punjab vide no. PBIP/STP(HUB/2021/512) dated 13.12.2021 for and area of 47.82 acres. The industry has submitted an application for conduct of public hearing of obtaining EC under EIA notification 14.09.2006 for the establishment of Shree Punjab Cement Plant (Clinker grinding unit) with cement production capacity of 5 MTPA and DG set of capacity 1250 KVA alongwith railway siding for and area of 69.58 acres in the office of SEIAA, Punjab. Therefore, the industry has added additional land of 18.68 acres in the land. The industry is required to obtain CLU of additional land from the Department of Town & Country planning and also to submit the report from DC / ADC / SDM Sangrur W.r.t. the distance of siting parameters as mentioned in the notification issued by the Board vide no. ADMIN/A2/F no.178/98/3 dated 02.09.1998 from the proposed site of the unit for entire land of the project (total land area of 69.58 acres) to adjudge the suitability of site for establishment of the unit. Therefore, the industry is required to obtain revised CTE from the Board for the establishment of the unit in total land area of 69.58 acres. In absence of the requisite documents/certifications form the Competent Authority, comments of the Board regarding suitability of site cannot be given at this stage."

Deliberations during 234th meeting of SEAC held on 12.12.2022.

The case was considered by the following:

- (i) Mr. Anil Kumar Trivedi, Head Environment, M/s Shree Punjab Cement Plant.
- (ii) Mrs. Ekta Arora, Environmental Consultant M/s J.M Enviro Net Private Limited.

SEAC allowed the Environmental Consultant of the project proponent to present the Salient feature of the EIA report as under:

Sr. No.	Description	Details
1	Basic Details	
1.1	Name of Industry & Project Proponent:	Shree Punjab Cement Plant (A Unit of Shree Cement North Private Limited) Dr. Anil Kumar Trivedi (Authorized Signatory & Head Environment)
1.2	Proposal:	SIA/PB/IND1/401374/2022
1.3	Location of Industry:	Village: Deh Kalan, Tehsil & District: Sangrur (Punjab)
1.4	Details of Land area & Built up area:	28.16 Ha / 281600 sq.m.
1.5	Category under EIA notification dated 14.09.2006	B1
1.6	Cost of the project	Rs. 671 Crores

1.7	Compliance of Public Hearing Proceedings	Public Hearing for the proposed project was conducted on 19 th April, 2022 at 11:00 AM in Project Site of the Industry located in the Revenue Estate of Village: Deh Kalan, Tehsil & District: Sangrur, Punjab. The major issues raised during public hearing were: Employment and Environment & Pollution. Detailed action plan is enclosed as Annexure – 1.
2.	Site Suitability Characteristics	
2.1	Whether site of the industry is suitable as per the provisions of Master Plan:	The total land area of the proposed project is 28.16 Ha (69.58 acre), which is falling in the revenue estate of Village: Deh Kalan, Tehsil & District: Sangrur (Punjab). The change of land use for 19.36 ha (47.82 acre) land area is granted, the further details of the same are in the following column.
2.2	Whether supporting document submitted in favour of statement at 2.1, details thereof: (CLU/building plan approval status)	Permission for Change of Land Use (CLU) has been issued by Punjab Bureau of Investment Promotion and Urban Development Department for the proposed Clinker Grinding Unit has been obtained and land use has been changed from agricultural land to industrial land for 19.36 ha (47.82 acre) vide Letter No. U.O. No. PBIP/STP(HUD)/2021/512 dated 13 th December, 2021 and remaining land i.e. 8.8 ha. (21.76 acre) land has been applied for Change of Land-use and which is under progress.
3	Forest, Wildlife and Green Area	
3.1	Whether the industry required clearance under the provisions of Forest Conservation Act 1980 or not:	No land is covered under ambit of Forest Conservation Act 1980. A self-declaration in this regard has been submitted. There is no Reserved Forest (RF) / Protected Forest (PF) etc. within 10 km radius, except strip plantation along the road & railway line notified as Protected Forest. Therefore, to access site from connecting road FC will be required, which is applied and under process.
3.2	Whether the industry required clearance under the provisions of Punjab Land Preservation Act (PLPA) 1900:	No land is covered under Punjab Land Preservation Act 1900.
3.3	Whether industry required clearance under the provisions of Wildlife Protection Act 1972 or not:	No, wildlife area (National Parks, Sanctuaries/ Protected areas etc.) involved in the project. Therefore, project does not attract the provisions of Wildlife Protection Act 1972. A self-declaration in this regard has been submitted.
3.4	Whether the industry falls within the influence of Eco-Sensitive Zone or not. (Specify the	Not applicable, As Bir Aishwan Wildlife Sanctuary is located at a distance of ~8.5 km in SE direction from the project boundary and as per MoEF&CC Notification S.O. 3313 dated 24 th October, 2016, the extent of Eco –sensitive zone is upto 100 meters from the boundary of the Bir Aishwan Wildlife Sanctuary. Therefore, the Project site will

	distance from the nearest Eco sensitive zone)	be located outside the Eco – sensitive Zone i.e. at a distance of approx. 8.5 km.						
3.5	Green area requirement and proposed No. of trees:	33% of total area i.e., 9.29 ha (92900 sqm) is kept for green belt development. Proposed number of trees- 13935						
4.	Raw Material & product details							
4.1	Raw Material Details							
	S. No.	Raw Material	Requirement (Million TPA) *				Source	Approx. Distance & Mode of Transportation
			OPC / RHPC / SRC	PPC	PSC	Composite Cement		
	1.	Clinker	4.65	2.9	1.9	1.9	SCL's Plants located Ras, Beawar & Nawalgarh (Proposed) in Rajasthan	Nawalgarh - 370 km Ras - 590 km Beawar - 610 km By Road & Rail
	2.	Gypsum	0.35	0.35	0.35	0.35	Mineral & Chemical Gypsum from Nagaur and Bikaner (Rajasthan); Synthetic Gypsum from units of SCL at Ras (Pali) & Beawar (Ajmer)	Nagaur - 500 km, Bikaner - 425 km Ras (Pali) – 590 km, Beawar (Ajmer) – 610 km By Road & Rail
	3.	Fly ash	-	1.75	-	1.75	Guru Gobind Singh Super Thermal Power Plant, Ropar, Rajpura Thermal Power Plant, Rajpura, Talwandi Sabo Power Project, Mansa, Guru Hargobind Thermal Plant, Lehra Mohabbat, Bhatinda & Goindwal sahib power plant 540MW	Ropar – 150 km, Rajpura - 100 km, Mansa - 100 km, Bhatinda – 75 km and Goindwal sahib power plant 540MW – 190 km By Road
	4.	Slag	-	-	2.75	1.0	Open Market / Nearby steel plants	50-1500 km By Road & Rail
		Total	5.0	5.0	5.0	5.0		

	<i>*Cement production will be done 5.0 Million TPA only either from various options as OPC, RHPC, SRC, PPC, PSC & Composite Cement.</i>			
4.2	Process description	Major steps involved in the process of clinker grinding unit are given below: 1. Clinker storage & handling 2. Fly Ash & Pond Ash storage & handling 3. Gypsum storage & handling 4. Coal, Biomass, Dolochar & Slag storage, handling, grinding and drying with Hot Air Generator (HAG). 5. Cement production and storage 6. Cement packing and dispatch.		
4.2	Product Details	S. No.	Particulars	Proposed Capacity
		1.	Cement (OPC, RHPC, SRC, PPC, PSC and Composite Cement)	5.0 Million TPA
		2.	DG Set	1250 KVA {1000 KVA or 2 x 500 KVA & 250 KVA}
		3.	Railway Siding	Part of Project
5	Water			
5.1	Total water requirement:	Total Water requirement - 350 KLD The water demand shall be met for following purposes: 1. Domestic & Drinking - 15 KLD 2. Process (Cement Mill Spray) - 185 KLD 3. Cooling Water - 60 KLD 4. Dust Suppression - 20 KLD 5. Greenbelt / Plantation - 70 KLD		
5.2	Source:	Ground Water		
5.3	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N) Details thereof	Ground water withdrawal permission/NOC for 350 KLD of ground water has been obtained from Punjab Water Regulation & Development Authority (PWRDA) vide letter no. PWRDA/01/2022/L2/304 dated 25th January, 2022.		
5.4	Total water requirement for domestic purpose:	15 KLD		
5.4.1	Total wastewater generation:	10 KLD		
5.4.2	Treatment methodology for domestic wastewater:	STP of capacity 20 KLD will be installed. The STP shall be based on Aerobic biological treatment Technology and shall be comprised of following components: <ul style="list-style-type: none"> • Screen • Equalization Tank 		

