

BEFORE THE HON'BLE NATIONAL GREEN TRIBUNAL  
SOUTHERN ZONE SITTING AT CHENNAI  
(Under Section 18 (1) read with Section 14 (1) of  
the National Green Tribunal Act 2010)

ORIGINAL APPLICATION NO. 127 of 2024 (SZ)

Between ;

Mrs. Neena.S,  
No.23-9-744/3, Premier Aristo Apartments,  
Mangalore – 575 001 and 4 Others

... Applicants.

and

The Joint Chief Controller of Explosives,  
South Circle, Chennai,  
Petroleum and Explosives Safety Organisation (PESO),  
Nungambakkam, Chennai – 600 006 and 3 others ... Respondents.

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1	02.03.2023	Copy of the <b>Initial Site Layout</b> Drawing approved by 1 <sup>st</sup> Respondent <b>with conditions – Annexure – 1</b>	1
2	09.03.2023	Copy of the objection letter sent by local residents to the 3 <sup>rd</sup> Respondent - <b>Annexure – 2</b>	2 - 3
3	2023-2024	Copy of the Property Tax Assessment order for the year 2023-24 <b>on the name of 4<sup>th</sup> Respondent – Annexure 3</b>	4 - 6
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7	19.02.2024	Copy of the <b>Final Site Layout</b> Drawing approved by 1 <sup>st</sup> Respondent – <b>Annexure – 7</b>	11
8	22.02.2024	Copy of the Office Note sent by 3 <sup>rd</sup> Respondent to The Regional Officer, KSPCB, Mangaluru – <b>Annexure- 8</b>	12
9	29.04.2024	Aerial Photograph showing the current Status of the Petroleum Outlet site - <b>Annexure-9</b>	13

Filed by :

