

Proceedings of 227th meeting of State Expert Appraisal Committee (SEAC) held on 22.08.2022 (Monday) at 12:00 PM 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. Anil Kumar Gupta	Member
4.	Sh. Satish Kumar Gupta	Member
5.	Sh. K.L Malhotra	Member
6.	Sh. Parminder Singh Bhogal	Member

Item No. 01: Confirmation of the proceedings of 226th meeting of State Level Expert Appraisal Committee held on 06.08.2022.

The proceedings of 226th meeting of State Level Expert Appraisal Committee held on 06.08.2022 were prepared and circulated through email on 10.08.2022. Comments received were incorporated in the final proceedings. As such SEAC confirmed the proceedings.

Item No. 02: Action taken on the proceedings of the 226th meeting of State Level Expert Appraisal Committee held on 06.08.2022.

The action taken on the decisions of 226th meeting of State Level Expert Appraisal Committee held on 06.08.2022 has been completed. The SEAC noted the same.

Item No 227.01: Appeal No. 20/2022 (I.A. No. 106/2022 & I.A. No. 107/2022) titled as Sandeep Singh Vs. Union of India & Ors in the Hon'ble National Green Tribunal.

The subject matter was discussed in the meeting of SEAC. The Committee decided that the report in this regard shall be submitted to SEIAA separately by SEAC.

Item No 227.02: Application for Environmental Clearance under EIA notification dated 14.09.2006 for Area development project namely “Aerotropolis Residential Project” near IT City and Aero City, SAS Nagar, Punjab, by M/s Greater Mohali Area Development Authority (GMADA), (Proposal No. SIA/PB/MIS/69508/2021).

GMADA has applied for Environmental Clearance under EIA Notification dated 14.09.2006 for establishment of Area & Township development project namely “Aerotropolis Residential Project” near IT City and Aero City, SAS Nagar, Punjab. The total land area of the project is 1653.06 acres (668.97 Ha). The project is covered under activity 8 (b) and category B1 of the schedule appended with the EIA notification dated 14.09.2006.

GMADA was issued Terms of Reference for carrying out EIA study for obtaining Environment Clearance under EIA notification dated 14.09.2006 vide letter SEIAA/MS/2021/4799 dated 01.10.2021.

GMADA undertake that the information given in the application are true to the best of his knowledge & belief and no facts have been concealed thereof. Further, he is aware that in case, if any information submitted was found to be false or misleading at any stage, the project will be rejected and clearance given, if any to the project will be revoked at their risk and cost.

GMADA has submitted the Form 2, conceptual layout plan, EIA report after incorporating compliance of Terms of Reference and other additional documents along with processing fee as per Govt. of Punjab notification dated 27.06.2019 amounting to Rs. 20,06,911/-, Rs.5,01,651/- vide UTR No. PUNBR52021091314586 dated 13.09.2021 & Rs.15,05,260/- vide UTR No. HDFCR52022031553 dated 15.03.2022. The adequacy of the fee deposited by the Project Proponent has been checked & verified by the supporting staff of SEIAA.

PPCB vide letter no. 2607 dated 27.04.2022 has sent the latest construction status report with the details as under:

"It is further intimated that as per the brief project report submitted along with the application, the proposed project is planned to be developed over an area of 1653.06 Acres (Residential Area @ 600.35 acres, EWS @ 82.20 acres, Commercial Area @ 128.60 acres, Amenities area @ 95.29, Park area @ 151.62 acres, Road area @ 485 acres, sector road area @ 109.81 acres) adjoining to IT city and Aerocity Scheme in Mohali. Pocket-wise detail is as under:

Pocket	Residential	EWS	Commercial	Amenities	Parks	Roads	Sector Road	Total
A	260.74	34.20	50.26	38.05	59.0	245.69	22.31	710.25
B	75.46	9.76	8.42	16.64	20.20	53.86	22.0	206.34
C	65.32	8.75	50.04	9.0	20.57	61.1	27.7	242.48

D	198.83	29.49	19.88	31.6	51.85	124.55	37.8	494
Total	600.35	82.20	128.6	95.29	151.62	485.2	109.81	1653

As per the brief project report water demand during the operation phase will be 25.51 MLD out of which 17.008 MLD fresh water will be met through borewell & Canal water and 8.50 MLD will be met by recycling of treated wastewater. Approximately 21.69 MLD of wastewater will be generated which will be treated in Sewage treatment Plant based on SBR or suitable technology of capacity 22 WILD proposed to be constructed within the proposed project. The treated wastewater will be used for flushing, landscaping and non-potable uses. The PP has proposed 8 DG sets of 500 KVA capacity for power back up. The project proponent has proposed that the solid waste will be handled as per the provisions of the Solid Waste Management Rules, 2016.

The project site was visited by officer of the Board along with Sh. Varinder Kumar, SDO, GMADA on 31/3/2022 and it was observed as under:

1. No proper demarcation has been done of the proposed site. As per the site shown by the representative, the site is divided into 4 pockets pocket A, B, C & D. The Pocket A is located adjoining to Village Bakarpur, Naraingarh Pocket B is located adjoining to Village Natran, Bari, Pocket C is located adjoining to Siaun, Patton, Pocket D is located adjoining to Village Manakpur Kallar. The Pocket D is located at a distance of around 300-400m from the Aero Business Park By M/s Landchester Infrastructure Associates, Village Manakpur Kahar, Mohali which is approved for establishment of Orange and Green category industries. However, presently no industry has been established within the Aero Business Park. No natural drain passes through the project site, however treated waste-water from STP, diggian flows through a open drain passing from Block- B & thereafter reaching village Nattran.
2. No site development has been started at the site. Plot of the land acquired under the project is agriculture land.
3. As per the boundary limits site shown by the project proponent during the visit, there is no MAH industry/cement plant/ grinding unit/ rice sheller/ saila plant/ stone crushing/ screening cum washing unit/ hot mix plant/ brick kiln within a radius of 250 m from the boundary of the proposed site of the project. No air polluting industries is located within a radius of 100m from the boundary of the proposed site. Therefore, the site of the project is conforming to the sitting guidelines laid down by the Govt. of Punjab, Department of Science Technology and Environment vide order dated 25/07/2008 as amended on 30/10/2009.

It is further intimated that the capacity of the existing terminal STP of Mohali 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.

Furthermore, the Pocket D of this project is located at a distance of around 300- 400m from Aero Business Park developed by M/s Landchester Infrastructure Associates, Village Manakpur Kahar,

Mohali which is approved for the establishment of Orange and Green category of industries (In the said project site, Rice Sheller/ Sails, Jaggery Units etc. can also be established being in in Orange/ Green category). But presently no industry has been established within the Aero Business Park.

Deliberations during 220th meeting of SEAC held on 16.05.2022.

The meeting was attended by the following:

- (i) Er. Ranjiv Manakotla, Division Engineer, GMADA.
- (ii) Mr. Devendra Singh, EIA Coordinator, M/s Global Managements & Engineer Consultants International Jaipur, Rajasthan.

SEAC allowed the Environmental Consultant of the Project Proponent to present the salient features of the project. He, thereafter, presented the case as under

<u>S.N</u> <u>o</u>	<u>Description</u>	<u>Details</u>
1	Basic Details-	
1.1	Name of Project & Project Proponent:	Project Name- “Aerotropolis Project” Project Proponent- Greater Mohali Area Development Authority (GMADA)
1.2	Proposal:	SIA/PB/MIS/69508/2021
1.3	Location of Project:	The project is located at Village Bakarpur, Rurka, Safipur, Matran, Siaun, Manauli, Patton, ChauMajra & SainiMajra Tehsil Mohali & Village Chatt , Naraingarh, Tehsil- Dera Bassi, District- S.A.S Nagar, State- Punjab
1.4	Details of Land area & Built up area:	Total Plot Area- 6689696.47 sqm No built-up area has been mentioned as this is an area development project.
1.5	Category under EIA notification dated 14.09.2006	Category – B1 8 (b) Township and Area Development Project.
1.6	Cost of the project	Rs. 826.53 Crore
2.	Site Suitability Characteristics	
2.1	Whether project is suitable as per the provisions of Master Plan:	Yes, the project falls in Residential & Mix Use zone as per Master Plan, SAS Nagar.
2.2	Whether supporting document submitted in favour of statement at 2.1, details thereof: (CLU/building plan approval status)	Land area of 1653.06 acres has been acquired by the Department of Housing & Urban Development, Punjab. A copy of land acquisition documents for acquiring the land area falling under Pocket A, B, C & D situated at aforementioned villages 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, self-declaration to the effect that no land is covered under the provision of the Forest Conservation Act,1980 is submitted.
3.2	Whether the project required clearance under the provisions of Punjab Land Preservation Act (PLPA) 1900.	No, self-declaration in this regard submitted.
3.3	Whether project required clearance under the provisions of Wildlife Protection Act 1972 or not:	No, self-declaration in this regard submitted.
3.4	Distance of the project from the Critically Polluted Area.	No, self-declaration in this regard submitted.
3.5	Whether the project falls within the influence of Eco-Sensitive Zone or not.	No Eco-Sensitive Zone is present near the project site.
3.6	Green area requirement and proposed No. of trees:	Green Belt Area-61.133 Ha (151 acres) No. of Plants to be planted – 1500 trees per Hectare
4.	Configuration & Population	
4.1	Proposal & Configuration	Details as per the conceptual plans of Pocket-A,B,C&D submitted.
4.2	Population details	
5	Water	
5.1	Total fresh water requirement:	18026.460 KLD fresh water
5.2	Source:	From Bore well & Canal
5.3	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N) <i>Details thereof</i>	As per chapter no. 5 of Punjab Guidelines for Ground Water Extraction and Conservation 2020, Urban Local Bodies and Panchayati Raj Institutions, Improvement Trusts and Area Housing and Urban Development Authorities and Place of Worship are exempted from seeking permission for Ground Water Extraction and Conservation.