	(STP capacity, technology & components)	<ul style="list-style-type: none"> • MBBR Tank • Settling Tank • Dual Media Filter • Activated Carbon Filter • Softener • Disinfection through Sodium Hypochlorite 																																	
5.5	Total water requirement for industrial purpose:	265 KLD including 185 KLD to be utilized in the process, 60 KLD utilized in the cooling water and remaining 20 KLD to be utilized in the Dust Suppression.																																	
5.5.1	Total effluent generation:	Effluent generation from the plant will be nil, as the entire quantity of water requirement i.e. 265 KLD will be consumed / utilized in the process (mill spray, cooling water and Dust Suppression).																																	
5.5.2	Treatment methodology for industrial wastewater: (ETP capacity, technology & components)	Not applicable																																	
5.6	Details of utilization of treated wastewater into green area in summer, winter and rainy season:	Domestic waste water (15 KLD) generated from office toilets and canteen will be treated in STP of 20 KLD capacity and treated water (9 KLD) will be used for greenbelt development / plantation in all the three seasons.																																	
5.7	Cumulative Details:																																		
	<table border="1"> <thead> <tr> <th>Sr. No.</th> <th>Particulars</th> <th>Water Consumption (KLD)</th> <th>Waste Water Generation (KLD)</th> <th>Treatment & Disposal</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Process (Cement Mill Spray)</td> <td>185</td> <td>0</td> <td rowspan="5"> <ul style="list-style-type: none"> ➤ RO Reject water (02 KLD) will be used for mill spray. ➤ Domestic waste water (09 KLD) generated from office toilets and canteen will be treated in STP of 20 KLD capacity and treated water will be used for greenbelt development / plantation. </td> </tr> <tr> <td>2</td> <td>Cooling Water</td> <td>20</td> <td>0</td> </tr> <tr> <td>3</td> <td>Dust Suppression</td> <td>20</td> <td>0</td> </tr> <tr> <td>4</td> <td>Drinking and Domestic</td> <td>15</td> <td>9</td> </tr> <tr> <td>5</td> <td>Greenbelt / Plantation</td> <td>70</td> <td>0</td> </tr> <tr> <td colspan="2">Total</td> <td>350</td> <td>9</td> <td></td> </tr> </tbody> </table>	Sr. No.	Particulars	Water Consumption (KLD)	Waste Water Generation (KLD)	Treatment & Disposal	1	Process (Cement Mill Spray)	185	0	<ul style="list-style-type: none"> ➤ RO Reject water (02 KLD) will be used for mill spray. ➤ Domestic waste water (09 KLD) generated from office toilets and canteen will be treated in STP of 20 KLD capacity and treated water will be used for greenbelt development / plantation. 	2	Cooling Water	20	0	3	Dust Suppression	20	0	4	Drinking and Domestic	15	9	5	Greenbelt / Plantation	70	0	Total		350	9				
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	<p>i. The peak water demand of the project will be in summer season i.e. 350 KLD and 10 KLD waste water generated from drinking & domestic utility, same will be treated in STP and treated water i.e. 9 KLD will be used for Greenbelt development/ plantation.</p>																																		

	<p>ii. During winter season, the total water demand shall be reduced from 350 KLD to 285 KLD, as the water consumed for cooling machinery will be reduced from 60 KLD to 30 KLD, water consumed for dust suppression reduced from 20 KLD to 15 KLD, and water consumed for greenbelt development and plantation reduced from 70 KLD to 40 KLD.</p> <p>iii. During rainy season, the maximum water demand shall be reduced from 350 KLD to 265 KLD as the water consumed for cooling machinery be reduced from 60 KLD to 50 KLD water consumed for dust suppression reduced from 20 KLD to 5 KLD, and water consumed for greenbelt development and plantation reduced from 70 KLD to Nil.</p>																																				
5.8	<p>Rain water harvesting proposal:</p> <ul style="list-style-type: none"> ➤ Artificial Rainwater harvesting inside the Grinding Unit works out to be 47040 cum/year. ➤ 10 no. of rain water harvesting pit shall be constructed. ➤ Shree Punjab Cement Plant (A Unit of Shree Cement North Pvt. Ltd.) is proposing Rain water harvesting in the proposed plant and Summary of Rainfall Run-off within Industrial Premises is as below: <table border="1" data-bbox="568 1279 1390 1682"> <thead> <tr> <th>S. No</th> <th>Land use type</th> <th>Area (Sq.m.)</th> <th>Average Annual Rainfall (m)</th> <th>Runoff Coefficient</th> <th>Quantity of Rainfall Runoff (Cum/annum)</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Roof-</td> <td>14900</td> <td>0.5209</td> <td>0.85</td> <td>6597</td> </tr> <tr> <td>2.</td> <td>Road</td> <td>40500</td> <td>0.5209</td> <td>0.80</td> <td>16877</td> </tr> <tr> <td>3.</td> <td>Open</td> <td>133300</td> <td>0.5209</td> <td>0.20</td> <td>13887</td> </tr> <tr> <td>4.</td> <td>Green</td> <td>69300</td> <td>0.5209</td> <td>0.20</td> <td>9678</td> </tr> <tr> <td colspan="2">Total</td> <td>281600</td> <td>-</td> <td>-</td> <td>47040</td> </tr> </tbody> </table>	S. No	Land use type	Area (Sq.m.)	Average Annual Rainfall (m)	Runoff Coefficient	Quantity of Rainfall Runoff (Cum/annum)	1	Roof-	14900	0.5209	0.85	6597	2.	Road	40500	0.5209	0.80	16877	3.	Open	133300	0.5209	0.20	13887	4.	Green	69300	0.5209	0.20	9678	Total		281600	-	-	47040
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6	Air																																				
6.1	Details of Air Polluting machinery & APCD:																																				

The details of emissions from the clinker grinding unit and their mitigation measures are discussed as follows:

Emissions	Source		Mitigation measures
	Plant Unit	Section	
PM	Grinding Unit	Cement Mill	High efficiency Bag House (01 No.) with Cement Mill Stack.
Fugitive Emission	Grinding Unit	Raw Material Handling & Storage	<ul style="list-style-type: none"> Covered Conveyor belts will be provided for transfer of raw materials / finished products. Bag filters (70 nos.) will be provided at all material transfer points. Fly ash will be received through closed bulkers & fed into silo through pneumatic system. Clinker will be stored in tank (100000 tonnes) whereas, Fly ash and Cement (of all type) will be stored in the silos. Gypsum, Slag & Coal will be stored in the covered sheds. Water sprinkling will be done to control dust. Vacuum sweeping machine will be used for better housekeeping. Proper maintenance of vehicles will be done to reduce gaseous emissions. PUC certified vehicles will be used / allowed inside the plant premises. Greenbelt/ plantation will be carried out in ~33 % of the plant area along the plant boundary to attenuate air pollution.
		Transportation activity	

List of air pollution control equipment is given as:

S. No.	Locations	Proposed APCD	Nos.	Efficiency
1.	Cement Mill	Bag House	1	99 %
2.	Packing Plant	Bag Filters	12	99%
3.	Transfer Points	Bag Filters	58	99%

The details pertaining to the APCDs installed with the dust emitting points of the industry is at **Annexure-2**.

7	Waste Management						
7.1	Solid waste generation & its management (Mechanical Composter/Compost pits)	Plant Unit	Section	Type of Waste	Waste	Quantity	Treatment / Disposal
			Grinding Unit	APCE	SW	Dust	0.625 Tonnes/annum

							totally recycled into the process														
		STP	-	SW	STP Sludge	1.0 Kg/day	Used as manure for greenbelt development / plantation														
		MSW	Plant Canteen	Dry	Bottles, paper, cans, textile, etc.	~33 kg/day	Will be sold to registered PPCB/CPCB recycler.														
				Wet	Kitchen and canteen/ Green waste	~53 kg/day	Will be Disposed after segregating into bio-degradable and non-degradable waste.														
7.2	Hazardous Waste generation & its management	<table border="1"> <thead> <tr> <th>Plant Unit</th> <th>Section</th> <th>Type of Waste</th> <th>Waste</th> <th>Quantity</th> <th>Treatment / Disposal</th> </tr> </thead> <tbody> <tr> <td rowspan="2">Plant Maintenance</td> <td rowspan="2">Different sections</td> <td rowspan="2">HW</td> <td>Used / Spent Oil (5.1) and Waste</td> <td>~25 KL/annum</td> <td rowspan="2">Will be Sold to the authorized CPCB recyclers</td> </tr> <tr> <td>Residue containing oil (5.2)</td> <td>2.0 KL/annum</td> </tr> </tbody> </table>						Plant Unit	Section	Type of Waste	Waste	Quantity	Treatment / Disposal	Plant Maintenance	Different sections	HW	Used / Spent Oil (5.1) and Waste	~25 KL/annum	Will be Sold to the authorized CPCB recyclers	Residue containing oil (5.2)	2.0 KL/annum
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8	Energy Saving & EMP																				
8.1	Energy Saving	Shree Punjab Cement Plant (A Unit of Shree Cement North Private Limited) will implement numerous process control measures as well as energy efficient technologies which ensure proficient management of its energy resources.																			
8.2	Power Consumption:																				