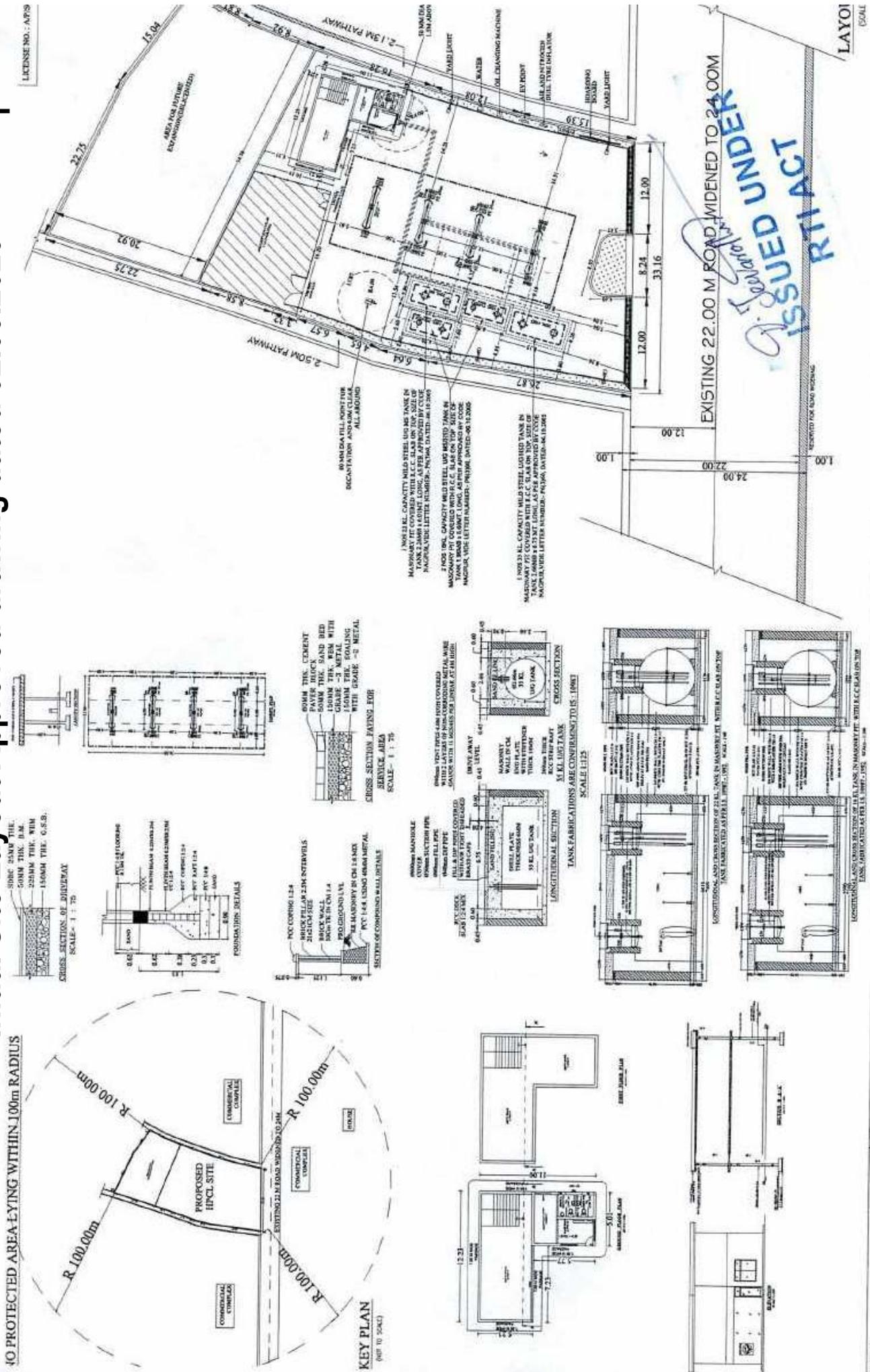


Place : Chennai-600078  
Date : 30.04.2024

V.B.R. Menon  
Counsel for Applicants  
Mobile ; 9384762930  
E-mail: vbrmenon@gmail.com

# Annexure - 1 Initial Site Layout Approved drawing dated 02.03.2023

1



**ST. NO** : 644P  
**VILLAGE** : MANGALORETHOTA  
**TALUK** : MANGALORE  
**DISTRICT** : DAKSHINA KANNA  
**NEAREST POLICE STATION** : PANDARHAWA  
**NEAREST FIRE SERVICE STATION** : MANGALORE  
**NEAREST RAILWAY STATION** : MANGALORE  
**PINCODE** : 575002

**FORMAT** :  
**APPROVED** : K.V.K  
**CHECKED** : D.P  
**DRAWN** : D.K  
**DATE** : 23.2.2023

**DRAWING NO.** : ENCL/PROJ/CON/RET/RE  
**SCALE** : AS SHOWN

**INDUSTRIAL PETROLEUM CO**  
**MANGALORE REGIONAL OFFICE**

**SUBJECT** :  
**NEW HPCL RETAIL OUTLET IN**  
**MANGALORETHOTA, MANGALORE T**  
**KANNADA DIST, KANNIYAK**

**PROJECT NO.** :  
**MANU/RE/2022/14/6587**

**DESIGNED BY** :  
**MANU/RE/2022/14/6587**

**APPROVED BY** :  
**MANU/RE/2022/14/6587**

**REASON** :  
**Approval No. : AP/PS/2023/14/6587**

**LOCATION** :  
**ALL INDIA STATE LOCATION: South Circle Office No. 234/582**

**DATE** : 02.03.2023

**Signature** : VBR Menon

**Stamp** : VBR Menon

//True Copy//

*(Handwritten signature)*

VBR Menon

ate:02.03.2023

gned By  
**RADEEP**  
**JIMAR**

**NOTES**  
 1. SITE PLAN TO BE APPROVED BY THE LOCAL AUTHORITY WITHIN THE SPECIFIED TIME FRAME.  
 2. ALL TECHNICAL FEEDBACKS TO BE SUBMITTED TO THE ARCHITECT.  
 3. ALL STRUCTURAL FEEDBACKS TO BE SUBMITTED TO THE ARCHITECT.  
 4. ALL ELECTRICAL FEEDBACKS TO BE SUBMITTED TO THE ARCHITECT.  
 5. ALL MECHANICAL FEEDBACKS TO BE SUBMITTED TO THE ARCHITECT.  
 6. ALL SANITARY FEEDBACKS TO BE SUBMITTED TO THE ARCHITECT.

LICENSE NO. : AFS

1

**PREMIER ARISTO APARTMENT OWNERS ASSOCIATION**

Premier Aristo, Mangaladevi Temple Road, Near Mangaladevi Temple, Mangalore

87923 29936, 94806 26834  
premieraristo@gmail.comRef: HPCL/DC/1  
09-03-2023

The Senior Environmental Officer

CPCB

Mangalore.

Dear Sir:

Regional Office  
Karnataka State Pollution Control Board  
P.O. Box 93, 202  
Baikampatti, Industrial Area,  
Mangalore-575011

**Sub: Construction of a New Petrol Pump station next to our Apartment Complex at Mangaladevi Temple****Main Road by HPCL.**

We, the members of the Premier Aristo Apartment Owner's association, are writing to express our deep concern about the setting up of a petrol pump by HPCL next to our apartment complex at Mangaladevi Temple Main Road, Mangaladevi -575001.

We understand that the establishment of such a facility is in violation of Central Pollution Control Board guideline. The mandate requirement is a minimum of 50 meters radial distance between fuel dispensers/fill points/vent pipe from residential areas or a min 30 meters with extra PESO mandated safety measures.