5.4	Total wastewater generation:	Total waste water generation: 23434.89 KLD																						
5.5	Treatment methodology: (STP capacity, technology & components)	<p>-Capacity -2 STP (1x12 MLD) & (1x10 MLD)</p> <p>-Technology- Sequential Batch Reactor Technology - SBR Technology</p> <p>The complete biological operation is divided into cycles. Each cycle is of 3 – 5 hr duration, during which all treatment steps take place.</p> <p>Cyclic operation: A basic cycle comprises</p> <ul style="list-style-type: none"> • Fill-Aeration (F/A) • Settlement (S) • Decanting (D) <p>During the period of a cycle, the liquid is filled in the SBR Basin up to a set operating water level. Aeration Blowers are started for aeration of the effluent. After the aeration cycle, the biomass settles under perfect settling conditions. Once Settled the supernatant is removed from the top using a DECANTER. Solids are wasted from the tanks during the decanting phase. These phases in a sequence constitute a cycle, which is then repeated.</p> <p>Chlorine Contact Tank</p> <p>The Effluent from the SBR basins will be collected in Chlorine Contact Tank. The supernatant thus collected will get disinfected in Chlorine Contact Tank by adding suitable dose of chlorine and finally it is utilized for flushing, general washing and green belt development.</p>																						
5.6	Treated wastewater for flushing purpose:	Treated wastewater for flushing purpose: 9013.23 KLD																						
5.7	Treated wastewater for green area in summer, winter and rainy season:	<table border="1"> <thead> <tr> <th>Season of watering</th> <th>Rate of watering</th> <th>Plantation area</th> <th>Total Water required</th> </tr> </thead> <tbody> <tr> <td>summer season</td> <td>5.5 litre per sq m</td> <td>611339.82 sq m</td> <td>3362.36 KLD</td> </tr> <tr> <td>winter season</td> <td>1.8 litre per sq m</td> <td>611339.82 sq m</td> <td>1100.41 KLD</td> </tr> <tr> <td>monsoon season</td> <td>0.5 litre per sq m</td> <td>611339.82 sq m</td> <td>305.66 KLD</td> </tr> </tbody> </table>	Season of watering	Rate of watering	Plantation area	Total Water required	summer season	5.5 litre per sq m	611339.82 sq m	3362.36 KLD	winter season	1.8 litre per sq m	611339.82 sq m	1100.41 KLD	monsoon season	0.5 litre per sq m	611339.82 sq m	305.66 KLD						
Season of watering	Rate of watering	Plantation area	Total Water required																					
summer season	5.5 litre per sq m	611339.82 sq m	3362.36 KLD																					
winter season	1.8 litre per sq m	611339.82 sq m	1100.41 KLD																					
monsoon season	0.5 litre per sq m	611339.82 sq m	305.66 KLD																					
5.8	Utilization/Disposal of excess treated wastewater.	Excess Treated Water of 8641.55 KLD will be supplied to farmers for Agriculture use. No agreement executed with the farmers for utilization of treated wastewater has been submitted.																						
5.9	Cumulative Details:																							
	<table border="1"> <thead> <tr> <th>Sr. No.</th> <th>Total water Requirement</th> <th>Total wastewater generated</th> <th>Treated wastewater</th> <th>Flushing water requirement</th> <th>Green area requirement</th> <th>Fire Station and other utility</th> <th>Excess treated waste water to Farmers land.</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>27039.69 KLD</td> <td>23434.89 KLD</td> <td>21091.40 KLD</td> <td>9013.23 KLD</td> <td>3336.62 KLD</td> <td>100 KLD</td> <td>8641.55 KLD</td> </tr> </tbody> </table>	Sr. No.	Total water Requirement	Total wastewater generated	Treated wastewater	Flushing water requirement	Green area requirement	Fire Station and other utility	Excess treated waste water to Farmers land.	1	27039.69 KLD	23434.89 KLD	21091.40 KLD	9013.23 KLD	3336.62 KLD	100 KLD	8641.55 KLD							
Sr. No.	Total water Requirement	Total wastewater generated	Treated wastewater	Flushing water requirement	Green area requirement	Fire Station and other utility	Excess treated waste water to Farmers land.																	
1	27039.69 KLD	23434.89 KLD	21091.40 KLD	9013.23 KLD	3336.62 KLD	100 KLD	8641.55 KLD																	

5.10	Rain water harvesting proposal:	Total 40 number of rain water harvesting pits shall be constructed to recharge rain water.		
6	Air			
6.1	Details of Air Polluting machinery:	No Air polluting machineries except DG set will be installed which will be provided with adequate stack height.		
6.2	Measures to be adopted to contain particulate emission/Air Pollution	<ol style="list-style-type: none"> 1. A dust control plan will be implemented viz. regular daily spraying of water on the roads and dust emission area in the project site. 2. Regular maintenance of vehicles and equipment will be carried out. 3. The vehicles having PUC will be used during the construction period. Vehicles will run under limited speed to prevent SPM generation. 		
7	Waste Management			
7.1	Total quantity of solid waste generation	47823.15 kg/day		
7.2	Details of management and disposal of solid waste (Mechanical Composter/Compost pits)	Estimated quantity of solid waste generation from the project during operation phase is 47.81 TPD. The solid waste will comprise of biodegradable waste i.e. domestic waste, food waste, horticultural waste etc. Recyclable waste like plastic, paper, tin, glass etc. Different colored bins will be used for collection of biodegradable and non – biodegradable waste as per MSW rules, 2000. Private sweepers and MSW handlers will be appointed by the RWA for door to door collection. Bio-degradable wastes will be composted in onsite organic waste converter.		
7.3	Details of management of plastic waste generated from project	Non –biodegradable fraction like plastic, tin, glass etc. will be sold to local recyclers. Horticultural waste shall be collected and disposed off with biodegradable waste. Rest inert MSW will be handed over to Municipal Corporation for final disposal.		
7.5	Details of management of Hazardous Waste.	There will not be any generation of hazardous waste from the project except used Oil from DG sets (Hazardous Waste category 5.1). The same shall be stored in HDPE tanks and will be sold to the authorized vendors in the region.		
8	Energy Saving & EMP			
8.1	Power Consumption:	<p>During construction phase-The estimated electrical load will be 100 KVA. The supply will be sourced from Punjab State Power Corporation Ltd.</p> <p>During Operation phase- The estimated electrical load is 190 MVA. The supply will be sourced from Punjab state Power Corporation Ltd.</p>		
8.2	Energy saving measures:	No suitable energy saving measures to be adopted has been submitted.		
8.3	Details of activities under Environment Management Plan:	S No	Particulars	Proposed Capital Cost (In lacs)
				Recurring Cost in (In lacs)

		1.	Management of Air pollution	25.0	4.0
		2.	Sewage Treatment Plant & laying sewer lines	10000	250
		3.	Environment Monitoring and Management	4.0	4.0
		4.	Energy conservation plan	150	15
		5.	Rain Water Harvesting (Recharge Pits & Drains)	331	20
		6.	Green Belt & Park Development	600	100
		Total		11110	373

Annexure -1

Pocket –A Area Details

Total Scheme Area		710.2545	Acs.	100.00%	
Residential Plots Detail					
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.Yds.	Requirement
1	23.39X58.89	2000.00	27	54000.00	
2	23.21 x 43.24	1200.00	56	67200.00	
3	15.24 X 27.43	500.00	518	259000.00	441.00
4	10.97 X 22.86	300.00	705	211500.00	660.00
5	9.14 X 18.29	200.00	918	183600.00	662.00
6	6.86 X 18.29	150.00	788	118200.00	696.00
7	6.10 X 13.70	100.00	376	37600.00	314.00
			3388.00	931100.00	
				192.38	ACRES
DIPLOMATIC ENCLAVE					
1	as per site	10302.00	1	10302.00	
2	67.47x123.93	10000.00	5	50000.00	
3	67.47x101.48	8145.27	4	32581.08	
4	as per site	7670.60	1	7670.60	
5	as per site	7598.10	1	7598.10	
				108151.78	
				22.35	ACRES