S. No.	Description	Capacity (TPA)	Working Days	TPD	Running Hours	TPH	Kwh / Tonne	kw/hr
1.	Cement Mill & Packing Plant	5000000	333	15000	24	625	51.0	31875
Total Power Requirement =31875 KW/Hr								
8.3	Energy saving measures:	<p>The following measures are proposed by Shree Punjab Cement Plant (A Unit of Shree Cement North Private Limited) for further reduction in specific energy consumption:</p> <ul style="list-style-type: none"> ⊗ Energy Audits will be conducted at regular intervals ⊗ Power will be saved by Optimizing the Start/Stop Timings and interlocking of Equipment ⊗ Energy will be Saved by removing damper from Process fan and optimized operation with Medium Voltage Drive (MVD) ⊗ Power Saver Beblac P-20 lighting panel (Installation of Energy Saver (Power Boss) Panel in Lighting System) ⊗ High Energy Efficient equipment will be installed after proper planning at design phase. ⊗ APFC (Automatic Power Factor Control) panel for HT and LT line to improve power factor (Unity) of the system ⊗ Installing low watt tube lights / LED's. ⊗ Minimizing idle running of vehicle, machines and electrical appliances ⊗ Optimizing loads and periodic preventive maintenance and lubrication ⊗ Prevention of leakages of compressed air ⊗ Installation of Solar based LED lights instead of conventional lighting in Plant area. ⊗ Energy saving by using day light by installing light pipe and using transparent sheet [day light] in Workshop, Store and Gypsum and raw material yard. ⊗ Optimum pulley diameter of the identified D/C fans ⊗ Switching off unnecessary lights by micro based timer ⊗ Welding set energy saver 						

		<ul style="list-style-type: none"> ⊗ Use of Optimum size and energy efficient Motors ⊗ Energy conservation by stopping idle running hrs. of equipment ⊗ Automatic Star Delta starter for load varying application like conveyer belts etc. ⊗ Installation of Variable Frequency Drive for all the auxiliary bag filter fans for energy saving. ⊗ Installation of power less bag diverters for packing plant instead of conventional motorized bag diverters ⊗ Installation of Solar Geyser at guest house ⊗ Prevention of leakages of compressed air ⊗ Internal & external training and awareness programs on energy conservation. 		
8.4	Details of activities proposed under Environment Management Plan:			
	S. No.	Particulars	Capital cost in Crores	Recurring cost / annum in Crores
	1.	Air pollution control	14.92	0.745
	2.	Water pollution control & Water Management	0.75	0.115
	3.	Noise pollution control	0.10	0.01
	4.	Environment monitoring and Environment Cell	2.06	0.29
	5.	Occupational Health (Initial & Periodical Medical Check-ups)	0.50	0.05
	6.	Organic Waste Converter & Its Facilities	0.05	0.02
	7.	Greenbelt and plantation	1.3935	0.1697
	8.	Drip Irrigation system & Water Sprinkling	0.10	0.015
	9.	RWH pond and Storm Water Management	0.35	0.03
	10.	Others (Solar Panels, Housekeeping, Hazardous & non-Hazardous Waste & Municipal Waste Management)	0.50	0.05
	Total		20.7235	1.4947
8.5	Details pertaining to Corporate Environmental Responsibility.	Not submitted.		

Table - 1

Issues / Points / Opinions of Local Public raised verbally during the Public Hearing at Project Site of the Industry located in the Revenue Estate of Village: Deh Kalan, Tehsil & District: Sangrur, Punjab.

S. No.	Name of the Person	Issues / Points / Opinions of Local Public	Reply by the Project Proponent	Action Plan along with Budgetary Allocation
1. Employment				
(i)	Sri Randeep Singh, Village: Ballain, District: Sangrur	He asked the company management regarding the job opportunity with the establishment of upcoming project.	<ul style="list-style-type: none"> There will be requirement of 250 persons in the project in which preference will be given to local people based on their qualifications & experience. There will be indirect job opportunity as well. Apart from this preference will be given to hiring of local tractor trolley based on the availability of vehicle documents, i.e. PUC, Insurance, etc. 	<ul style="list-style-type: none"> The clinker grinding unit will generate both direct & indirect employment. The total manpower requirement during operation phase of the project is estimated to be approx. 250 persons; out of which, 100 persons will be regular and 150 will be contractual. During Implementation phase about 300 persons will be employed during construction. Source: Unskilled/ semi-skilled manpower will be sourced from the local area and skilled manpower will be sourced from outside/ local. Apart from the above, various indirect employment opportunities are envisaged by way of transportation, workshops, petty contractors; shopkeepers, network of retailers (cement stockists) throughout the state and in its marketing regions. Plant activities also result in numerous indirect employment avenues for the people such as truck
(ii)	Sri Naresh Kumar, Village: Rimpa, District: Sangrur	He asked the company management regarding the job opportunity in proposed company in the way of engagement of personal vehicle in project related activities.		

S. No.	Name of the Person	Issues / Points / Opinions of Local Public	Reply by the Project Proponent	Action Plan along with Budgetary Allocation
				owners, drivers, repair shops, tea-stalls, lenders etc.
2. Environment & Pollution				
(i)	Sri Naresh Kumar, Village: Rimpa, District: Sangrur	He asked to the company management the generation of air pollution due to the upcoming project.	<ul style="list-style-type: none"> • There may be air pollution, which will be control through providing efficient APCE'S such as 01 no. Bag House and 70 no's Bag Filters. • Concrete Roads within plant premises; Regular Sweeping through vacuum machines will be provided. • Covered conveyor belts at all raw material transfer points will be provided. • Online monitoring system will be installed. 	<p>Company has earmarked Rs. 20.72 Crores, as Capital Cost & Rs. 1.49 Crores/Annum, as annual Recurring Cost for Environmental Management Plan (EMP) and Pollution Control & mitigation measures.</p> <p>Company has allocated Rs. 2.395 Crores for various Socio-economic developmental work.</p>

Issue / Point / Opinion received in written form via email

S. No.	Name of the Person	Issues / Points / Opinions of Local Public	Reply by the Project Proponent	Action Plan along with Budgetary Allocation
Environment & Pollution				
1.	No Name (Received <i>via</i> Email to RO, PPCB, Sangrur)	There will be air & water pollution in the area with the upcoming cement plant and hence cement plant should not be established here.	<ul style="list-style-type: none"> • There may be air pollution, which will be control through providing efficient APCE'S such as 01 no. Bag House and 70 no's Bag Filters. 	<p>Company has earmarked Rs. 20.72 Crores, as Capital Cost & Rs.1.49 Crores/Annum, as annual Recurring Cost for Environmental Management Plan (EMP) and Pollution Control & mitigation measures.</p>

			<ul style="list-style-type: none"> • Concrete Roads within plant premises; Regular Sweeping through vacuum machines will be provided. • Online monitoring system will be installed. 	Company has allocated Rs. 2.395 Crores for various Socio-economic developmental work.
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Annexure-2

List of Air Pollution Control Equipment

S. No.	Application		Material	Quantity (in Nos.)	Capacity (m ³ /hr)
1	VRM CIRCUIT				
A	Bag House				
	Cement Mill Bag House		Cement Dust	1	1085000
B	Bag Filter for Plant				
a	Clinker Transport & Grinding				
	Clinker dump hopper	At Clinker dump hopper	Clinker Dust	4	25000
	Clinker elevator bottom	Clinker elevator	Clinker Dust	1	10000
	Clinker tank elevator top	Clinker elevator	Clinker Dust	1	15000
	Clinker tank top	Clinker tank	Clinker Dust	1	60000
	Clinker tank extraction belt conveyors tail end	Clinker tank bottom	Clinker Dust	4	15000
	Clinker tank extraction belt conveyors head end	Clinker tank bottom	Clinker Dust	3	15000
	Clinker tank extraction belt conveyors head end	Clinker tank bottom	Clinker Dust	1	20000
	Transfer tower	Clinker belt conveyor	Clinker Dust	1	10000
	Clinker hopper	Bag Filter for Clinker Hopper 1 & 2	Clinker Dust	1	20000
	Mill hopper extraction	For Hopper Extraction Weigh Feeders	Clinker Dust	1	10000

