

MINUTES OF THE 112TH SEAC MEETING HELD ON 29TH MAY, 2018

112 - 6572/2016	Proposed construction of Residential Complex by M/s. Landmark Housing Projects Chennai Private Limited at S.F. No. 184/2A, 184/2B & 185/4 pt of Pammal Village, Tambaram Taluk, Kancheepuram District - Environment Clearance - Sl. No. 8(a) of the Schedule - Building and Construction projects-Regarding.
	<p>The Proponent of M/s. Landmark Housing Projects Chennai Private Limited has applied for Environment Clearance to SEIAA on 24.04.2018 for the proposed construction of Residential Complex for a total build up area of 42425.215 sq.m at S.F. No. 184/2A, 184/2B & 185/4 pt of Pammal Village, Tambaram Taluk, Kancheepuram District.</p> <p>The salient features of the proposal are as follows:</p> <ol style="list-style-type: none"> 1) The residential group development comprises of 7 Blocks: Block A to Block F consists of S+7 floors with 56 dwelling units in each blocks & Block G consists S+7 floors with 70 dwelling units and a club house with G+2 floors. Total number of dwelling units is 406 numbers. 2) The total land area of the project is 20,477.453 sq.m with total build up area of 42425.215 sq.m. 3) The surrounding features of the project: <ul style="list-style-type: none"> North direction – Small Industrial Building East direction – Group housing development West direction – Individual Houses South direction – Vacant land 4) Thiruneermalai Lake is located at a distance of 0.8 km in south west direction and Adyar river is located at a distance of 2.1 km West direction. 5) The total fresh water requirement is 303 KLD to be sourced from Pammal Municipality. 6) The sewage generated from the project will be 263 KLD which will be treated in the STP of 300 KLD capacity & the treated sewage of 95 KLD will be used for toilet flushing, 10 KLD will be used for

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	<p>gardening, 7 KLD for OSR & remaining excess treated sewage of 138 KLD will be discharged into the Perungudi STP.</p> <p>7) The bio degradable solid waste (767 kg/day) will be treated in the organic waste convertor and used as manure. The non bio degradable solid waste (512 kg/day) will be handed over to Authorized recyclers & 38 kg/day of STP sludge will be dried and used as manure for green belt development.</p> <p>8) Proposed to provide 30 number of rain water harvesting pits with 1.2m diameter and 3m depth.</p> <p>The proposal was placed in the 112th SEAC Meeting held on 28.05.2018. The proponent made a presentation about the project proposal. The proponent informed the committee that the site selected for the project is under the category of Industrial land use and the proponent further informed that the Development Rules (DR) of CMDA permits development of residential projects on land designated as Industrial if there has been no industrial development in such a land.</p> <p>In support of this claim for land use the proponent has submitted a copy of the extract of second master plan for Chennai metropolitan area, 2026 (Development Control Regulations – Volume 2) which permits residential development in industrial zone with special sanction and approval in CMDA.</p> <p>The SEAC directed the proponent to obtain the special sanction and approval from CMDA regarding the permission for the residential project in the industrial zone.</p> <p>Based on the presentation made by the proponent and the documents furnished, the SEAC decided to recommend the proposal to SEIAA-TN for the grant of Environmental Clearance subject to the following conditions in addition to the normal conditions:</p> <p>1. The proponent should obtain the special sanction and approval from CMDA regarding the permission for the residential project in the</p>
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industrial zone before obtaining CTE from TNPCB.

2. The proponent has informed that the excess treated sewage of 138 KLD will be discharged into the Perungudi STP. Hence, the proponent has to get necessary permission from CMWSSB before obtaining CTE from TNPCB.
3. The project proponent has to furnish the certificate stating that the proposed site had not encroached any water body (rivers, canals, lakes, ponds, tanks, etc) from its original boundary shall be obtained from the competent authority.
4. The treated/untreated sewage should not be discharged into the Thiruneermalai Lake. Similarly, the Thiruneermalai Lake should not be polluted with municipal solid waste generated from the project.
5. The project proponent has to provide the treatment system for treatment of swimming pool water.
6. Solar energy saving shall be increased to atleast 5% of total energy utilization.
7. Towards green belt, the project proponent has allotted 2984.550 sq.m which is below the norms. The proponent has to allot 3071.6 sq.m. Accordingly, the proponent has to revise the green belt plan. Green belt shall be planted with 260 numbers of indigenous species. The dimensions & DGPS (Differential Global Positioning System) co-ordinates of areas allocated for green belt (15%) shall be provided. The following species may be planted.

Pongamia glabra	Pungan
Michelia champaca	Shenbagam
Ficus religiosa	Arasu
Azadirachta indica	Vembu
Terminalia arjuna	Neermarudhu

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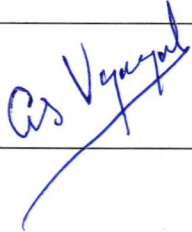

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Calophyllum inophyllum	Punnai
Syzygium cumini	Naval
Madhuca longifolia	Ilippai
Mimusops elengi	Magilam

8. For CER: The project proponent shall allocate and utilize the CER fund of Rs. 38 Lakhs totally (0.5 % of the project cost), for the purpose of infrastructure facilities including basic amenities like drinking water supply and sanitation, sports facilities in the Government Higher Secondary School, Chrompet as identified by the proponent. The CER funds should be used for the said purpose before obtaining CTO from TNPCB.

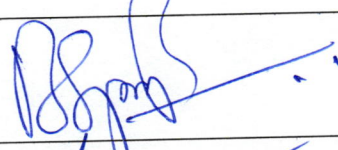
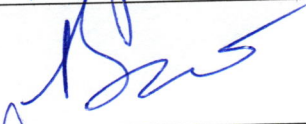
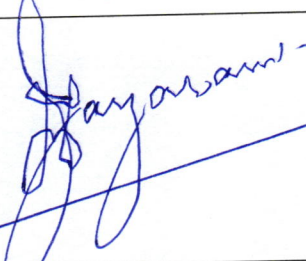
9. The proponent has to revise the EMP cost considering the cost for the disposal of excess treated sewage from the proposed site to CMWSSB STP, Perungudi through tanker lorries.

S.No	Name	Designation	Signature
1	Dr. K. Thanasekaran	Member	
2	Dr.K.Valivittan	Member	
3	Dr.Indumathi M. Nambi	Member	
4	Dr. G. S. Vijayalakshmi	Member	
5	Dr. M. Jayaprakash	Member	
7	Shri V. Shanmugasundaram	Member	

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8	Shri B. Sugirtharaj Koilpillai	Member	
9	Shri. P. Balamadeswaran	Co-opt Member	
10	Shri. M.S. Jayaram	Co-opt Member	

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