Green Park Area Detail		
Sr.No.	Park No.	Area in Acs.
1	Park-1	0.30
2	Park-2	0.97
3	Park-3	0.30
4	Park-4	0.30
5	Park-5	0.29
6	Park-6	0.30
7	Park-7	0.23
8	Park-8	0.27
9	Park-9	0.85
10	Park-10	0.16
11	Park-11	0.75
12	Park-12	0.62
13	Park-13	0.48
14	Park-14	2.44
15	Park-15	0.57
16	Park-16	1.00
17	Park-17	1.70
18	Park-18	0.72
19	Park-19	1.97
20	Park-20	0.37
21	Park-21	0.19
22	Park-22	0.23
23	Park-23	0.23
24	Park-24	7.36
25	Park-25	1.65
26	Park-26	1.05
27	Park-27	0.80
28	Park-28	1.60
29	Park-29	0.50
30	Park-30	1.67
31	Park-31	0.50
32	Park-32	1.00

Green Park Area Detail		
Sr.No.	Park No.	Area in Acs.
33	Park-33	0.39
34	Park-34	0.62
35	Park-35	0.81
36	Park-36	0.85
37	Park-37	2.63
38	Park-38	0.20
39	Park-39	0.19
40	Park-40	0.45
41	Park-41	0.56
42	Park-42	0.65
43	Park-43	0.85
44	Park-44	0.52
45	Park-45	0.54
46	Park-46	1.43
47	Park-47	1.59
48	Park-48	0.83
49	Park-49	1.66
50	Park-50	0.79
51	Park-51	0.58
52	Park-52	0.34
53	Park-53	0.93
54	Park-54	1.60
55	Park-55	0.26
56	Park-56	0.52
57	Park-57	1.02
58	Park-58	1.40
59	Park-59	0.52
60	Park-60	0.31
61	Park-61	1.31
62	Park-62	1.72
63	Park-63	0.36
64	Park-64	0.18
		57.98

Area Detail			
Sr. No.	Category	Area in Acs.	%
1	Area under Residential Plotted	192.38	27.09%
2	Area under Group Housing -1	8.06	8.05%
3	Area under Group Housing -2	9.74	
4	Area under Group Housing -3	11.27	
5	Area under Group Housing -4	11.23	
6	Area under Group Housing -5	7.74	
7	Area under Group Housing -6	9.10	
8	Diplomatic Enclave	22.35	
9	Area under School -1	5.00	1.76%
10	Area under School -2	4.36	
11	Area under Primary School -1	1.40	
12	Area under Primary School -2	1.03	
13	Area under Nursery School -1	0.69	0.60%
14	Area under Institutional-1	3.88	
15	Area under Institutional-2	0.41	
16	Area under Public amenity-1	3.50	2.48%
17	Area under Public amenity-2	0.53	
18	Area under Community Facility	2.00	
19	Area under Health Facility	2.60	
20	Area under Religious Facility	0.22	
21	Area under Cremation Ground	1.13	
22	Area under Pumping Station	1.37	
23	Area under STP/RMC	1.49	
24	Area under Sports cum Club Facility	4.78	4.16%
25	Area under Commercial	29.55	
26	Area under mixed use	18.35	2.58%
27	Area under parks	57.98	8.16%
28	Area under open space and pedestrian infrastructure	24.99	3.52%
29	Area under EWS-1	13.98	3.44%
30	Area under EWS-2	5.00	
31	Area under EWS-3	5.44	
32	Area under Parking	41.90	5.90%
33	Area under Roads	206.80	29.12%
34	Total area under Road and Parking	248.71	

Commercial Plots Detail					
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.Y ds.	Required
1	167.22	200.00	426	85200.00	418
2	83.61	100.00	254	25400.00	248
3	50.17	60.00	363	21780.00	328
4	20.90	25.00	426	10650.00	380
			1469	143030.00	
				29.55	
				Acres	

Pocket –B Area Details

Total Scheme Area		206.389	Acs.	
Residential Plots Detail				
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.Yds.
1	15.24 X 27.43	500	233	116500
2	10.97 X 22.86	300	396	118800
3	9.14 X 18.29	200	322	64400
4	6.86 X 18.29	150	250	37500
5	6.10 X 13.70	100	108	10800
			1309	348000

Area Detail			
Sr. No.	Category	Area in Acs.	%
1	Area under Residential Plotted	71.90	34.84%
2	Area under Independent floor Site	5.76	2.79%
3	Area under School -1	4.87	2.36%
4	Area under Community Facility	0.68	4.43%
5	Area under Health Facility	0.50	
6	Area under Religious Facility-1	0.52	
7	Area under Sports Facility/Club	4.34	
8	Area under Services	1.91	
9	Area under Amenities	1.20	
10	Area under Commercial	8.97	4.35%
11	Area under Parks	16.59	8.04%
12	Area under open space, open Ground and Pedestrian Infrastructure	8.62	4.18%
13	Area under EWS	3.17	1.54%
14 (i)	Area under Parking	12.43	6.02%
14 (ii)	Area under Roads	64.93	31.46%
14 (iii)	Total area under Road and Parking	77.35	
	Percentage Total		100.00%

Commercial Area Detail of Pocket - 1											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercentile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provided (in sq.mts.)	ECS
1	167.22	200	47	7859.34	3	23578	10845.89	624.82	11470.71		
2	83.61	100	18	1504.98	3	4514.94	2076.87	119.65	2196.52	16774.6	2.48
			65	9364.32		28093	12922.76	744.46	13667.23	16774.6	2.48
Commercial Area Detail of Pocket - 2											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercentile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provided (in sq.mts.)	ECS
1	167.22	200	97	16220.34	3	48661	22384.07	1289.52	23673.59		
2	83.61	100	40	3344.4	3	10033.2	4615.27	265.88	4881.15		
3	50.167	60	86	4314.362	2	8628.72	3969.21	228.66	4197.87	32859.51	2.01
4	20.9	25	87	1818.3	1	1818.3	836.42	48.18	884.60		
			310	23879.1		67322.9	30968.55	1784.06	32752.61	32859.51	2.01
Commercial Area Detail of Pocket - 3											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercentile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provided (in sq.mts.)	ECS
1	20.9	25	22	459.8	1	459.8	211.51	12.18	223.69	393.27	3.60
			22	459.8		459.8	211.51	12.18	223.69	393.27	3.60
Commercial Area Detail of Pocket - 4											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercentile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provided (in sq.mts.)	ECS
1	20.9	25	14	292.6	1	292.6	134.60	7.75	142.35	743.65	3.71
			14	292.6		292.6	134.60	7.75	142.35	257.5	3.71
Commercial Area Detail of Pocket - 5											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercentile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provided (in sq.mts.)	ECS
1	20.9	25	16	334.4	1	334.4	153.82	8.86	162.69	420.6	5.35
			16	334.4		334.4	153.82	8.86	162.69	420.6	5.35
Commercial Area Detail of Pocket - 6											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercentile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provided (in sq.mts.)	ECS
1	20.9	25	10	209	1	209	96.14	5.54	101.68	286.9	5.85
			10	209		209	96.14	5.54	101.68	286.9	5.85
Commercial Area Detail of all Pockets											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercentile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provided (in sq.mts.)	ECS
1	167.22	200	144	24079.68	3	72239	33229.96	1914.33	35144.29		
2	83.61	100	58	4849.38	3	14548.1	6692.14	385.53	7077.67		
3	50.167	60	85	4264.195	2	8528.39	3923.06	226.00	4149.06	50284.88	2.11
4	20.9	25	149	3114.1	1	3114.1	1432.49	82.52	1515.01		
				36307.36		98429.7	45277.65	2608.39	47886.0345	50284.88	2.11

Pocket –C Area Details

Total Scheme Area			242.5396	Acs.
Residential Plots Detail				
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.Yds.
1	15.24 X 27.43	500	203	101500
2	10.97 X 22.86	300	260	78000
3	9.14 X 18.29	200	250	50000
4	6.86 X 18.29	150	303	45450
5	6.10 X 13.70	100	178	17800
			1194	292750
Area Detail				
Sr. No.	Category	Area in Acs.	%	
1	Area under Residential Plotted	60.49	24.94%	
2	Area under Group Housing -1	5.68	2.34%	
5	Area under School -1	4.19	1.73%	
7	Area under Cultural Facility	0.97	0.40%	
6	Area under Community Facility	0.8	2.33%	
8	Area under Religious facility-1	0.60		
9	Area under Transport facility	0.49		
10	Area under Sports Facility cum club	3.76		
3	Area under Commercial	10.73	4.43%	
4	Area under CBD (8 Sites)	30.87	12.73%	
11	Area under open space, open ground and pedestrian infrastructure & CBD plaza	14.67	6.05%	
12	Area under Parks	21.82	9.00%	
13 (i)	Area under Parking	14.47	5.97%	
14 (ii)	Area under Roads	73.00	30.10%	
15(iii)	Total area under Road and Parking	87.47		
	Percentage Total		100.00%	