S. No.	Application		Material	Quantity (in Nos.)	Capacity (m ³ /hr)
		For Hopper Extraction Weigh Feeders	Clinker Dust	1	10000
	Transfer tower	Cement Mill Hopper Ext. Belt Conveyor	Clinker Dust	1	7500
	Mill Recirculation	Mill Recirculation	Clinker Dust	1	15000
	Mill Reject circuit	Mill Reject circuit	Clinker Dust	1	7500
b	Coal				
	Coal dump hopper	At Coal dump hopper	Coal dust	1	20000
	Transfer tower	Coal Belt Conveyor	Coal dust	1	6500
	Transfer tower	Coal Belt Conveyor	Coal dust	1	6500
	Transfer tower	Coal Belt Conveyor	Coal dust	1	6500
	HAG Coal Bin & Crusher	At 100 T bin top	Coal dust	1	7500
c	Dry Fly ash Handling				
	Dump hopper	Fly ash Truck unloader	Fly ash	1	50000
	Near Dump hopper	Pneumatic fly ash unloading	Fly ash	1	2500
	Transfer tower	Fly ash Belt Transfer Tower	Fly ash	1	7500
	Transfer tower	Dry Fly ash Belt Conveyor	Fly ash	1	7500
	Elevator bottom	Dry Fly ash Silo Feeding	Fly ash	1	7500
	Fly ash silo top	Dry Fly ash Silo venting	Fly ash	1	15000
	Fly ash extraction elevator	Dry Fly ash Silo Extraction	Fly ash	1	7500
d	Gypsum Handling				
	Dump hopper	Bag filter at Gypsum Dump Hopper	Gypsum Dust	1	15000
	Transfer tower	Bag filter at Gypsum/ Laterite crusher or direct feed	Gypsum Dust	1	7500
	Transfer tower	Gypsum Belt Conveyor	Gypsum Dust	1	6500
	Transfer tower	Gypsum/Laterite Belt Conveyor	Gypsum Dust	1	6500
	Transfer tower	Gypsum/Laterite Belt Conveyor	Gypsum Dust	1	6500
	Cement mill- Gypsum Hopper	Gypsum/ Pond ash hopper	Gypsum Dust	1	15000
e	Slag Handling				
	Dump hopper	Bag filter at Gypsum Dump Hopper	Slag	2	15000
	Transfer tower	Slag Belt Conveyor	Slag	1	6500
	Transfer tower	Slag Belt Conveyor	Slag	1	6500

S. No.	Application		Material	Quantity (in Nos.)	Capacity (m ³ /hr)	
f	Cement transport, storage & Packing					
	BH Transport	Bag House Transport Air slide	Cement Dust	1	10000	
	Elevator boot	Air slide & elevator bottom	Cement Dust	1	10000	
	Silo-1	PPC Silo Top	Cement Dust	1	15000	
	Silo-2	OPC Silo Top	Cement Dust	1	10000	
	Silo-3	PSC & Composite Cement Silo* Top	Cement Dust	1	10000	
	Silo-4	SRC & RHPC Silo* Top	Cement Dust	1	10000	
	Silo-1	PPC Silo Extraction	Cement Dust	1	5000	
	Silo-2	OPC Silo Extraction	Cement Dust	1	5000	
	Silo-3	PSC & Composite Cement Silo* Extraction	Cement Dust	1	5000	
	Silo-4	SRC & RHPC Silo* Extraction	Cement Dust	1	5000	
	Packer 1	Airslide and Elevator Boot		Cement Dust	1	10000
		Roto packer dedusting		Cement Dust	1	40000
		Roto packer aux. dedusting		Cement Dust	1	20000
	Packer 2	Airslide and Elevator Boot		Cement Dust	1	10000
		Roto packer dedusting		Cement Dust	1	40000
		Roto packer aux. dedusting		Cement Dust	1	20000
	Bulk Loading	Cement Bulk Loading		Cement Dust	1	5000
	Packer 3	Airslide and Elevator Boot		Cement Dust	1	10000
		Roto packer dedusting		Cement Dust	1	40000
Roto packer aux. dedusting		Cement Dust	1	20000		
Packer 4	Airslide and Elevator Boot		Cement Dust	1	10000	
	Roto packer dedusting		Cement Dust	1	40000	
	Roto packer aux. dedusting		Cement Dust	1	20000	
	Total Quantity (A)			67		
2	WAGON TIPPLER					
	Wagon tippler extraction belt conveyor	Wagon tippler discharge	Clinker Dust	1	175000	
	Transfer tower	Clinker belt conveyors	Clinker Dust	2	10000	
	Total Quantity (B)			3		
	Grand Total Quantity (A+B)			70		

During meeting, the Committee observed that CWP No. 18676/2022 titled as Vasant Valley Public School, Ladda Kothi Sangrur Vs Union of India & Ors is pending in the Hon'ble Punjab & Haryana High Court. As per the Petition filed the complainant has raised concern pertaining

to grant of Change of Land Use to the industry. SEAC through its Member Secretary and SEIAA through its Chairman SEIAA was made the Respondents in the case and reply on behalf of these respondents has already been filed in the Hon'ble Punjab & Haryana High Court. The next date of hearing has been fixed for on 19.01.2023.

The Committee further perused the status report submitted by the Punjab Pollution Control Board vide letter no. 11389 dated 27.05.2022, wherein, it has been mentioned that the industry has proposed to install bag filter house as APCD, which is not appropriate proposal to treat the emissions generated from the burning of Pet coke. The Committee asked the Project Proponent to revise the said proposal.

The Committee further observed that Punjab Pollution Control Board has not furnished comments pertaining to suitability of site for the establishment of such type of units. Further, as per the application proposal the industry has proposed to establish the unit in the total land area of 69.58 acres, out of which permission for Change of Land Use from agricultural to industrial land for 19.36 ha (47.82 acre) has been obtained vide Letter No. U.O. No. PBIP/STP(HUD)/2021/512 dated 13th December, 2021 and for application for obtaining permission for remaining land i.e., 8.8 ha. (21.76 acre) is under progress. The Committee asked the industry to submit the documentary proof pertaining to submission of application for obtaining CLU for remaining land area of 21.76 acres.

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

- (i) The industry shall submit the revised proposal pertaining to installation of APCD with the thermic fluid heater type hot air generator.
- (ii) The industry shall submit the documentary proof pertaining to submission of application for obtaining permission for CLU for remaining land area of 21.76 acres.
- (iii) The industry shall submit the reply pertaining to complaint filed by Sh. Jasinder Sekhon R/o Sangrur on dated 31.05.2022. A copy of the complaint was handed over to the Project Proponent during the meeting.
- (iv) The industry has proposed to transport raw material such as clinker, gypsum, fly ash and slag by road and rail. The Project Proponent shall provide the quantities of raw material to be transported by road and rail separately. Further, for transporting the raw material by road, road width, transportation route, requirement of number of trucks shall be clearly defined by carrying out the traffic study.
- (v) The industry shall provide the details of all the bag filters such as air flow rate, air cloth ratio, type of bag, stack height etc.
- (vi) The industry shall provide the acknowledgement of the application along with relevant enclosures submitted for obtaining forest clearance.
- (vii) The industry shall provide detailed scheme for development of green area.
- (v) The industry shall allocate up to 1% of the total project cost on the following CER activities:

- a) Development of Mini Forests (Nanak Bagchi), raising of Avenue Plantations and Plantations in public/community areas.
- b) Rejuvenation of Village Ponds.
- c) Development of Infrastructure for utilization of treated effluent of STPs.
- d) Provision of solar panels in the Government / Municipal / other public schools, hospitals and Dispensaries, etc.
- e) Rainwater harvesting in Public Buildings.
- f) Alternatives to Single Use Plastic.
- g) Solid waste Management
- h) Other activities relating to amelioration of Air, Water and Soil pollution as prescribed in the applicable District Environment Plan (DEP).
- i) Activities as proposed by the Project Proponent / their accredited consultants for the amelioration of Air, Water, and Soil pollution on the basis of field surveys and approved by SEIAA / SEAC.

Item No. 234.08: Application for Environment Clearance for expansion under EIA notification dated 14.09.2006 for Group Housing project namely “Green Lotus Utsav” located Village Chhat, Zirkapur, District SAS Nagar (Mohali), Punjab by M/s Maya Estate. (Proposal No. SIA/PB/MIS/72631/2020).