Clause H of CPCB office Memorandum No. B-13011/1/2019-20/AQM10802-10847 Dated Jan 7 2020 reads as follows:

*"H. Siting criteria for Retail Outlets:*

*In case of siting criteria of petrol pumps new Retail outlet shall not be located within a radial distance of 50 meters (from fill point/ dispensing units/ vent pipe whichever is nearest) from schools, hospitals (10 beds and above) and residential areas designated as per local laws. In case of constraints in providing 50 meters distance, the retail outlet shall implement additional safety measures as prescribed by PESO. In no case the distance between new retail outlet from schools, hospitals (10 beds and above) and residential area designated as per local laws shall be less than 30 meters. No high-tension line shall pass over the retail outlet. These guidelines are supplementary to all existing relevant Rules, Guidelines, Orders etc."*

# PREMIER ARISTO APARTMENT OWNERS ASSOCIATION

Premier Aristo, Mangaladevi Temple Road, Near Mangaladevi Temple, Mangalore

87923 29936, 94806 26834

premieraristo@gmail.com

Given the proximity of the petrol pump to our apartment complex, is less than 30 meters radially and poses a serious threat to the health and safety of the residents. The fumes and emissions from the petrol pump can cause respiratory health problems and severely hamper the air quality index of the area.

The potential risk of a spill, fire or explosion cannot be overlooked. Furthermore, the noise pollution from the petrol pump could also cause nuisance and disrupt the peaceful living environment, that we have strived to create in our community.

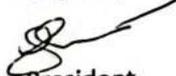
In addition to the above we would like to inform that the main outdoor kitchen of the hotel below our apartment is overlooking the proposed petrol pump. We believe you will be in a better position to best assess the fire and associated risks with it.

We would like to bring to your attention, that there is already an operational IOC Petrol Pump within 150 mtrs from our premises. The proposed petrol pump is right in between our apartment and the existing IOC petrol pump.

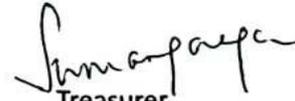
Considering all the risks we humbly urge you to take swift action and ensure that the petrol pump is denied/retract NOC and not be allowed to operate in this residential location.

We appreciate your attention and look forward to your prompt action on this matter.

Regards,

  
President

  
For PREMIER ARISTO APARTMENT OWNERS ASSOCIATION  
Secretary

  
Treasurer

Mrs. Akshatha Shetty  
87923 29936 President

Mrs. Diya Shetty  
94806 26834 Secretary/Treasurer

Mrs. Suman Rao  
91088 84525

ENCL 1: Copy of CPCB office Memorandum No. B-13011/1/2019-20/AQM10802-10847 Dated Jan 7 2020.  
2: Google Earth Photos of the Site with Measurements.

CC:

1. The District Commissioner, Mangalore.
2. The Police Commissioner, Mangalore
3. The City Municipal Commissioner, Mangalore
4. The Chief Fire Officer, Mangalore.

//True Copy//



(VBR Menon)



**HINDUSTAN PETROLEUM CORPORATION LTD (MOB: 9686294265)**  
MANGALURU-THOTA, MANGALADEVI TEMPLE ROAD  
23 (MANGALADEVI)  
MANGALORE - 575001

**Part-1**  
ಭಾಗ-1

<b>No/ಸಂಖ್ಯೆ :</b>	<b>First Name/ಮೊದಲ ಹೆಸರು:</b>	<b>Middle Name/ ಮಧ್ಯ ಹೆಸರು:</b>	<b>Last Name/ ಕೊನೆಯ ಹೆಸರು:</b>	<b>Father/ Mother/ Hus band's Name/ತಂದೆ/ ತಾಯಿ/ ಗಂಡನ ಹೆಸರು:</b>
1	hindustan petroleum corporation ltd			
<b>Owner Contact No/ ದೂರವಾಣಿ ಸಂಖ್ಯೆ</b>	<b>:</b> 9686294265	<b>Email-ID/ಇಮೇಲ್ ವಿಳಾಸ</b>	<b>:</b>	
<b>Assessment No/ಅಸೆಸ್ಮೆಂಟ್ ಸಂ ಖ್ಯೆ</b>	<b>:</b>	<b>Property ID /PID Number/ಪ್ರಾ ಪರ್ಟಿ ಐ ಡಿ (ಪಿಐಡಿ)</b>	<b>:</b>	
<b>Ward No. / Ward Name ವಾರ್ಡ್ ಸಂಖ್ಯೆ / ವಾ ರ್ಡ್ ಹೆಸರು</b>	<b>:</b> 23 (MANGALADEVI)	<b>Village/ಗ್ರಾಮ</b>	<b>:</b> Mangaluru-Thota	
<b>Street Name / No/ರಸ್ತೆ ಹೆಸರು / ಸಂಖ್ಯೆ</b>	<b>:</b> MANGALADEVI TEMPLE RO AD	<b>Block /Stage/ Phase/ಬಾಕ್ಸ್/ಹಂ ತ/ಬಾಗ</b>	<b>:</b>	
<b>Door No./ಮನೆ ಸಂಖ್ಯೆ</b>	<b>:</b>	<b>Survey T.S No.ಸರ್ವೆಟಿ ಎಸ್ ನಂ ಬ್ರ</b>	<b>:</b> 644/p1,644/p2	
<b>Survey R.S No./ಸರ್ವೆ ಆರ್ ಎಸ್ ನಂಬರು</b>	<b>:</b> 335,335	<b>Locality / Colony Name/ ಸ್ಲಾಟ್/ಕಾಲೋನಿ ಹೆ ಸರು</b>	<b>:</b> mangalore	
<b>Pincode/ಪಿನ್‌ಕೋಡ್</b>	<b>:</b> 575001			
<b>Door No./ಮನೆ ಸಂಖ್ಯೆ</b>	<b>:</b>	<b>Street Name / No/ರಸ್ತೆ ಹೆಸರು / ಸಂಖ್ಯೆ</b>	<b>:</b> MANGALADEVI TEMPLE ROA D	
<b>Block / Stage / Phase /ಬಾಕ್ಸ್ / ಹಂತ / ಬಾಗ</b>	<b>:</b>	<b>Locality / Colony Name/ಸ್ಲಾಟ್ / ಕಾಲೋನಿ ಹೆಸರು</b>	<b>:</b> mangalore	
<b>City/ನಗರ</b>	<b>:</b> mangalore	<b>Pincode/ಪಿನ್‌ಕೋಡ್</b>	<b>:</b> 575001	