Commercial Area Detail of Pocket - 1											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercantile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provide d (in sq.mts.)	ECS Provide d
1	167.22	200	95	15885.9	3	47657.7	21922.54	1262.93	23185.47	26048.3	2.11
2	50.167	60	25	1254.175	2	2508.35	1153.84	66.47	1220.31		
3	20.9	25	30	627	1	627	288.42	16.62	305.04		
			150	17767.08		50793.05	23364.80	1346.02	24710.82	26048.3	2.11
Commercial Area Detail of Pocket - 2											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercantile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provide d (in sq.mts.)	ECS Provide d
1	83.61	100	28	2341.08	3	7023.24	3230.69	186.12	3416.81	3516.17	2.06
			28	2341.08		7023.24	3230.69	186.12	3416.81	3516.17	2.06
Commercial Area Detail of Pocket - 3											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercantile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provide d (in sq.mts.)	ECS Provide d
3	50.167	60	22	1103.674	2	2207.348	1015.38	58.49	1073.87	1544.09	3.38
4	20.9	25	92	1922.8	1	1922.8	884.49	50.95	935.44		
			114	1103.674		2207.348	1015.38	58.49	1073.87		
Commercial Area Detail of Pocket - 4											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercantile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provide d (in sq.mts.)	ECS Provide d
1	83.61	100	21	1755.81	3	5267.43	2423.02	139.59	2562.60	2614.13	2.04
			21	1755.81		5267.43	2423.02	139.59	2562.60	2614.13	2.04
Commercial Area Detail of Pocket - 5											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercantile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provide d (in sq.mts.)	ECS Provide d
3	50.167	60	36	1806.012	2	3612.024	1661.53	95.72	1757.25	2517.72	9.58
1	20.9	25	48	1003.2	1	1003.2	461.47	26.58	488.06		
			84	1086.8		1086.8	2123.00	122.30	2245.31		
Commercial Area Detail of Pocket - 6											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercantile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provide d (in sq.mts.)	ECS Provide d
1	167.22	200	73	12207.06	3	36621.18	16845.74	970.46	17816.20	22313	2.09
2	83.61	100	13	1086.93	3	3260.79	1499.96	86.41	1586.37		
3	50.167	60	32	1605.344	2	3210.688	1476.92	85.08	1562.00		
4	20.9	25	40	836	1	836	384.56	22.15	406.71		
			158	15735.33		43928.688	20207.18	1164.11	21371.29	22313	2.09
Commercial Area Detail of all Pockets											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercantile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provide d (in sq.mts.)	ECS Provide d
1	167.22	200	168	28092.96	3	84278.88	38768.28	2233.39	41001.68	58553.4	2.08
2	83.61	100	62	5183.82	3	15551.46	7153.67	412.11	7565.79		
3	50.167	60	115	5769.205	2	11538.41	5307.67	305.77	5613.44		
4	20.9	25	210	4389	1	4389	2018.94	116.31	2135.25		
				43434.99		115757.75	53248.57	3067.58	56316.1454	58553.4	2.08

Green Park Area Detail		
Sr.No.	Park No.	Area in Acs.
1	Park-1	0.74
2	Park-2	3.23
3	Park-3	7.35
4	Park-4	0.94
5	Park-5	2.11
6	Park-6	0.26
7	Park-7	0.71
8	Park-8	0.87
9	Park-9	0.27
10	Park-10	0.28
11	Park-11	0.33
12	Park-12	0.74
13	Park-13	0.47
14	Park-14	0.23
15	Park-15	0.4
16	Park-16	0.14
17	CBD green	2.75
	Total	21.82

Pocket -D Area Details

Total Scheme Area		493.8772	Acs.					
Residential Plots Detail								
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.Yds.				
1	15.24 X 27.43	500	350	175000				
2	10.97 X 22.86	300	504	151200				
3	9.14 X 18.29	200	834	166800				
4	6.86 X 18.29	150	724	108600				
5	6.10 X 13.70	100	341	34100				
		Total	2753	635700				
				131.34				
Green Park Area Detail								
Sr.No.	Park No.	Area in Acs.	Sr.No.	Park No.	Area in Acs.	Sr.No.	Park No.	Area in Acs.
1	Park-1	1.16	11	Park-11	0.64	21	Park-21	0.37
2	Park-2	8.09	12	Park-12	0.64	22	Park-22	0.36
3	Park-3	0.51	13	Park-13	0.49	23	Park-23	0.49
4	Park-4	0.17	14	Park-14	0.54	24	Park-24	0.4
5	Park-5	0.89	15	Park-15	3.48	25	Park-25	0.54
6	Park-6	0.69	16	Park-16	0.66	26	Park-26	0.53
7	Park-7	5.4	17	Park-17	0.29	27	Park-27	0.31
8	Park-8	1.94	18	Park-18	0.34	28	Park-28	0.34
9	Park-9	0.28	19	Park-19	0.64	29	Park-29	0.3
10	Park-10	4.54	20	Park-20	0.36	30	Park-30	0.15
						31	Park-31	0.14
							Total	35.68

Area Detail			
Sr. No.	Category	Area in Acs.	%
1	Area under Residential Plotted	131.34	26.59%
2	Area under Group Housing -1	3.08	6.80%
3	Area under Group Housing -2	7.43	
4	Area under Group Housing -3	7.43	
5	Area under Group Housing -4	7.43	
6	Area under Group Housing -5	8.22	
7	Area under Primary School / educational institution -1	1.16	4.05%
8	Area under Primary School / educational institution -2	1.16	
9	Area under Primary School / educational institution -3	1.16	
10	Area under School -1	5.5	
11	Area under School -2	5.5	
12	Area under School -3	5.5	
13	Area under Hospital -1	5.32	2.16%
14	Area under Hospital -2	5.33	
15	Area under College	10	4.29%
16	Area under College	10	
17	Area under Institution-1	0.44	
18	Area under Institution-2	0.73	
19	Area under Community Facility	2.26	2.26%
20	Area under Health Facility	1.13	
21	Area under Religious facility-1	0.73	
22	Area under Religious facility-2	0.58	
23	Area under Sports cum club Facility	4.19	
24	Area under Resource management centre	2.25	
25	Area under Commercial	22.22	4.50%
26	Area under parks	35.68	7.22%
27	Area under open space and pedestrian infrastructure	20.65	4.18%
28	Area under EWS -1	13.83	5.76%
29	Area under EWS -2	6.64	
30	Area under EWS -3	8	
31 (i)	Area under Parking	30.79	6.23%
31 (ii)	Area under Roads	128.20	25.96%
31 (iii)	Total area under Roads and Parking	158.99	
	Percentage Total		100.00%

Commercial Area Detail of all Pockets											
S. No.	Plot Size (In Mts.)	Area Of Plot (In Sq.Yds.)	No. Of Plots	Total Area In Sq.mts.	FAR	Total FAR Area	Parking Area required	Mercantile Parking area required	Parking required 2 ECS/100 sq.mts. + Mercantile parking (in sq.mts.)	Parking Provide d (in sq.mts.)	ECS
1	167.22	200	310	51838.2	3	155515	71536.72	4121.14	75657.85	124591	2.22
2	83.61	100	138	11538.2	3	34614.5	15922.69	917.29	16839.97		
2	75.3	90	46	3463.8	2	6927.6	3186.70	183.58	3370.28		
3	50.167	60	264	13244.1	2	26488.2	12184.56	701.94	12886.50		
4	20.9	25	405	8464.5	1	8464.5	3893.67	224.31	4117.98		
			1163	88548.8		232009	106724.33	6148.25	112872.5809	124591	2.22

During meeting, the Committee observed that the Project Proponent has not submitted the details of built-up area as per approved FAR and basis for estimating the population, water requirement, flushing requirement, etc. Further, it was informed by the Project Proponent that the excess treated wastewater of 8641.55 KLD is being disposed of to farmers. However, no details for disposing of the treated wastewater to farmers was given in the proposal. Further, the details for the management of Solid Waste have also not been provided. The Committee also observed that the Project Proponent has also not provided the details of the land area under litigation.

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

1. The Project Proponent shall submit the details of the built-up area to be constructed based on approved FAR.

2. The Project Proponent shall submit the details and basis for estimating the population viz a viz water and flushing requirements as per the norms laid down by the Central & State Govt.
3. The Project Proponent shall submit the complete scheme with supporting documents for the utilization and disposal of the excess treated wastewater.
4. The Project Proponent shall submit the proper mechanism for management and treatment of the solid waste being generated from the project.
5. The Project Proponent shall submit the Solid Waste Management Plan and earmark dedicated area in the layout plan for the same.
6. The Project Proponent shall submit the details of the land area of project falling under litigation in an annotated form.
7. The Project Proponent shall propose adequate proposal for adoption of energy conservation measures.
8. The Project Proponent shall submit the revised EMP after incorporating the above said activities.

Deliberations during 227th meeting of SEAC held on 22.08.2022.