Earlier, the Environmental Clearance for expansion was issued by MoEF&CC vide letter No. F.No. IA3-10/9/2021-IA.III dated 12.03.2021 for increase in built up area from 1,43,430.25 sqm to 1,71,959.97 sqm. in the name of M/s Maya Estate for Group Housing project at Village Chhat, Zirakpur, District SAS Nagar.

Thereafter, the Project Proponent applied for issuance of ToR for expansion through Parivesh Portal and subsequently was granted Terms of Reference (ToR) vide dated 03.03.2022 by SEIAA.

The Project Proponent applied for Environmental Clearance for expansion under EIA notification dated 14.09.2006 for Group Housing project namely “Green Lotus Utsav” located Village Chhat, Zirkapur, District SAS Nagar (Mohali), Punjab. The Project Proponent has proposed to increase the built-up area from 1,71,959.97 sqm to 1,84,602.07 sqm. The project is covered 8 (b) and category B1 as per the EIA notification dated 14.09.2006.

The Project Proponent has submitted compliance of Terms Reference and the certified compliance report issued by Regional Office of MoEF&CC vide letter no. 379-380-381 dated 30.06.2022.

The project proponent has submitted Form-2 and layout plan approved by Municipal Council of Zirakpur. The Project Proponent is required to deposit total fee of Rs 12642/- and he has deposited Rs 3165/- on 24.02.2022 and Rs. 9478/- paid vide UTR No. PUNBH22206413896 dated 25.07.2022, as checked & verified by the supporting staff of SEIAA.

Punjab Pollution Control Board vide letter no. 7586 dated 09.12.2022 has sent the latest construction status report with details as under:

“The site of the proposed project was visited by officer of the Board on 20/9/2022 and it was observed as under:

- 1. The project proponent has developed and constructed the area meant for shops, which is being used as sales office.*
- 2. The boundary walls of the project have been partially earmarked. The project proponent has proposed to carry out the expansion within the same area for which Environment Clearance earlier granted by the Competent Authority.*
- 3. As physically observed, at present the project proponent has started the construction work of 9 towers. The construction work of Tower-C is completed upto 8th floor and construction work of other 8 towers is at basement level or ground floor.*

4. As physically observed during visit, the project proponent had not started construction w.r.t proposed expansion.
5. The Chatt Bir Zoo is at a distance of approximately 1.5 km from the boundary of the project site. It was also observed that there is no industry such as rice sheller/ saila/ plant/ brick kiln/stone crushing/ screening cum washing unit/hot mix plant/cement unit etc. within a radius of 500 m. There is no air polluting industry within a radius of 100 m from the boundary of the project site and there is no MAH industry within a radius 250 m radius from the boundary of the proposed site. Therefore, the site of the project conforming to the siting guidelines laid down by the Government of Punjab, Department of Science Technology and Environment vide order dated 25/7/2008 as amended on 30/10/2009.

It is further intimated that the capacity of the existing terminal STP of Zirakpur is already short for the present domestic effluent being generated from the area and more effluent load can't be permitted without the adequate capacity of the terminal STP. Further, the project proponent has not submitted any alternate scheme for the disposal of treated effluent."

Deliberations during 234th meeting of SEAC held on 12.12.2022.

The case was considered by the following:

- (i) Mr. Sanjay Pal Garg, General Manager, M/s Maya Estate.
- (ii) Mr. Sandeep Garg, EIA Coordinator, M/s Eco laboratories Pvt. Ltd.

SEAC allowed the Environmental Consultant of the project proponent to present the Salient feature of the EIA report as under:

Sr. No.	Description	Details												
1	Basic Details													
1.1	Name of Project & Project Proponent:	Expansion of Group Housing Project namely "Green Lotus Utsav" by M/s Maya Estate.												
1.2	Proposal:	SIA/PB/MIS/72631/2020												
1.3	Location of Project:	Village-Chhat (H.B. No. 286), Zirakpur, S.A.S Nagar, Mohali, Punjab												
1.4	Details of Land area & Built up area:	<table border="1"> <thead> <tr> <th>Description</th> <th>EC accorded</th> <th>Proposed</th> <th>Total after Expansion</th> </tr> </thead> <tbody> <tr> <td>Total plot area</td> <td colspan="3">12.25 acres</td> </tr> <tr> <td>Built-up Area</td> <td>1,71,959.97 m²</td> <td>12,642.1 m²</td> <td>1,84,602.07 m²</td> </tr> </tbody> </table>	Description	EC accorded	Proposed	Total after Expansion	Total plot area	12.25 acres			Built-up Area	1,71,959.97 m ²	12,642.1 m ²	1,84,602.07 m ²
Description	EC accorded	Proposed	Total after Expansion											
Total plot area	12.25 acres													
Built-up Area	1,71,959.97 m ²	12,642.1 m ²	1,84,602.07 m ²											
1.5	Category under EIA notification dated 14.09.2006	The project falls under S.No. 8(b) - 'Township and Area Development'												
1.6	Cost of the project	Rs. 383.55 Crores												

2.	Site Suitability Characteristics										
2.1	Whether project is suitable as per the provisions of Master Plan:	As per Master Plan of Derabassi, project site falls within the agriculture zone. Copy of Master Plan of Derabassi showing the project site.									
2.2	Whether supporting document submitted in favour of statement at 2.1, details thereof: (CLU/building plan approval status)	Permission for change of land use for the total land area measuring 12.25 acres obtained in the name of M/s Maya Estate issued by Department of Town and Country Planning, Punjab vide Memo no. 1631-STP(S)/99-11(GR) dated 09.08.2018.									
3	Forest, Wildlife and Green Area										
3.1	Whether the project required clearance under the provisions of Forest Conservations Act 1980 or not:	No, the project does not involve any forest land. A copy of the NOC issued by DFO SAS Nagar, Department of Forest & Wildlife vide letter no. 3892 dated 13.08.2018 submitted.									
3.2	Whether the project required clearance under the provisions of Punjab Land Preservation Act (PLPA), 1900.	No, Project is not covered under PLPA, 1900. An undertaking in this regard submitted.									
3.3	Whether project required clearance under the provisions of Wildlife Protection Act 1972 or not:	No, City Bird Sanctuary is located at approx. 12 km; SE & Sukhna Wildlife Sanctuary at approx. 18 km; NE from the project location. Thus, NBWL clearance is not required.									
3.4	Distance of the project from the Critically Polluted Area.	The nearest critically polluted area is Ludhiana which is approx. 80 km from our project location.									
3.5	Whether the project falls within the influence of Eco-Sensitive Zone or not.	Not applicable									
3.6	Green area requirement and proposed No. of trees:	Total green area: 12,783 sq.m. Proposed trees to be planted: 700 nos.									
4.	Configuration & Population										
4.1	Proposal & Configuration	<table border="1"> <thead> <tr> <th>Description</th> <th>EC accorded</th> <th>Proposed</th> <th>Total after Expansion</th> </tr> </thead> <tbody> <tr> <td>Components</td> <td>17 Residential Towers having 812 flats, 33</td> <td>Reduction in 3 flats & school*</td> <td>17 Residential Towers having 809 flats, 33</td> </tr> </tbody> </table>		Description	EC accorded	Proposed	Total after Expansion	Components	17 Residential Towers having 812 flats, 33	Reduction in 3 flats & school*	17 Residential Towers having 809 flats, 33
Description	EC accorded	Proposed	Total after Expansion								
Components	17 Residential Towers having 812 flats, 33	Reduction in 3 flats & school*	17 Residential Towers having 809 flats, 33								