**4. IS THE PROPERTY TENANTED ? ಆಸ್ತಿ ಬಾಡಿಗೆಗೆ ಇದೆಯೇ?**



**YES/  
ಹೌದು**



**NO  
ಇಲ್ಲ**

**Part-2**  
ಭಾಗ -2

**Property details :**  
ಆಸ್ತಿ ವಿವರಗಳು:

5	Total Area in Cents/ಸೆಂಟ್ಸ್‌ನಲ್ಲಿ ಒಟ್ಟು ಪದ್ದೇಶ.	61.08 Cents
5	Total Area in Sq.ft (Area in Cents X 435.6) /ಚದರ ಅಡಿಯಲ್ಲಿ ಒಟ್ಟು ವಿಸ್ತೀರ್ಣ (ಸೆಂಟ್ಸ್ X 435.6 ರಲ್ಲಿ ಪದ್ದೇಶ)	26606.448 Sq.ft

6	Plingth Area (Area of the land occupied by the building) / ಕಟ್ಟಡದಿಂದ ಆವೃತವಾಗಿರುವ ಪದೇಶ (ಅಮೃತ ಪದೇಶ)	0 Sq.ft
7	Total Built-up Area of the building across all floors / ಎಲ್ಲಾ ಅಂತಸ್ತುಗಳ ಸೇರಿ ಕಟ್ಟಡ ನಿರ್ಮಾಣವಾಗಿರುವ ಒಟ್ಟು ಪದೇಶ ಚ.ಆಡಿ.	0 SQ.FT
8	Plingth Factor/Undivided Rights (Col.6/Col.7) / ವಿಸ್ತೀರ್ಣದ ಅನುಪಾತ ( ಕಾಲಂ. 6 / ಕಾಲಂ. 7 ) / ಅವಿಭಜಿತ ಹಕ್ಕು.	0
9	Property Type / ಆಸ್ತಿ ಪಕ್ಕಾರ.	
Rate Of Tax For The Property ( As Per 2023-24 ಆಸ್ತಿಗಾಗಿ ತೆರಿಗೆ ದರ (2023-24 ರ ಪಕ್ಕಾರ).		
10A	Property Use Type/ ಆಸ್ತಿ ಬಳಕೆಯ ಪಕ್ಕಾರ.	RESIDENTIAL 0.2 %
11	Percentage enhancement on the Property Tax of 2023-24 (u/s 109A) ಹೆಚ್ಚಿ ಫಿದ ಶೇಕಡಾವಾರು ಆಸ್ತಿ ತೆರಿಗೆ 2023-24 ರ ತೆರಿಗೆಯ ಮೇಲೆ (ಪಕ್ಕರಣ 109 ಎ ಅಡಿ).	
	Enhancement Year - 2023-24 ವರ್ಧನೆಯ ವರ್ಷ.	3 %
12A	Basic Guidance Value for the Site in Rs. ನಿವೇಶನದ ಮಾರ್ಗದರ್ಶಿ ಬೆಲೆ ರೂ ಗಳಲ್ಲಿ Street Name :/ರಸ್ತೆ ಹೆಸರು :	41057417.90304
	MANGALADEVI TEMPLE ROAD	

12B	Basic Guidance Value for the Site in Rs. per Sq.Ft ನಿವೇಶನದ ಮಾರ್ಗದರ್ಶಿ ಬೆಲೆ ರೂಪಾಯಿಗಳಲ್ಲಿ ಚದರ ಅಡಿ ಒಂದರ	1543.13788534
13	Additional Guidance Value of 10% for the Site in case of Corner Plot ( Column 12B X 0.10 ) / ಮೂಲೆ ನಿವೇಶನಕ್ಕೆ ಮಾರ್ಗದರ್ಶಿ ಬೆಲೆಯ ಮೇಲೆ ಶೇ. 10 ರಷ್ಟು ಸೇರಿಸುವುದು.	0
14	Total Guidance Value (Col. 12B + Col.13 ) ಒಟ್ಟು ಮಾರ್ಗಸೂಚಿ ಬೆಲೆ ರೂ. ಗಳಲ್ಲಿ ( ಕಾಲಂ 12ಬಿ + ಕಾಲಂ 13 )	1543.13788534
15	25% of Total Guidance Value (0.25 X Col.14 ) ಮಾರ್ಗಸೂಚಿ ಬೆಲೆ ಶೇ. 25 ರಷ್ಟು ( 0.25 * ಕಾಲಂ 14)	385.78447134

17	Property Tax (2023-24) ಆಸ್ತಿ ತೆರಿಗೆ (2023-24)	Rs. 21144.57
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Part-3  
ಭಾಗ -3



#### PROPERTY TAX DETAILS

ಆಸ್ತಿ ತೆರಿಗೆ ವಿವರಗಳು.