The meeting was attended by the following:

- (i) Er. Ranjiv Manakotla, Divisional Engineer, GMADA.
- (ii) Dr. Meena, EIA Coordinator, M/s Global Managements & Engineer Consultants International Jaipur, Rajasthan.

SEAC allowed the Environmental Consultant of the project proponent to present the reply to the observations made by it in the last of meeting of SEAC held on 16.05.2022. Accordingly, the Environmental Consultant presented the reply as under:

S. No.	Observations	Reply
1.	The Project Proponent shall submit the details of the built-up area to be constructed based on approved FAR	The details of the built-up area to be constructed based on approved FAR submitted.
2.	The Project Proponent shall submit the details and basis for estimating the population viz a viz water and flushing requirements as per the	The detailed calculation of Water and Flushing requirements has been done in accordance with National building code 2016.

	norms laid down by the Central & State Govt.	
3.	The Project Proponent shall submit the Complete Scheme with supporting documents for the utilization and disposal of the excess treated waste water.	The treated wastewater shall be used for irrigation purposes in green belt, parks and Road berms. Moreover, as per PUDA Building Rule 2021 Dual plumbing is compulsory therefore, tertiary level treated water will be supplied for flushing and construction purposes also. Water Balance Diagram for the same is incorporated is submitted.
4.	The project Proponent shall submit the Proper mechanism for management and treatment of the solid waste being generated from the project.	Proper mechanism for management and treatment of the solid waste being generated from the project is being deliberated and submitted. Moreover, as per PUDA Building Rules 2021, for plot having built up area more than or equal to 5000 sqm has to manage their waste generated as per Solid Waste Management Rules
5.	The project Proponent shall submit the solid waste Management plan and earmark dedicated area in the layout plan for the same.	The Solid Waste Management Plan has been prepared and is submitted. 1.49 Acre and 2.25 Acre dedicated area has been earmarked for recycling of solid waste. The area earmarked in the layout plan is submitted.
6.	The project Proponent shall submit the details of the land area of project falling under litigation in an annotated form.	The details of the land area of project falling under litigation in an annotated form has been prepared and submitted.
7.	The Project Proponent shall propose adequate proposal for adoption of energy conservation measures.	For Energy Conservation, EEL/3, Star 2 transformer based on BEE Norms and LED lights will be installed. Moreover, As per PUDA Building Rules 2021, Residential Buildings are also recommended to meet its hot water demand from solar water heaters and Solar Photo Voltaic is compulsory based on plot size as Under: - a) For plot Size 400 sqyd to 499 sqyd minimum requirement is 1 KWp SPV b) For plot Size 500 sqyd to 999 sqyd minimum requirement is 2 KWp SPV c) For plot Size 1000 sqyd to 1999 sqyd minimum requirement is 3 KWp SPV d) For plot Size 2000 sqyd and above minimum requirement is 5 KWp SPV

8.	The project proponent shall submit the revised EMP after incorporating the above said activities.	Submitted
----	---	-----------

The Committee, after perusal of the reply submitted by the project proponent, was found it incomplete w.r.t following:

- (i) The details of the No. of Plots, No. Group Housing, No. of School Sites & their area, No. of Institutional Sites & their area, Area of Public Amenities, Area under EWS, Commercial area etc mentioned in Built up Area details does not match with the respective details mentioned in estimating the Water Demand & Population. Further, the details such as Colleges, Reserved Area, RMC etc mentioned in the Water Demand has not been considered in the built-up area details. The discrepancies found in the above details was explained to the project proponent during the meeting.
- (ii) The components mentioned in the built-up area details and as mentioned in the Water Demand was not found identical.
- (iii) The basis of estimating the Population & Water consumption has not been provided.
- (iv) The details of estimating the flushing requirement have not been provided.
- (v) The total Water Demand estimated for Pocket-A in Water Balance diagram (Summer season) does not match with the Water Demand calculation provided in **Annexure-II**.
- (vi) The Water Balance diagram for Pocket-A and Pocket B,C & D has been provided separately. One Water Balance diagram shall be provided for all the Pockets for all the three seasons.
- (vii) The proposed green area mentioned in the proposal was found to be less than the prescribed provision of Master Plan. It should be at least as per the provisions of Master Plan. Further, the distance between plant to plant i.e., 6 meters needs to be checked to increase the No. of trees. The No. of trees @ 1 Tree/80 sqm of land area or 1 Tree/225 sqm of built-up area, whichever is higher, needs to be provided.
- (viii) The 40 No. Rain Water Harvesting Pits proposed in the project was found to be inadequate and need to be checked.
- (ix) The Wet Waste @ 60% of the total waste to be generated was found to be on the higher side and needs to be checked. Further, the Capital as well as Recurring Cost for setting up of the Solid Waste Management facilities and their subsequent operation & maintenance needs to be provided in the Environment Management Plan.
- (x) The CER activities and their budgeting shall be indicated in the Environment Management Plan.
- (xi) The details of land area of project falling under litigation shall be depicted in the drawing.
- (xii) The project proponent shall provide alternative scheme for the utilizing the excess treated wastewater, in view of the observations made by PPCB that the capacity of the existing

terminal STP of Mohali is already short for the present domestic effluent being generated from the area and more effluent load cannot be permitted without the adequate capacity of the Terminal STP.

The Committee, after detailed deliberations, decided to defer the till the receipt of reply of the above said incompletions.

Item No. 227.03: Application for amendment in Environmental Clearance under EIA Notification dated 14.09.2006 of Steel Manufacturing Unit namely "M/s Samana Concast" located at Village Tooran, Amloh Road, Mandi Gobindgarh, Distt. Fatehgarh Sahib, Punjab (Proposal No. SIA/PB/IND/269406/2022).

The industry was granted Environmental Clearance for Expansion vide letter DECC/SEIAA/2020/1781 dated 29.07.2020 for Steel Manufacturing Unit by installation of two no. of induction furnaces of capacity 12 TPH at Village Tooran, Amloh Road, Mandi Gobindgarh, Distt. Fatehgarh Sahib, Punjab.

The industry informed that no rolling mill was proposed at the time of earlier Environment Clearance. However, the operation is not economically viable without downstream processing of billets/ingots. The industry has now proposed to install rolling mill for the manufacturing of flats, bars, rounds, square, hexa shape and section angle, channel, beam, HR Coil, ERW pipe, Steel tube, Strips, TMT, Joists etc.

The cost of the project has been increased from Rs. 8.71 Crore to Rs. 13.71 Crore. The industry has deposited processing fees amounting to Rs. 80,000/- vide NEFT No 0037493435 dated 06.02.2020, Rs.7200/- vide UTR no.- SBIN22060456045 and additional fees of Rs. 49,900/- submitted vide UTR no.- SBIN122112322504 dated 22.04.2022 for increase in the project cost, as checked & verified by supporting staff SEIAA.

The industry has applied for amendment in the Environmental Clearance and submitted Form-4 along with copy of the earlier Environment Clearance granted to the project and compliance of the conditions imposed in the earlier Environment Clearance granted to the Project Proponent. As per the application, the proposal is as follows:

Sr. No.	Plan/Equipment/Facility	Existing	Proposed	After Amendment
1	Products	Steel Ingots, castings @ 100800 TPA	Steel Ingots/Billets, Flats, bars, Rounds & Square	Steel Ingots/Billets, Flats, Bars, Rounds & Square
2	Rolling Mill	Nil	1 No.	1 No.
3	Area	10323.23 sqm	Additional Area for plantation- 2630.45sqm	Existing unit area- 10323.23 sqm & Additional area 2630.45 sqm has been acquired to

				meet with statutory green belt area requirement of 33%
4	Project Cost	Rs. 8.71 Crore	Rs. 5 Crore	Rs. 13.71 Crore
5	Induction Furnace	2x12TPH	Nil	2x12TPH
6	Concast	1 No.	Nil	1 No.

Deliberations during 220th meeting of SEAC held on 16.05.2022.

The meeting was attended by the following:

- (i) Mr. Sushil Mittal, Partner, M/s Samana Concast.
- (ii) Sh. Sandeep Singh, Consultant, M/s. Chandigarh Pollution Testing Laboratory.

During meeting, the Project Proponent apprised the Committee that after the installation of the rolling mill, the green area available with the industry shall be reduced to 18.02% i.e from 3474 sqm (based on which the earlier Environmental Clearance was granted) to 1860 sqm. To compensate the reduction in green area, the Project Proponent proposed to develop green area in the land area of 1546 sqm located at a distance of 1.7 km from the industry. Therefore, the total green area to be developed shall be 3406 sqm which will enable the industry to meet with the prescribed condition of 33% green area laid down by MoEF&CC vide its office circular no. F. No. 22-34/2018-IA-III dated 09.08.2018.

The Committee asked the Project Proponent to present the compliance pertaining to development of green area in the land area of 3474 sqm based on which the earlier Environmental Clearance was granted to the industry. The Project Proponent shown some photographs of the saplings and under grown trees to the Committee. The Committee was not satisfied with the progress of plantation developed by the industry and observed that the industry does not seem to be serious for complying with the condition for developing 33% of green area. The Committee asked the Project Proponent to make adequate plantation in the 18% green area proposed within the industry by planting more than 6 ft height trees. The Project Proponent agreed to the same and assured the Committee to provide adequate plantation within the industry and shall submit the requisite compliance in this regard.