		shops, school and clubhouse		shops and clubhouse								
		* Note: Due to change in planning, no. of flats has been reduced from 812 to 809 flats and school has been removed.										
4.2	Population details	<table border="1"> <thead> <tr> <th>Description</th> <th>EC accorded</th> <th>Proposed</th> <th>Total after Expansion</th> </tr> </thead> <tbody> <tr> <td>Population</td> <td>4,532 Persons</td> <td>-16 persons</td> <td>4,516 Persons</td> </tr> </tbody> </table>			Description	EC accorded	Proposed	Total after Expansion	Population	4,532 Persons	-16 persons	4,516 Persons
Description	EC accorded	Proposed	Total after Expansion									
Population	4,532 Persons	-16 persons	4,516 Persons									
5	Water											
5.1	Total fresh water requirement:	<table border="1"> <thead> <tr> <th>Description</th> <th>EC accorded</th> <th>Proposed</th> <th>Total after Expansion</th> </tr> </thead> <tbody> <tr> <td>Fresh water demand</td> <td>273 KLD</td> <td>-1 KLD</td> <td>272 KLD</td> </tr> </tbody> </table>			Description	EC accorded	Proposed	Total after Expansion	Fresh water demand	273 KLD	-1 KLD	272 KLD
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Fresh water demand	273 KLD	-1 KLD	272 KLD									
5.2	Source:	Borewell										
5.3	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N) <i>Details thereof</i>	Yes. Permission has been granted by PWRDA for 273 KLD vide permission no. PWRDA/07/2021/L2/124.										
5.4	Total wastewater generation:	<table border="1"> <thead> <tr> <th>Description</th> <th>EC accorded</th> <th>Proposed</th> <th>Total after Expansion</th> </tr> </thead> <tbody> <tr> <td>Wastewater generated</td> <td>340 KLD</td> <td>4 KLD</td> <td>344 KLD</td> </tr> </tbody> </table>			Description	EC accorded	Proposed	Total after Expansion	Wastewater generated	340 KLD	4 KLD	344 KLD
Description	EC accorded	Proposed	Total after Expansion									
Wastewater generated	340 KLD	4 KLD	344 KLD									
5.5	Treatment methodology: <i>(STP capacity, technology & components)</i>	344 KLD of sewage will be generated from the project which will be treated in proposed STP of 500 KLD capacity (2 modules of 250 KLD each) based on MBBR Technology followed by UF.										
5.6	Treated wastewater for flushing purpose:	<table border="1"> <thead> <tr> <th>Description</th> <th>EC accorded</th> <th>Proposed</th> <th>Total after Expansion</th> </tr> </thead> <tbody> <tr> <td>Flushing Water required</td> <td>90 KLD</td> <td>5</td> <td>95 KLD</td> </tr> </tbody> </table>			Description	EC accorded	Proposed	Total after Expansion	Flushing Water required	90 KLD	5	95 KLD
Description	EC accorded	Proposed	Total after Expansion									
Flushing Water required	90 KLD	5	95 KLD									
5.7	Treated wastewater for green area in summer, winter and rainy season:	Summer: 70 KLD Winter: 23 KLD Monsoon: 6 KLD										

5.8	Utilization/Disposal of excess treated wastewater.	<p>Summer: 118 KLD Winter: 165 KLD Monsoon: 231 KLD</p> <p>A copy of the permission letter issued by MC, Zirakpur vide letter no. SPL1 dated 26.10.2022 issued by EO, MC Zirakpur. In the permission letter it has been mentioned as under:</p> <p><i>“ਆਪ ਨੂੰ ਦੱਸਿਆ ਜਾਦਾ ਹੈ ਕਿ ਨਗਰ ਕੋਸ਼ਲ ਜੀਰਕਪੁਰ ਦੀ ਹਦੂਦ ਅੰਦਰ ਇੱਕ 17.3 ਐਮ.ਐਲ.ਡੀ. ਦਾ ਐਸ.ਟੀ.ਪੀ ਪਿੰਡ ਸਿੰਘਪੁਰਾ ਵਿਖੇ ਲੱਗਿਆ ਹੋਇਆ ਹੈ ਜੋ ਕਿ ਚੱਲ ਰਿਹਾ ਹੈ ਅਤੇ ਇਕ ਹੋਰ 17 ਐਮ.ਐਲ.ਡੀ ਦਾ ਸੀਵਰੇਜ਼ ਟਰੀਟਮੈਂਟ ਪਲਾਂਟ ਕਿਸ਼ਨਪੁਰਾ ਏਰੀਆ ਲਈ ਸੀਵਰੇਜ਼ ਬੋਰਡ ਵੱਲੋਂ ਲਗਾਇਆ ਜਾ ਰਿਹਾ ਹੈ। ਜਿਸਦਾ ਟੈਂਡਰ ਸੀਵਰੇਜ਼ ਬੋਰਡ ਵੱਲੋਂ ਆਨਦ ਪ੍ਰੋਜੈਕਟਸ ਕੰਪਨੀ ਨੂੰ ਅਲਾਟ ਕੀਤਾ ਜਾ ਚੁਕਾ ਹੈ ਜਿਸਦਾ ਕੰਮ ਵੀ ਜਲਦ ਹੀ ਪੂਰਾ ਹੋਣ ਹੀ ਸੰਭਾਵਣਾ ਹੈ ਇਹ ਆਪ ਜੀ ਸੂਚਨਾ ਹਿੱਤ ਹੈ ਕਿ ਸਾਨੂੰ ਇਹ ਲਾਈਨ ਤੁਹਾਡੇ ਨਾਲ ਜੋੜਨ ਚ ਕੋਈ ਇਤਰਾਜ਼ ਨਹੀਂ ਹੈ।”</i></p>																																	
5.9	Cumulative Details for all season:																																		
	<table border="1"> <thead> <tr> <th data-bbox="293 1016 421 1115">Seasons</th> <th data-bbox="421 1016 603 1115">Total water Requirement</th> <th data-bbox="603 1016 762 1115">Total wastewater generated</th> <th data-bbox="762 1016 927 1115">Treated wastewater</th> <th data-bbox="927 1016 1098 1115">Flushing water requirement</th> <th data-bbox="1098 1016 1273 1115">Green area requirement</th> <th data-bbox="1273 1016 1385 1115">Into sewer</th> </tr> </thead> <tbody> <tr> <td data-bbox="293 1115 421 1223">Summer</td> <td data-bbox="421 1115 603 1223">367 KLD</td> <td data-bbox="603 1115 762 1223">294 KLD</td> <td data-bbox="762 1115 927 1223">288 KLD</td> <td data-bbox="927 1115 1098 1223">95 KLD</td> <td data-bbox="1098 1115 1273 1223">70 KLD</td> <td data-bbox="1273 1115 1385 1223">123 KLD</td> </tr> <tr> <td data-bbox="293 1223 421 1294">Winter</td> <td data-bbox="421 1223 603 1294">367 KLD</td> <td data-bbox="603 1223 762 1294">294 KLD</td> <td data-bbox="762 1223 927 1294">288 KLD</td> <td data-bbox="927 1223 1098 1294">95 KLD</td> <td data-bbox="1098 1223 1273 1294">23 KLD</td> <td data-bbox="1273 1223 1385 1294">170 KLD</td> </tr> <tr> <td data-bbox="293 1294 421 1400">Rainy</td> <td data-bbox="421 1294 603 1400">367 KLD</td> <td data-bbox="603 1294 762 1400">294 KLD + 50 KLD =344 KLD</td> <td data-bbox="762 1294 927 1400">337 KLD</td> <td data-bbox="927 1294 1098 1400">95 KLD</td> <td data-bbox="1098 1294 1273 1400">6 KLD</td> <td data-bbox="1273 1294 1385 1400">236 KLD</td> </tr> </tbody> </table>	Seasons	Total water Requirement	Total wastewater generated	Treated wastewater	Flushing water requirement	Green area requirement	Into sewer	Summer	367 KLD	294 KLD	288 KLD	95 KLD	70 KLD	123 KLD	Winter	367 KLD	294 KLD	288 KLD	95 KLD	23 KLD	170 KLD	Rainy	367 KLD	294 KLD + 50 KLD =344 KLD	337 KLD	95 KLD	6 KLD	236 KLD						
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5.10	Rain water harvesting proposal:	Total 11 Recharge Pits have been proposed for rain water recharging. Layout showing rain water recharging pits is enclosed along with application.																																	
6	Air																																		
6.1	Details of Air Polluting machinery:	Total 5 DG Sets (i.e. 3 Nos. of 1000 KVA & 2 of 500 KVA i.e. total 4000 KVA capacity)																																	
6.2	Measures to be adopted to contain particulate emission/Air Pollution	DG sets will be equipped with acoustic enclosure to minimize noise generation and adequate stack height for proper dispersion.																																	
7	Waste Management																																		
7.1	Total quantity of solid waste generation	<table border="1"> <thead> <tr> <th data-bbox="708 1868 884 1939">Description</th> <th data-bbox="884 1868 1027 1939">EC accorded</th> <th data-bbox="1027 1868 1171 1939">Proposed</th> <th data-bbox="1171 1868 1362 1939">Total after Expansion</th> </tr> </thead> <tbody> <tr> <td> </td> <td> </td> <td> </td> <td> </td> </tr> </tbody> </table>					Description	EC accorded	Proposed	Total after Expansion																									
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		Solid waste generation	1,718 kg/day	-6 kg/day	1,712 kg/day																
7.2	Whether Solid Waste Management layout plan by earmarking the location as well as area designated for installation of Mechanical Composter and Material Recovery Facility submitted or not	2 composters of 300 kg and 500 capacity each will be installed within the project premises. Location for solid waste segregation and management is marked in the service layout plan.																			
7.5	Details of management of Hazardous Waste.	Hazardous Waste will be managed & disposed off to authorized vendors as per the Hazardous & Other Wastes (Management & Transboundary Movement) Rules, 2016 and its amendments.																			
8	Energy Saving & EMP																				
8.1	Power Consumption:	Total power demand for the proposed project will be 4466 KW which will be provided by Punjab State Power Corporation Limited (PSPCL).																			
8.2	Energy saving measures:	Total energy saved by LEDs = 53 KW Also, solar panels have been proposed on the roof top of the residential towers which will generate 194 KW of power generation. Detailed energy savings are attached along.																			
8.3	Details of activities under Environment Management Plan.	<p>Details of activities under Environment Management Plan is given below.</p> <p style="text-align: center;"><u>Table: EMP Budget during Construction phase</u></p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="text-align: center;">Description</th> <th style="text-align: center;">Capital Cost (Rs. Lakhs)</th> <th style="text-align: center;">Recurring Cost (Rs. Lakhs/annum)</th> </tr> </thead> <tbody> <tr> <td>Wastewater Management (STP of 500 KLD, MBBR-UF)</td> <td style="text-align: center;">90</td> <td style="text-align: center;">2</td> </tr> <tr> <td>Air & Noise Pollution Management (site barricading, PPEs, Maintenance of machinery, etc.)</td> <td style="text-align: center;">10</td> <td style="text-align: center;">0.1</td> </tr> <tr> <td>Landscaping</td> <td style="text-align: center;">8</td> <td style="text-align: center;">1.5</td> </tr> <tr> <td>Rainwater Harvesting (11 pits)</td> <td style="text-align: center;">22</td> <td style="text-align: center;">0.25</td> </tr> </tbody> </table>					Description	Capital Cost (Rs. Lakhs)	Recurring Cost (Rs. Lakhs/annum)	Wastewater Management (STP of 500 KLD, MBBR-UF)	90	2	Air & Noise Pollution Management (site barricading, PPEs, Maintenance of machinery, etc.)	10	0.1	Landscaping	8	1.5	Rainwater Harvesting (11 pits)	22	0.25
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		Solid Waste Management (including composters of size 500 & 300 kg)	80	1
		Energy conservation (LEDs, Solar panel of 194 KW)	150	1
		Environmental Monitoring	2	2
		Miscellaneous	2	0.5
		Total	364 Lakhs	8.35 Lakhs
<u>Table: EMP Budget during Operational phase</u>				
		Description	Recurring Cost (Rs. Lakhs/annum)	
		Wastewater Management (STP of 500 KLD, MBBR-UF)	5	
		Air & Noise Pollution Management	0.5	
		Landscaping	6 (for 3 years)	
		Rainwater Harvesting (11 pits)	2	
		Solid Waste Management (including composters of size 500 & 300 kg)	5	
		Energy conservation	2	
		Environmental Monitoring	2	
		Miscellaneous	2	
		Total	24.5 Lakhs	