Col No ಕಲಂ ನಂ.	Cess / Penalty / Service Charges / Solid Waste Management ಸೆಸ್ / ದಂಡ / ಸೇವಾ ಶುಲ್ಕಗಳು / ಘನ ತ್ಯಾಜ್ಯ ನಿರ್ವಹಣೆ.	Amount In Rs. ಮೊತ್ತ ರೂ.
18	Property Tax as per Col. 17 / ಕಲಂ 17 ರ ಪಕ್ಕಾರ ಆಸ್ತಿ ತೆರಿಗೆ	21144.57
19	Cess of 26% on Property Tax ( 0.26 x col. 18 ) / ಆಸ್ತಿ ತೆರಿಗೆಯ ಮೇಲೆ 26% ಸೆಸ್.	5497.588
20	Rebate of 5% on Property Tax, If Tax Paid with in April 30th (Col. 18 + Col. 19) x 0.05 ಆಸ್ತಿ ತೆರಿಗೆಯಲ್ಲಿ 5% ರಿಯಾಯಿತಿ, ಏಪ್ರಿಲ್ 30 ರಂದು ತೆರಿಗೆ ಪಾವತಿಸಿದರೆ (ಕಾಲಂ. 18 + ಕಾಲಂ. 19) x 0.05	- 1332.108
21	Penalty on Late Payment, If Tax Paid After June 30th, Penalty at the rate of 2% per Month on the Total Amount of Col.18 and Col. 19 ತಡವಾಗಿ ಪಾವತಿಯ ಮೇಲೆ ದಂಡ, ಜೂನ್ 30 ರ ನಂತರ ತೆರಿಗೆ ಪಾವತಿಸಿದರೆ, ದಂಡ ಪ್ರತಿ ತಿಂಗಳು 2%.	0

ದರದಲ್ಲಿ ಕಾಲಂ 18 ಮತ್ತು ಕಾಲಂ 19.

22	<b>Total Amount Payable</b> ( Col. 18 + Col. 19 - Col. 20 + Col. 21 ) ಪಾವತಿಸಬೇಕಾದ ಒಟ್ಟು ಮೊತ್ತ (ಕಾಲಂ 18 + ಕಾಲಂ 19 - ಕಾಲಂ 20 + ಕಾಲಂ 21)	25310.05
23	<b>In case of Unlawful Property</b> in Place of Tax, Penalty shall be collected which is equal to Twice of Col. 18 + Col. 19 ( u/s 12C ) ತೆರಿಗೆಯ ಸ್ಥಳದಲ್ಲಿ ಕಾನೂನುಬಾಹಿರ ಆಸ್ತಿಯ ಸಂದರ್ಭದಲ್ಲಿ, ದಂಡವನ್ನು ಸಂಗ್ರಹಿಸಲಾಗುತ್ತದೆ ಅದು ಕಾಲಂ 18 + ಕಾಲಂ 19 (u/s 12C) ನ ಎರಡು ಬಾರಿ ಸಮಾನವಾಗಿರುತ್ತದೆ	0
23A	<b>Service Charge Payable</b> as per Taxation Rule 7a(1) for the Exempted Properties ( 25% on Total Property Tax = Col. 22 x 25% ) ವಿನಾಯಿತಿ ಪಡೆದ ಆಸ್ತಿಗಳಿಗೆ ತೆರಿಗೆ ನಿಯಮ 7a (1) ರ ಪ್ರಕಾರ ಪಾವತಿಸಬೇಕಾದ ಸೇವಾ ಶುಲ್ಕ (ಒಟ್ಟು ಆಸ್ತಿ ತೆರಿಗೆಮೇಲೆ 25% = ಕಾಲಂ 22 x 25% ) ,	0
24	<b>Solid Waste Mangement Cess</b> ಘನತಾಜ್ಯ ವಿಲೇವಾರಿ ಕರ	0
25	<b>Adjustment</b> (if any) ಹೊಂದಾಣಿಕೆ ಮೊತ್ತ	0
26	<b>Service Charge</b> Service Charge ಸೇವಾ ಶುಲ್ಕ	53
27	<b>TOTAL AMOUNT ( Property Tax + SWM Cess + Adjustment )</b> / ಒಟ್ಟು ಮೊತ್ತ (ಆಸ್ತಿ ತೆರಿಗೆ +ಘನತಾಜ್ಯ ವಿಲೇವಾರಿ ಕರ+ಹೊಂದಾಣಿಕೆ ಮೊತ್ತ+ಸೇವಾ ಶುಲ್ಕ)	Rs. 25364

**Declaration :**

I hereby declare that the details generated above are true and correct to the best of my knowledge and are subjected to the rules issued under the Karnataka Municipal Regulations Act, 1976.