The Committee further perused the layout plan of the industry and observed that the space dedicated to the rolling mill by reducing the green area is not clear. The Committee asked the Project Proponent to submit the super imposed layout plan by earmarking the total green area earlier available & to be developed within the industry and green area proposed to be developed after earmarking the land area for the installation of rolling mill.

The Committee perused the compliance of the conditions imposed in the earlier Environmental Clearance granted to the industry and observed that the industry has mentioned “Not Applicable” against one of the conditions mentioning that the industry shall prepare a site-specific conservation plan & Wildlife Management Plan and approved by the Chief Wildlife Warden. The recommendations of the approved site-specific Conservation Plan/Wildlife Management Plan shall be implemented in consultation with the State Forest Department. The Committee asked the Project Proponent to prepare and submit the said plan. The Project Proponent agreed to the same and assured the Committee that he will submit the site-specific conservation plan & Wildlife Management Plan.

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

1. The Project Proponent shall plant adequate number of trees of height 6ft each in the land area proposed to be developed as green area within the industry. The Project Proponent shall submit the photographs of the plantation done within the industry.
2. The Project Proponent shall submit the super imposed layout plan by earmarking the total green area earlier available & to be developed within the industry and green area proposed to be developed after earmarking the land area for the installation of rolling mill.
3. The Project Proponent shall prepare Site-Specific Conservation Plan & Wildlife Management Plan and approved by the Chief Wildlife Warden, in compliance to the EC conditions.

Deliberations during 227th meeting of SEAC held on 22.08.2022.

The meeting was attended by the following:

- (i) Mr. Sushil Mittal, Partner, M/s Samana Concast.
- (ii) Sh. Sital Singh, EIA Coordinator, M/s. Chandigarh Pollution Testing Laboratory.

SEAC allowed the Environmental Consultant of the project proponent to present the reply to the observations made by it in the meeting of SEAC held on 16.05.2022. Accordingly, the Environmental Consultant presented the reply as under:

S. No.	Observation	Reply
1.	The project proponent shall plant adequate number of trees of height 6ft each in the land area proposed to be developed as	➤ The industry has planted 280 no. of trees, having height 6ft each, in an area of 1860sqm within the industry premises. Photographs showing this plantation

	<p>green area within the industry. The project proponent shall submit photographs of the plantation done within the industry.</p>	<p>submitted.</p> <ul style="list-style-type: none"> ➤ The industry has another stretch of land measuring 2630 sqm which is located at a distance of about 250m from the project site. This stretch is also owned by the industry. In this stretch, about 340 no. of trees having height 6ft each have been planted. Photographs showing this plantation submitted. ➤ Therefore, total land area under plantation is 4490sqm. In case, the project area and area of stretch outside the premises of the unit are added, it comes out be 12950sqm and 33% of this area comes out be 4273.5sqm. Since, we have made plantation in an area of 4490sqm which is more than 33% of above calculated area. ➤ The species of plantation made by the project proponent are Silver oak, Neem, Arjun, Chakrassia, Jamun, Gulmohar, Amaltas, Kank Champa, Champa Alba, Pilkan, Aaroo, Mango, Nashpati, Guava, Kinnow, Cassia Glaucia, Cassia Javanica etc.
<p>2.</p>	<p>The project proponent shall submit the superimposed layout by earmarking the total green area earlier available & to be developed within the industry and green area proposed to be developed after earmarking the land area for installation of rolling mill.</p>	<p>Superimposed plan submitted.</p>
<p>3.</p>	<p>The project proponent shall prepare Site-specific Conservation Plan & Wildlife Management Plan and approved by the Chief Wildlife Warden, in compliance to the EC conditions.</p>	<p>In the Environmental Clearance granted to our company, in the Statutory compliance condition no. (iii), it has been mentioned as under: - <i>(iii) The project proponent shall prepare Site-specific Conservation Plan & Wildlife</i></p>

		<p><i>Management Plan and approved by the Chief Wildlife Warden. The recommendations of the approved Site-specific Conservations Plan/Wildlife management plan shall be implemented in consultation with the State Forest Department. The implementation report shall be furnished along with the six-monthly compliance report. (in case of presence of schedule-I species in the study area)</i></p> <p>The above said condition itself indicated that the site-specific conservation plan and wildlife management plan is to be prepared and got approved from the competent authority in case presence of schedule-I species in the study area is found. As per EIA report, on the basis of EC was granted to the unit, no species of schedule-I is found in the study area. Therefore, there is no need to prepare site specific conservation plan and wildlife management plan in our case. Perhaps, the above-mentioned condition has been imposed in the earlier granted EC as a general condition.</p> <p>It is further mentioned that the nearest wildlife sanctuary (Bir Bhadson) is located at distance of 13Km from the project site.</p>
--	--	--

The project proponent informed that the total land area of the project is 10323.23 sqm. Further, he informed the Committee that after installation of rolling mill, the green area available with the industry shall be reduced to 18.02% i.e from 3474 sqm (based on which the earlier Environmental Clearance was granted) to 1860 sqm. To compensate the reduction in green area, the Project Proponent proposed to develop green area in the land area of 2630 sqm (2 Bigha 15 Biswa) located at a distance of 1249.92 m from the industry. The Proponent informed that the land belongs to him and submitted an undertaking that the additional land of 2630 sqm will be used for green development. No other activity will be done in my way. Therefore, the total green area to be developed shall be 4490 sqm which will enable the industry to meet with the prescribed condition of 33% green area laid down by MoEF&CC vide its office circular no. F.

No. 22-34/2018-IA-III dated 09.08.2018. Further, the industry has planted 280 No. trees, having height of 6 feet each, in an area of 1860 sqm within the industry premises and 340 No. of trees having height 6 feet each in an area of 2630 sqm outside the industry. The Photographs of the plants were shown to the Committee and a copy of the photographs was provided along with the reply.

The industry also informed in their reply that as per EIA report, no species of Schedule-I was found in the study area and therefore there is no need to prepare and submit Sites Specific Conservation Plan and Wildlife Management Plan. The statement of the Proponent was also authenticated by their environmental consultant.

During appraisal, SEAC observed that in the EIA report submitted by the project proponent, some species are covered under Schedule-I of Wild Life Protection Act. Thus, the reply submitted by the project proponent was found to be in variance with the EIA study report. The project proponent was advised to clarify the same. Further, the project proponent has submitted an undertaking for raising of green area outside the industry and no other activity will be done on this land. The project proponent was asked to submit an affidavit in this regard that the outside land proposed to be developed for raising green area shall not be used for any other purposes throughout the life cycle of the project and further no third-party interest shall be created on this land.

After detailed deliberations, SEAC decided to defer the case till the receipt of reply of the project proponent on the above said observations.

Item No. 227.04: Application for Environmental Clearance under EIA notification dated 14.09.2006 for the construction of Group Housing project at Village Kishanpura, Zirakpur, District SAS Nagar, Punjab by M/s Nandita Apartments and Land Developers Private Limited (Proposal No. SIA/PB/MIS/268615/2022).

The Project Proponent has submitted an application under EIA notification dated 14.09.2006 for the establishment of residential Group Housing project proposed at H.B. No. 54, Village Kishanpura, Zirakpur, District SAS Nagar, Punjab in the total land area of 6565.985 sqm having built up area 34,799.769 sqm. The Project is covered under category 8(a) of the schedule-1 appended with the per EIA notification dated 14.09.2006.

The project proponent submitted the Form I, 1A and other additional documents along with processing fee amounting to Rs. 69,599/- vide UTR No. AXIC221067477281 dated 16.04.2022, as verified by the supporting staff SEIAA.

Punjab Pollution Control Board vide letter no. 4459 dated 20.07.2022 has sent the latest construction status report with details as under:

“It is further intimated that the proposed site of the project was visited by officer of the Board on 18/7/2022. As per site shown by the representative of the project proponent, the point-wise status report is as under:

- 1. The proposed site of the project is located within MC limits of MC Zirakpur. The project proponent has earmarked its site with existing boundary wall.*
- 2. The project proponent has not started development works at site however, existing office building built up earlier (as observed physically) exist at site.*
- 3. As per the boundary limits shown by the representative, it was observed that there is no operational approved/consented industry such as rice sheller/ saila plant/ brick kiln/ stone crushing/ screening cum washing unit/ hot mix plant/ cement grinding unit within a radius of 500 m. There is no operational approved/consented air polluting industry within a radius of 100 m from the boundary of the project site and there is no operational approved/consented MAH industry within a radius of 250 m radius from the boundary of the proposed site. There is no operational approved/consented Jaggery Unit within 200 m.*
- 4. The site of the project is conforming to the sitting guidelines laid down by the Govt. of Punjab, Department of Science Technology and Environment vide order dated 25/07/2008 as amended on 30/10/2009.*

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. However, the project proponent has not submitted the alternate proposal for mode of disposal of treated effluent.”