The Committee observed that there is minor increase in waste water generation (340 KLD to 344 KLD) due to increase in water consumption from 30 lpcd to 45 lpcd for visitors and shops, in comparison to EC granted earlier vide letter dated 12.03.2021 by MoEF&CC, Govt. of India.

Therefore, the Committee decided to forward the application to SEiAA with the recommendation to grant Environmental Clearance for Expansion of Group Housing project namely "Green Lotus Utsav" located Village Chhat, Zirkapur, District SAS Nagar (Mohali), Punjab as per the details mentioned in the application proposal & subsequent presentation /clarifications made by the project proponent and his consultant subject to the following conditions as under:-

I. Statutory compliances:

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

- xiii) The project proponent shall construct the buildings as per the layout plan approved from the Competent Authority and in consonance of the project proposal for which this environment clearance is being granted.

II. Air quality monitoring and preservation

- i) Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
- ii) A management plan shall be drawn up and implemented to contain the current exceedance in the ambient air quality at the site.
- iii) The project proponent shall install a system to undertake Ambient Air Quality monitoring for common /criterion parameters relevant to the main pollutants released (e.g., PM10 and PM2.5) covering upwind and downwind directions during the construction period.
- iv) Diesel power generating sets proposed as a source of backup power should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use of low sulphur diesel would be the preferred option. The location of the DG sets may be decided in consultation with Punjab Pollution Control Board.
- v) Construction site shall be adequately barricaded before the construction begins. Dust, smoke and other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, and continuous dust/ wind-breaking walls all around the site (at least 3 m height or 1/3rd of the building height and maximum up to 10 m). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
- vi) No Excavation of soil shall be carried out without adequate dust mitigation measures in place.
- vii) No loose soil or sand or construction and demolition waste or any other construction material that causes dust shall be left uncovered.
- viii) No uncovered vehicles carrying construction material and waste shall be permitted.
- ix) All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.
- x) Grinding and cutting of building material in open areas shall be prohibited. A wet jet shall be provided for grinding and stone cutting.

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

III. Water quality monitoring and preservation

- i) The natural drainage system should be maintained for ensuring unrestricted flow of water.
- ii) No construction shall be allowed which obstructs the natural drainage through the site, in wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rainwater.
- iii) Buildings shall be designed to follow the natural topography as far as possible. Minimum cutting and filling should be done.
- iv) The total water requirement for the project shall be 367 KLD, out of which 272 KLD shall be met through own tube well. Total freshwater use shall not exceed the proposed requirement as provided in the project details and other relevant details as under:

Seasons	Total water Requirement	Total wastewater generated	Treated wastewater	Flushing water requirement	Green area requirement	Into sewer
Summer	367 KLD	294 KLD	288 KLD	95 KLD	70 KLD	123 KLD
Winter	367 KLD	294 KLD	288 KLD	95 KLD	23 KLD	170 KLD
Rainy	367 KLD	294 KLD + 50 KLD = 344 KLD	337 KLD	95 KLD	6 KLD	236 KLD

- b) Storage tank of adequate capacity shall be provided for the storage of treated wastewater and all efforts shall be made to supply the same for construction purposes.
- c) During the construction phase, the project proponent shall ensure that the wastewater generated from the labour quarters/toilets shall be treated and disposed of in an environment-friendly manner. The project proponent shall also exercise the option of modular bio-toilets or will provide proper and adequately designed septic tanks for the treatment of such wastewater and treated effluents shall be utilized for green area/plantation.
- v) The project proponent shall ensure a safe drinking water supply to the habitants. Adequate treatment facility for drinking water shall be provided, if required.
- vi) The quantity of freshwater usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC and SEIAA along with six-monthly monitoring reports.
- vii) A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration, and the balance of water available. This should be specified separately for groundwater and surface water sources, ensuring that there is no impact on other users.
- viii) At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape, etc. would be considered as pervious surface.
- ix) Dual pipe plumbing shall be installed for supplying fresh water for drinking, cooking and bathing, etc. and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, air conditioning etc.
- x) Installation of R.O. plants in the project will be discouraged in order to reduce water wastage in form of RO reject. However, in case the requirement of installing RO plant

is unavoidable, the rejected stream from the RO shall be separated and shall be utilized by storing the same within the particular component or in a common place in the project premises.

- xi) The project proponent shall also adopt the new/innovative technologies like low water discharging taps (faucet with aerators) /urinals with electronic sensor system /waterless urinals/twin flush cisterns/ sensor-based alarm system for overhead water storage tanks and make them a part of the environmental management plans/building plans so as to reduce the water consumption/groundwater abstraction.
- xii) The project proponent will provide plumbing system for reuse of treated wastewater for flushing/other purposes etc. and will colour code the different pipelines carrying water/wastewater from different sources / treated wastewater as follows:

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

- xiii) Water demand during construction should be reduced by the use of pre-mixed concrete, curing agents, and adopting other best practices.
- xiv) The CGWA provisions on rainwater harvesting should be followed. A rainwater harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of the plot area and a storage capacity of a minimum of one day of the total freshwater requirement shall be provided. In areas where groundwater recharge is not feasible, the rainwater should be harvested and stored for reuse. As per the proposal submitted by the project proponent, 11 no. recharging pits will be provided for groundwater recharging as per the CGWB norms.

The groundwater shall not be withdrawn without approval from the Competent Authority.