**ಘೋಷಣೆ :**

ನಾನು..... ಸತ್ಯವಾಗಿ ಪಾಠಾಣೀಕರಿಸುವುದೇನೆಂದರೆ ನನಗೆ ತಿಳಿದಿರುವಷ್ಟು ಮಟ್ಟಿಗೆ ನಾನು ನೀಡಿರುವ ಮೇಲ್ಕಂಡ ವಿವರಪಟ್ಟಿಯಲ್ಲಿ ದಾಖಲಿಸಿರುವ ಮಾಹಿತಿ ಸರಿಯಾಗಿದೆ / ಪೂರ್ಣವಾಗಿದೆ ಹಾಗೂ ಕರ್ನಾಟಕ ಪೌರನಿಗಮಗಳ ಕಾಯ್ದೆ 1976 ಮತ್ತು ಅದರಡಿಯಲ್ಲಿ ರಚಿಸಿದ ನಿಯಮಗಳಿಗೆ ಒಳಪಟ್ಟಿದೆ.

**//True Copy //**



**(VBR Menon)**


**PROPERTY TAX / ಆಸ್ತಿ ತೆರಿಗೆ**


ಮಹಾನಗರಪಾಲಿಕೆ, ಮಂಗಳೂರು



ಕರ್ನಾಟಕ ಸರ್ಕಾರ



ಸ್ವಚ್ಛ ಮಂಗಳೂರು ಅಭಿಯಾನ

**MANGALURU CITY CORPORATION****PROPERTY TAX RECEIPT**

## Section A - Property Tax Details

ಕಟ್ಟಡ ಸಂಖ್ಯೆ / ಸರ್ವೆ ನಂ : 335,335, 644/p1,644/p2  
Door / survey No :ವರ್ಷ : 2023-24  
YEAR :ನಿರ್ಧಾರಣೆಯ ಸಂಖ್ಯೆ :  
Assessment No :ಚಲನ್ ಸಂಖ್ಯೆ : 20233725431  
Chalan No :

## Section B - Owner Details

ಮಾಲೀಕರ ಹೆಸರು : hindustan petroleum corporation ltd  
Name of Owner :ಮಾಲೀಕರ ವಿಳಾಸ : 335,335, 644/p1,644/p2, Mangaluru-Thota,  
MANGALADEVI TEMPLE ROAD, , mangalore, 575001  
Owner Address :ತಂದೆಯ / ಗಂಡನ ಹೆಸರು :  
Father's /Husband's Name :ಮೊ.ಸಂ : 9686294265  
Mobile no :ವಾರ್ಡ್ ಸಂಖ್ಯೆ : 23 (MANGALADEVI)  
Ward No

## Section C - Property Details

ಆಸ್ತಿ ID :  
Property ID :ಒಟ್ಟು ಕಟ್ಟಡ ವಿಸ್ತೀರ್ಣ SqFt ಗಳಲ್ಲಿ : 0  
Total building area in Sqft :ಖಾತೆ ಸಂಖ್ಯೆ :  
Khatha No :ಒಟ್ಟು ಭೂಮಿ ವಿಸ್ತೀರ್ಣ SqFt ಗಳಲ್ಲಿ : 26606.448  
Total land area in Sqft :ಆಸ್ತಿ ಪ್ರಕಾರ :  
Property type :ಅಂತಸ್ತಿನ ವಿವರ :  
Floor Details :ಆಸ್ತಿಯ ಬಳಕೆ : RESIDENTIAL  
Use of property :

## Section D - Payment Details

ಆಸ್ತಿ ತೆರಿಗೆ / Property Tax :	21144.57
112 ಸಿ ರಂತೆ ದಂಡನಾ ಮೊತ್ತ (ಆಸ್ತಿ ತೆರಿಗೆ *2) / Penalty Amount 112C(Property tax * 2) :	0
ಉಪಕರ (ಆಸ್ತಿ ತೆರಿಗೆ *26%) / Cess (property tax*26%) :	5497.588
ಘನ ತ್ಯಾಜ್ಯ ನಿರ್ವಹಣಾ ಕರ / Sold waste management handling :	0
ಹೊಂದಾಣಿಕೆ / Adjustment :	0
ದಂಡ/ ರಿಯಾಯಿತಿ / Penalties/Discount :	-1332.108
ಸೇವಾ ಶುಲ್ಕ / SERVICE CHARGE :	53
ಕರ್ನಾಟಕ ಒನ್ ಶುಲ್ಕ / KARNARAKA ONE CHARGE :	7
ಒಟ್ಟು ಮೊತ್ತ / Total amount :	25371/-

Payment Status: PAID

Remarks: Payment Successful

ಪಾವತಿ ದಿನಾಂಕ : 28-Apr-2023

Payment Date :