Deliberations during 225th meeting of SEAC held on 25.07.2022.

The meeting was attended by the following:

- (i) Sh. Lakshit Gupta, Director M/s Nandita Apartments and Land Developers Private Limited.
- (ii) Mrs. Jyoti Rani, EC Coordinator M/s Eco Paryavaran Laboratories & Consultant Private Limited.

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

Sr. No.	Description	Details
1	Basic Details	
1.1	Name of Project & Project Proponent:	Residential Group Housing Project by M/s Nandita Apartments and Land Developers Private Limited
1.2	Proposal:	SIA/PB/MIS/268615/2022
1.3	Location of Project:	H.B. no. 54, Village Kishanpura, Zirakpur, Distt. SAS Nagar, Punjab
1.4	Details of Land area & Built up area:	Site area: 6565.985 sq.m. Built up area: 34,799.769 sq.m.
1.5	Category under EIA notification dated 14.09.2006	The project falls under S.No. 8(a) - 'Building & Construction Project' as built-up area of the project will be 34,799.769 sq.m.
1.6	Cost of the project	Rs. 34 Crores
2.	Site Suitability Characteristics	
2.1	Whether project is suitable as per the provisions of Master Plan:	As per Master Plan of Zirakpur submitted, project site falls within the Existing built up area zone.
2.2	Whether supporting document submitted in favour of statement at 2.1, details thereof: (CLU/building plan approval status)	No supporting document 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, the clearance is not required under the provisions of Forest Conservation Act 1980. A self-declaration in this regard submitted.
3.2	Whether the project required clearance under the provisions of	No

	Punjab Land Preservation Act (PLPA), 1900.	
3.3	Whether project required clearance under the provisions of Wildlife Protection Act 1972 or not:	Yes, City Bird Sanctuary is located at approx. 10.5 km; NW & Sukhna Wildlife Sanctuary at approx. 9.5 km; NE from the project location. Thus, NBWL clearance is required for eco-sensitive zone of Sukhna Wildlife sanctuary. A copy of acknowledgement of the application filed with NBWL submitted.
3.4	Green area requirement and proposed No. of trees:	Total green area: 1,647.951 sq.m. Proposed trees to be planted: 154 nos. (34799.76 sqm/225)

4. Configuration & Population

4.1 Proposal & Configuration

2 Residential Towers (comprising of 190 flats), Commercial Shopping (15 shops) and Community Centre

Area Statement

Description	Area (in sq.m.)
Total Plot area	6,733.271 sq.m. (1.66 acres)
Area under Road Widening	167.286
Net Plot Area	6,565.985
Proposed FAR (@ 2.99)	19,690.785
Basement Area	4,958.260
Non-FAR excluding basement area	10,150.724
Built-up Area	34,799.769
Proposed Green area (@ 25.098%)	1,647.951

Floor wise area Details:

S. No.	Ground Coverage/Floors	Tower-1	Tower-2	Community Centre	Commercial Shopping	Check Post	Total Area
1.	Ground Coverage	697.352	456.326	144.445	173.659	9.00	1480.782
2.	First Floor	654.126	428.671	144.445	173.659	-	1400.901
3.	Second Floor	654.126	428.671	-	173.659	-	1256.456
4.	Third Floor	654.126	428.671	-	-	-	1082.797
5.	Fourth Floor	654.126	428.671	-	-	-	1082.797
6.	Fifth Floor	654.126	428.671	-	-	-	1082.797
7.	Sixth Floor	654.126	428.671	-	-	-	1082.797
8.	Seventh Floor	654.126	428.671	-	-	-	1082.797

9.	Eighth Floor	654.126	428.671	-	-	-	1082.797
10.	Ninth Floor	654.126	428.671	-	-	-	1082.797
11.	Tenth Floor	654.126	428.671	-	-	-	1082.797
12.	Eleventh Floor	654.126	428.671	-	-	-	1082.797
13.	Twelfth Floor	654.126	428.671	-	-	-	1082.797
14.	Thirteen Floor	654.126	428.671	-	-	-	1082.797
15.	Fourteen Floor	654.126	428.671	-	-	-	1082.797
16.	Fifteen Floor	654.126	428.671	-	-	-	1082.797
17.	Sixteen Floor	618.943	428.671	-	-	-	1047.614
18.	Seventeen Floor	-	428.671	-	-	-	428.671
Total		11,128.185	7,743.733	288.890	520.977	9.00	19,690.785

*Besides above, Non-FAR area of ~10150.724 sqm & Basement area of 4958.260 sqm shall add upto the total built up area of **34,799.769 sqm.**

4.2	Population details			
	Description	No. of flats/Nos	Criteria	Population
	Residential population	190 flats	5 persons per flat	950
	Commercial Shop	15 shops	2 persons per shops	30
	Visitors population	-	10% of residential population	95
1,075 persons				

5 Water

5.1	Water demand basis:			
	Description	Population	Criteria	Total water requirement in KLD
	Residential population	950	135 lpcd	129
	Commercial Shop	30	45 lpcd	2
	Visitors population	95	15 lpcd	2
Total water requirement		133 KLD		

5.1	Total fresh water requirement:	88 KLD
-----	--------------------------------	--------

5.2	Source:	1 Borewell						
5.3	Whether Permission obtained for abstraction/supply of the fresh water from the Competent Authority (Y/N) <i>Details thereof</i>	Application has been filed to PWRDA for obtaining NOC for abstraction of ground water for total quantity of 88 KLD through proposed bore well. Acknowledgement along with complete application submitted.						
5.4	Total wastewater generation:	107 KLD						
5.5	Treatment methodology: (STP capacity, technology & components)	107 KLD of sewage will be generated from the project which will be treated in proposed STP of 150 KLD capacity based on MBBR Technology.						
5.6	Treated wastewater for flushing purpose:	45 KLD						
5.7	Treated wastewater for green area in summer, winter and rainy season:	Summer: 9 KLD Winter: 3 KLD Monsoon: 1 KLD						
5.8	Utilization/Disposal of excess treated wastewater.	Excess treated water will be disposed of in MC sewer.						
5.9	Cumulative Details:							
		Sr. No.	Total water Requirement	Total wastewater generated	Treated wastewater	Flushing water requirement	Green area requirement	Into sewer
		1.	133 KLD	107 KLD	105 KLD	45 KLD	Summer: 9 KLD Winter: 3 KLD Monsoon: 1 KLD	Summer: 51 KLD Winter: 57 KLD Monsoon: 59 KLD
5.10	Rain water harvesting proposal:	3 Rain water recharging pits have been proposed for artificial rain water recharge within the project premises.						
6	Air							
6.1	Details of Air Polluting machinery:	4 DG sets of capacity 250 KVA each capacity shall be installed.						
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	405 kg/day (950 Persons@ 4kg/capita/day and 125 Persons @ 2 kg/capita/day)																											
7.2	Whether Solid Waste Management layout plan by earmarking the location as well as area designated for installation of Mechanical Composter and Material Recovery Facility submitted or not.	Solid waste management area has been provided and marked in conceptual layout submitted along with the application. 1 Mechanical Composter of 200 kg will be installed within the project premises.																											
7.3	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 2,000 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 315 sq.m. which is 30% of terrace area i.e. 1,047.614 sq.m. which will generate 25 KW of power generation.																											
8.3	Details of activities under Environment Management Plan: <u>During Construction Phase</u>																												
	<table border="1"> <thead> <tr> <th>Description</th> <th>Capital Rs. Lakhs</th> <th>Recurring Cost Rs. Lakhs/annum</th> </tr> </thead> <tbody> <tr> <td>Waste Water Management (STP of 150 KLD, MBBR-UF)</td> <td>40</td> <td>2</td> </tr> <tr> <td>Air & Noise Pollution Management: (Tarpaulin sheets, Acoustics enclosures for DG sets)</td> <td>10</td> <td>1</td> </tr> <tr> <td>Landscaping</td> <td>3</td> <td>1</td> </tr> <tr> <td>Rainwater Recharging (3 pits)</td> <td>10</td> <td>1</td> </tr> <tr> <td>Environmental Monitoring</td> <td>4</td> <td>4</td> </tr> <tr> <td>Solid Waste Management (including mechanical composter of size 200 kg)</td> <td>20</td> <td>2</td> </tr> <tr> <td>Energy Conservation Measures (Solar lighting, CFL & solar panel system generating 25 KW solar Power)</td> <td>40</td> <td>1</td> </tr> <tr> <td>TOTAL</td> <td>Rs. 127 Lakhs</td> <td>Rs. 12 Lakhs/annum</td> </tr> </tbody> </table>		Description	Capital Rs. Lakhs	Recurring Cost Rs. Lakhs/annum	Waste Water Management (STP of 150 KLD, MBBR-UF)	40	2	Air & Noise Pollution Management: (Tarpaulin sheets, Acoustics enclosures for DG sets)	10	1	Landscaping	3	1	Rainwater Recharging (3 pits)	10	1	Environmental Monitoring	4	4	Solid Waste Management (including mechanical composter of size 200 kg)	20	2	Energy Conservation Measures (Solar lighting, CFL & solar panel system generating 25 KW solar Power)	40	1	TOTAL	Rs. 127 Lakhs	Rs. 12 Lakhs/annum
Description	Capital Rs. Lakhs	Recurring Cost Rs. Lakhs/annum																											
Waste Water Management (STP of 150 KLD, MBBR-UF)	40	2																											
Air & Noise Pollution Management: (Tarpaulin sheets, Acoustics enclosures for DG sets)	10	1																											
Landscaping	3	1																											
Rainwater Recharging (3 pits)	10	1																											
Environmental Monitoring	4	4																											
Solid Waste Management (including mechanical composter of size 200 kg)	20	2																											
Energy Conservation Measures (Solar lighting, CFL & solar panel system generating 25 KW solar Power)	40	1																											
TOTAL	Rs. 127 Lakhs	Rs. 12 Lakhs/annum																											