- xv) All recharge should be limited to shallow aquifers.
- xvi) No groundwater shall be used during the construction phase of the project. Only treated sewage/wastewater shall be used. A proper record in this regard should be maintained and should be available at the site.
- xvii) Any groundwater dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any groundwater abstraction or dewatering.
- xviii) The quantity of freshwater usage, water recycling, and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC, and SEIAA along with six-monthly Monitoring reports.
- xix) Sewage shall be treated in the STP with tertiary treatment by providing ultra-filtration Technology. STP shall be installed in a phased manner viz a viz in the module system designed in such a way so as to efficiently treat the wastewater with an increase in its quantity due to rise in occupancy. The treated effluent from STP shall be recycled/reused for flushing and gardening. No treated water shall be disposed of into the municipal stormwater drain.
- xx) No sewage or untreated effluent would be discharged through stormwater drains. Onsite sewage treatment with a capacity to treat 100% wastewater will be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry / SEIAA before the project is commissioned for operation. Treated wastewater shall be reused on-site for landscape, flushing, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by the Ministry of Environment, Forest, and Climate Change. Natural treatment systems shall be promoted.
- xxi) Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
- xxii) Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed of as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

IV. Noise monitoring and prevention

- i) Ambient noise levels shall conform to the commercial area both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during the

construction phase. Adequate measures shall be made to reduce noise levels during the construction phase, so as to conform to the stipulated standards by CPCB/SPCB.

- ii) A noise level survey shall be carried out as per the prescribed guidelines and a report in this regard shall be submitted to the Regional Officer of the Ministry as a part of a six-monthly compliance report.
- iii) Acoustic enclosures for DG sets, noise barriers for ground-run bays, earplugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

V. Energy Conservation measures

- i) Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
- ii) Outdoor and common area lighting shall be LED.
- iii) Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased daylighting design and thermal mass, etc. shall be incorporated in the building design. Wall, window, and roof U-values shall be as per ECBC specifications.
- iv) Energy conservation measures like the installation of LEDs for lighting the area outside the building should be an integral part of the project design and should be in place before project commissioning.
- v) Solar, wind, or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
- vi) At least 30% of the rooftop area shall be used for generating Solar power for lighting in the apartments so as to reduce the power load on the grid. A separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher.

VI. Waste Management

- i) A certificate from the competent authority handling municipal solid waste, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from the project shall be obtained.
- ii) The Project Proponent shall install Mechanical Composter of adequate capacity to treat wet component of the Solid Waste.

- iii) Disposal of muck during the construction phase should not create any adverse effect on the neighbouring communities and should be safely disposed of taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of the competent authority.
- iv) Separate wet and dry bins must be provided in each unit and at the ground level for facilitating the segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- v) Organic waste compost/ Vermiculture pit/ Organic Waste Converter/Mechanical Composter within the premises must be installed for treatment and disposal of the solid waste.
- vi) All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie-up must be done with the authorized recyclers.
- vii) Any hazardous waste generated during the construction phase, shall be disposed of as per applicable rules and norms with the necessary approvals of the State Pollution Control Board.
- viii) Use of environment-friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environmentally friendly materials.
- ix) Fly ash should be used as a building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready-mixed concrete must be used in building construction.
- x) Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
- xi) Used CFLs and TFLs should be properly collected and disposed of or sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

VII. Green Cover

- i) No naturally growing tree should be felled/transplanted unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department.
- ii) At least a single line plantation all around the boundary of the project as proposed shall be provided. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous species/variety. The project proponent shall ensure the planting of 700 trees in the project area at the identified location, as the

per proposal submitted, with plants of native species preferably having broad leaves. The size of the plant thus planted should not be less than 6 ft and each plant shall be protected with a fence and properly maintained. The project proponent shall make adequate provisions of funds to ensure maintenance of the plants for a further period of three years and thereafter, protected throughout the entire lifetime of the Project. The species with heavy foliage, broad leaves, and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping. The plantation should be undertaken as per SEIAA guidelines.

- iii) The Project Proponent shall develop a green belt with native tree species (having canopy type structure and especially trees, and not grass) before the completion of the project. The greenbelt shall inter alia cover the entire periphery of the unit provided that the number of trees to be planted should not be less than one tree per 80 sqm of the total land area. The canopy trees shall also be planted around the parking area to provide shade to the parked vehicles.
- iv) Where the trees need to be cut with prior permission from the concerned local Authority, a compensatory plantation in the ratio of 1: 10 (i.e. planting of 10 saplings of the same species for every tree that is cut) shall be done and the newly planted saplings will be maintained for at least 5 years. Green belt development shall be undertaken as per the details provided in the project document.
- v) Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during the plantation of the proposed vegetation on site.
- vi) The project proponent shall not use any chemical fertilizer /pesticides /insecticides and shall use only Herbal pesticides/insecticides and organic manure in the green area.
- vii) The green belt along the periphery of the plot shall achieve an attenuation factor conforming to the day and night noise standards prescribed for commercial land use.
- viii) The project proponent shall submit the progress of developing the green belt in the six-monthly compliance report.

VIII. Transport

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

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

IX. Human health issues

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

X. Environment Management Plan

- i) The company shall have a well-laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe standard operating procedures to have proper checks and balances and to bring into focus any

infringements/deviation/violations of the environmental / forest/wildlife norms/conditions. The company shall have defined system of reporting infringements / deviation / violation of the environmental / forest / wildlife norms / conditions and / or shareholders / stakeholders. A copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of the six-monthly report.

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

Construction phase

Description	Capital Cost (Rs. Lakhs)	Recurring Cost (Rs. Lakhs/annum)
Wastewater Management (STP of 500 KLD, MBBR-UF)	90	2
Air & Noise Pollution Management (site barricading, PPEs, Maintenance of machinery, etc.)	10	0.1
Landscaping	8	1.5
Rainwater Harvesting (11 pits)	22	0.25
Solid Waste Management (including composters of size 500 & 300 kg)	80	1
Energy conservation (LEDs, Solar panel of 194 KW)	150	1
Environmental Monitoring	2	2
Miscellaneous	2	0.5
Total	364 Lakhs	8.35 Lakhs

Operation Phase

Description	Recurring Cost (Rs. Lakhs/annum)
Wastewater Management (STP of 500 KLD, MBBR-UF)	5
Air & Noise Pollution Management	0.5
Landscaping	6 (for 3 years)
Rainwater Harvesting (11 pits)	2
Solid Waste Management (including composters of size 500 & 300 kg)	5
Energy conservation	2
Environmental Monitoring	2

Miscellaneous	2
Total	24.5 Lakhs

XI. Validity

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

XII. Miscellaneous

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

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

XIII. Additional Conditions

- i) The approval is based on the conceptual plan/drawings submitted with the application. In case, there is variation in built-up area/green area/ any other details in the drawings approved by the competent authority, the Project Proponent shall obtain the revised Environmental Clearance.
- ii) The Project Proponent shall ensure that the natural drainage channels in the project site including streams, drains, choes, creeks, rivulets, etc. are not disturbed so that the natural flow of rainwater, etc is not impeded or disrupted in any manner.
- iii) Authorization from Punjab Pollution Control Board shall be obtained as applicable under the Bio-Medical Waste Management Rules 2016 as amended from time to time.
- iv) The solid waste other than Bio-Medical Waste & Hazardous Waste (dry as well as wet garbage) generated should be properly collected and segregated before disposal to Municipal Authorities in accordance with the Municipal Solid Waste (Management & Handling) Rules, 2000. No municipal waste should be disposed off outside the premises in contravention of relevant rules and by-laws. Adequate measures should be taken to prevent any malodour in and around the Project premises.
- v) In the event that the project proponent decides to abandon/close the Project at any stage, he shall submit an application in the prescribed form along with requisite

documents through Parivesh to SEIAA for surrendering the Environmental Clearance as per the procedure prescribed in OM dated 29.03.2022 issued by the MoEF&CC. The project proponent shall be accountable for adherence/compliance of the EC conditions till such time as the project is finally closed by SEIAA, based upon the certified closure report of Integrated Regional Offices (IROs) of MoEF&CC, Chandigarh/PPCB.

- vi) This Environmental Clearance is liable to be revoked without any further notice to the Project Proponent in case of failure to comply with condition (v) above.
- vii) Concealing factual data or submission of false/fabricated data may result in revocation of this Environmental Clearance and attract action under the provisions of Environment (Protection) Act, 1986.
- viii) The Project Proponent shall manage the solid waste generated from the project as per the sub-rule-7 of rule-4 of SWM Rules 2016.
- ix) The Ministry reserves the right to stipulate additional conditions if found necessary. The Promoter Company in a time bound manner shall implement these conditions.
- x) The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and other wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India/High Courts and any other Court of Law relating to the subject matter.
- xi) Any appeal against this Environmental Clearance shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.