ಬ್ಯಾಂಕ್ ಹೆಸರು ಮತ್ತು ಶಾಖೆಯ ಹೆಸರು : Karnataka One  
Bank Name And Branch Name :THIS IS COMPUTER GENERATED CERTIFICATE.  
NO SIGNATURE IS REQUIREDಪಾವತಿ ವಿಧಾನ :  
Payment Mode :

//True Copy//

(VBR Menon)



Premier Aristo &lt;premieraristo@gmail.com&gt;

**Objection to the Construction of a HPCL Petrol Pump station next to our Apartment Complex at Sy no 644/P Mangaluru Thota Village, Mangaladevi Temple Main Road, Mangalore - 575001 by HPCL.**

1 message

Premier Aristo <premieraristo@gmail.com>  
To: iccc.kspcb@gmail.com

Tue, Feb 13, 2024 at 1:56 PM

Ref: HPCL/KSPCB/2  
13-02-2024

The Chairman,  
Karnataka State Pollution Control Board,  
Bangalore.

Dear Sir:

**Sub: Objection to the Construction of a HPCL Petrol Pump station next to our Apartment Complex at Sy no 644/P Mangaluru Thota Village, Mangaladevi Temple Main Road, Mangalore - 575001 by HPCL.**

We, the members of the Premier Aristo Apartment Owner's association, are writing to express our deep concern about the setting up of a petrol pump by HPCL next to our apartment complex at Mangaladevi Temple Main Road, Mangaladevi -575001.

We understand that the establishment of such a facility is in violation of Central Pollution Control Board guideline. The mandate requirement is a minimum of 50 meters radial distance between fuel dispensers/fill points/vent pipe from residential areas or a min 30 meters with extra PESO mandated safety measures.

Clause H of CPCB office Memorandum No. B-13011/1/2019-20/AQM10802-10847 Dated Jan 7 2020 reads as follows:  
"H. Siting criteria for Retail Outlets:

*In case of siting criteria of petrol pumps new Retail outlet shall not be located within a radial distance of 50 meters (from fill point/ dispensing units/ vent pipe whichever is nearest) from schools, hospitals (10 beds and above) and residential areas designated as per local laws. In case of constraints in providing 50 meters distance, the retail outlet shall implement additional safety measures as prescribed by PESO. In no case the distance between new retail outlet from schools, hospitals (10 beds and above) and residential area designated as per local laws shall be less than 30 meters. No high-tension line shall pass over the retail outlet. These guidelines arc supplementary to all existing relevant Rules, Guidelines, Orders etc."*

Given the proximity of the petrol pump to our apartment complex, is less than 30 meters radially and poses a serious threat to the health and safety of the residents. The fumes and emissions from the petrol pump can cause respiratory health problems and severely hamper the air quality index of the area.

**Considering all the risks we humbly urge you to take swift action and ensure that the petrol pump is denied/retract NOC and not be allowed to operate in this residential location.**

We appreciate your attention and look forward to your prompt action on this matter.

Regards,

President

Secretary

Treasurer

Mrs. Akshatha Shetty  
87923 29936

Mrs. Diya Shetty  
94806 26834

Mrs. Suman Rao  
91088 84525

encl: Objection ltr dated 09-03-2023 submitted to RO Mangalore.

---

 **KSPCB Ltr.pdf**  
632K

**//True Copy //**



**(VBR Menon)**

Zonal Office:

**Karnataka State Pollution Control Board**Parisara Bhavana, Block No. 23 & 24, 1st Floor,  
4th Cross, Near ESI Hospital, Industrial Area,  
Baikampady, Mangaluru - 575 011  
Tel.: 0824-2408420  
e-mail: seomangala@kspcb.gov.in

ವಿಭಾಗೀಯ ಕಛೇರಿ:

"ಪಂಪರ ಭವನ", ಬ್ಲಾಕ್ ನಂ. 23&24,  
1ನೇ ಮಹಡಿ, 4ನೇ ಅಡ್ಡ ರಸ್ತೆ,  
ಇ.ಎಸ್.ಐ. ಆಸ್ಪತ್ರೆ ಹತ್ತಿರ  
ಕೈಗಾರಿಕಾ ಪ್ರದೇಶ, ಬೈಕಂಪಾಡಿ,  
ಮಂಗಳೂರು - 575 011ಕರ್ನಾಟಕ ರಾಜ್ಯ  
ಮಾಲಿನ್ಯ ನಿಯಂತ್ರಣ ಮಂಡಳಿ

towards a cleaner Karnataka

No: PCB/SEO-MNG/2023-24/ 570

Date: 15/02/2024

Note

**Sub:** Regarding the objection to the construction of a HPCL Petrol Pump by HPCL next to Premier Aristo Apartment at Sy No. 644/P, Mangaluru Thota Village, Mangaladevi Temple Main Road, Mangalore-575001.