<u>During Operation Phase</u>		
	Description	Recurring Cost (Rs. In Lakhs/annum)
	Waste Water Management (STP of 150 KLD, MBBR-UF)	6
	Air & Noise Pollution Management	0.5
	Landscaping	3 (for 3 years)
	Rainwater Recharging (3 pits)	1.5
	Environmental Monitoring	4
	Solid Waste Management (including mechanical composter of size 200 kg)	3
	Energy Conservation Measures (Solar lighting, CFL & solar panel system generating 25 KW solar Power)	2
	Miscellaneous	2
	TOTAL	Rs. 22 Lakhs/annum
8.4	CER activity details	(i) Rs. 5 lacs will be spent under CER activities for School construction, village toilet repair and medicine distribution in nearby villages.

On perusal of presentation given by the Project Proponent, the Committee observed as under:

- (i) The Project Proponent has not submitted any document in support of that the site of the project is suitable as per the provisions of the Master Plan.
- (ii) The Project Proponent has not considered the basement area of 4958.26 sqm in the Non-FAR area. Further, no details of Non-FAR area of 10150.724 sqm have been provided.
- (iii) The Project Proponent has considered water demand @ 135 LPCD for residential population which needs to be revised to 86 LPCD by using water efficient fixtures.
- (iv) The breakup of 190 flats w.r.t number of flats/floor/tower to be constructed in Tower-1 & Tower-2 floor has not been provided.
- (v) The Committee perused the permission obtained by the Project Proponent from MC Zirakpur for discharging the excess treated wastewater into sewer which was not found to be appropriate. The Committee asked the project proponent to obtain the revised permission.
- (vi) The Project Proponent has not proposed any activity under CER and did not allocate funds under the same. The Committee asked the Project Proponent to allocate up to 1% of the total project cost on the following CER activities:

- a) In situ Crop residue Management for control of stubble burning
- b) Rejuvenation of Village Pond
- c) Development of Infrastructure for utilization of treated effluent of STP.
- d) Development of Mini Forests (Nanak Bagichi) in the District.
- e) Alternative to single use plastic.

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

- (i) The Project Proponent shall submit supporting document that the site of the project is suitable as per the provisions of the Master Plan.
- (ii) The Project Proponent shall consider basement area of 4958.26 sqm in the Non-FAR area. Further, the details of Non-FAR area of 10150.724 sqm shall be provided.
- (iii) The Project Proponent shall consider water demand @ 86 LPCD for residential population by using water efficient fixtures.
- (iv) The Project Proponent shall provide breakup of 190 flats w.r.t number of flats/floor/tower be constructed in Tower-1 & Tower-2 floor.
- (v) The Project Proponent shall obtain revised permission from MC Zirakpur clearly indicating that their sewer has sufficient capacity to take the hydraulic load of the proposed project for discharging excess treated waste water.
- (vi) The Project Proponent shall propose activity under CER by allocating funds up to 1% of the total project cost on the following CER activities:

- a) In situ Crop residue Management for control of stubble burning
- b) Rejuvenation of Village Pond
- c) Development of Infrastructure for utilization of treated effluent of STP.
- d) Development of Mini Forests (Nanak Bagichi) in the District.
- e) Alternative to single use plastic.

Deliberations during 227th meeting of SEAC held on 22.08.2022.

The meeting was attended by the following:

- (iii) Sh. Lakshit Gupta, Director M/s Nandita Apartments and Land Developers Private Limited.
- (iv) Mr. Sandeep Garg, EIA Coordinator M/s Eco Paryavaran Laboratories & Consultant Private Limited.

SEAC allowed the Environmental Consultant of the project proponent to present the reply to the observations made by it in the meeting of SEAC held on 25.07.2022. Accordingly, the Environmental Consultant presented the reply as under:

Sr. No.	Detail	Reply
1.	The Project Proponent shall submit supporting document that the site of the project is suitable as per the provisions of the Master Plan.	We wish to inform you that earlier layout plan of the project got approved and copy of the approved layout plan submitted. Thus, as per Master Plan of Zirakpur the project site falls under category of "existing built up area"; copy of the Master Plan of Zirakpur marked project site is already submitted with application submitted. Further, as per e-naksha portal, project site falls under Non-Scheme area; screenshot showing the same is submitted. Thus, as per Government of Punjab Department of Local Government (Town Planning Wing), the project falls under Non Scheme area does not require CLU; copy of the notification is submitted.
2.	The Project Proponent shall consider basement area of 4,958.26 sqm in the Non-FAR area. Further, the details of Non-FAR area of 10,150.724 sqm shall be provided.	The total Non-FAR area within the project is 15,108.984 sq.m and its breakup is given below: Area under Basement: 4,958.260 sq.m Tower-1 (mumty, balcony, fire staircase, lift, duct etc.): 5,714.815 sq.m Tower-2 (mumty, balcony, fire staircase, lift, duct etc.): 4,335.178 sq.m Community Centre (mumty, balcony etc.): 33.667 sq.m Commercial(mumty, balcony etc.): 67.064 sq.m
3.	The Project Proponent shall consider water demand @ 86 LPCD for residential population by using water efficient fixtures.	Agreed. Water efficient fixtures has been proposed to reduce the water requirement of the project and thus, water demand has been recalculated @ 86 lpcd. Thus, revised water demand and water balance based on reduced water is submitted.
4.	The Project Proponent shall provide breakup of 190 flats w.r.t number of flats/floor/tower be constructed in Tower-1 & Tower-2 floor.	Breakup of 190 flats w.r.t number of flats/ floor/ tower be constructed in both Tower-1 & Tower-2 is submitted.
5.	The Project Proponent shall obtain revised permission from MC Zirakpur clearly	After adopting the water demand @ 86 lpcd, excess sewage of 44 KLD will be required to be discharged

	<p>indicating that their sewer has sufficient capacity to take the hydraulic load of the proposed project for discharging excess treated waste water.</p>	<p>to MC sewer. Permission from MC, Zirakpur has already been obtained vide letter no. 2105 dated 29.06.2022; copy of the same is again submitted. Further, we wish to update you that sewer line is already passing adjacent to the project site; layout plan showing the location of MC sewer line adjacent to project site is submitted.</p> <p>Since, the construction of the project will be completed in approx. 2 to 3 years' time period. Thus, MC Zirakpur ensures that after depositing the requisite fee on completion of construction of the project, sewer connection will be given immediately.</p>
6.	<p>The Project Proponent shall propose activity under CER by allocating funds up to 1% of the total project cost on the following CER activities:</p> <p>a) In situ Crop Residue Management for control of stubble burning</p> <p>b) Rejuvenation of Village Pond</p> <p>c) Development of Infrastructure for utilization of treated effluent of STP.</p> <p>d) Development of Mini Forests (Nanak Bagichi) in the District.</p> <p>e) Alternative to single use plastic.</p>	<p>Total estimated cost of the project is Rs. 34 Crores and 1% of the project cost comes out to be Rs. 34 lakhs which will be spent for pond rejuvenation under CER activity. Thus, in this regard, pond has been adopted located in the Village Mubarakpur, Distt. SAS Nagar, Punjab. NOC has been obtained is submitted.</p> <p>Further, undertaking regarding CER activity is submitted.</p>

The Committee perused the reply submitted by the project proponent and found it incomplete w.r.t the following:

- (i) The project proponent shall submit supporting document that the site of the project is suitable as per the provisions of the Master Plan.
- (ii) The project proponent shall submit the revised calculation by considering Water Demand @ 45 lpcd in case floating population and @ 15 lpcd in case visitors. The water balance diagrams for the all seasons shall also be revised accordingly.
- (iii) The project proponent shall either obtain revised permission from MC Zirakpur clearly indicating that their sewer has sufficient capacity to take the hydraulic load of the proposed project for discharging excess treated waste water or submit alternative scheme for the same.

The Committee, after detailed deliberations, decided to defer the till the receipt of reply of the above said incompletions.