- Ref:** 1. E-Mail Received from the members of Premier Aristo Apartment Owner's Association ([premieraristo@gmail.com](mailto:premieraristo@gmail.com)) dated: 13-02-2024.  
2. E-Mail received from Anjana Kumari V, Scientist D, CPCB, Bengaluru dated: 13-02-2024

\*\*\*\*

Please find enclosed herewith the copy of complaint received through E-mail cited at ref (1) above from M/s the members of Premier Aristo Apartment Owner's Association, Premier Aristo Apartment, Sy No. 644/P, Mangaluru Thota Village, Mangaladevi Temple Main Road, Mangalore 575001, raising objection to the construction of HPCL Petrol Pump by HPCL next to the said apartment. The letter is self-explanatory (Enclosed). Also, the same complaint is directed from CPCB vide ref (2) to this Office through E-mail for the necessary action.

In this context, you are hereby directed to go through the complaint in detail, inspect the said area and submit the action taken report to this Office at the earliest.

Encl: As above.

Sd-  
SENIOR ENVIRONMENTAL OFFICER  
KSPCB, MANGALURU

To,

Regional officer,  
KSPCB,  
Mangaluru.

Copy to,

- ✓ Complainant: The Members of Premier Aristo Apartment Owner's Association, Premier Aristo Apartment, Sy No. 644/P, Mangaluru Thota Village, Mangaladevi Temple Main Road, Mangalore 575001 ([premieraristo@gmail.com](mailto:premieraristo@gmail.com)).
2. Anjana Kumari V, Scientist D, CPCB, Bengaluru for kind information.
3. Case File

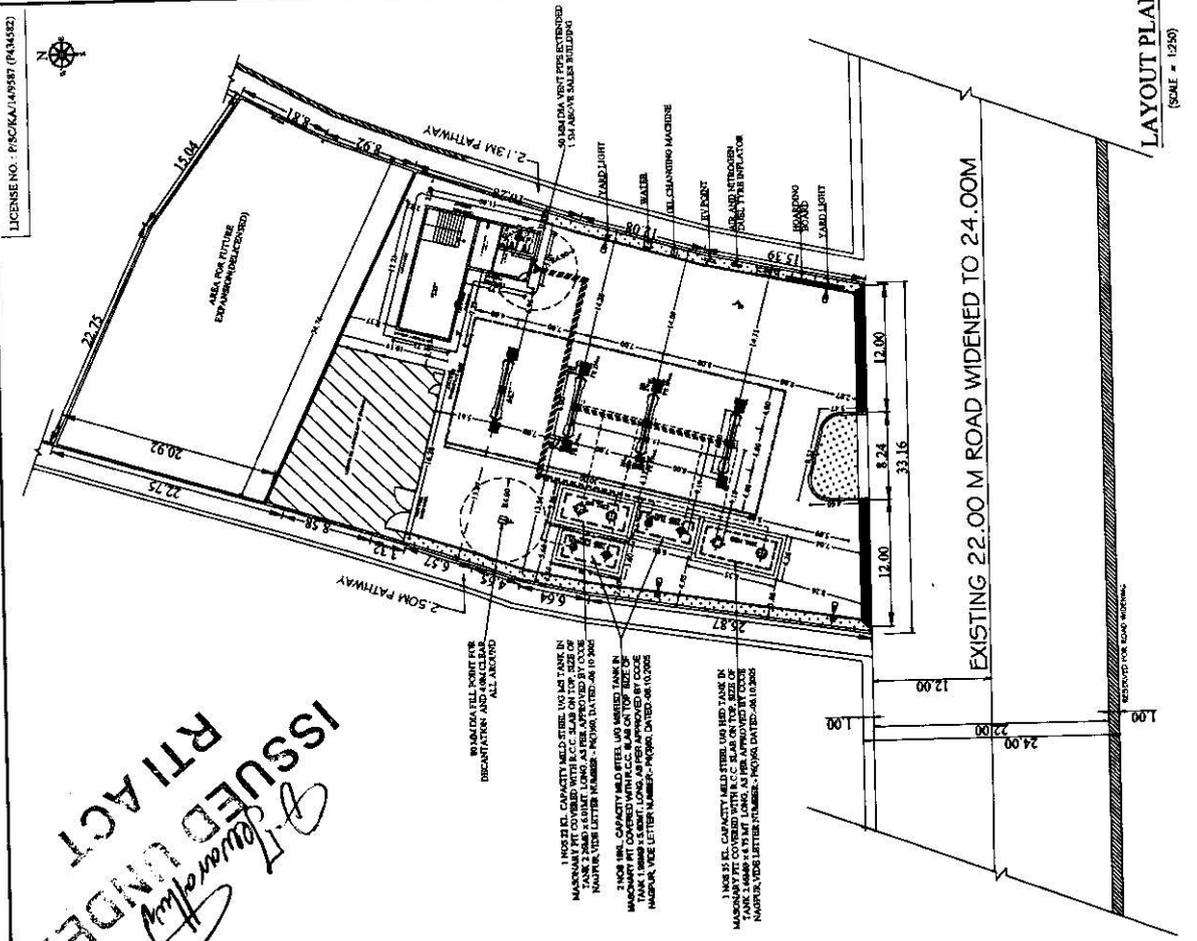
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SENIOR ENVIRONMENTAL OFFICER  
KSPCB, MANGALURU

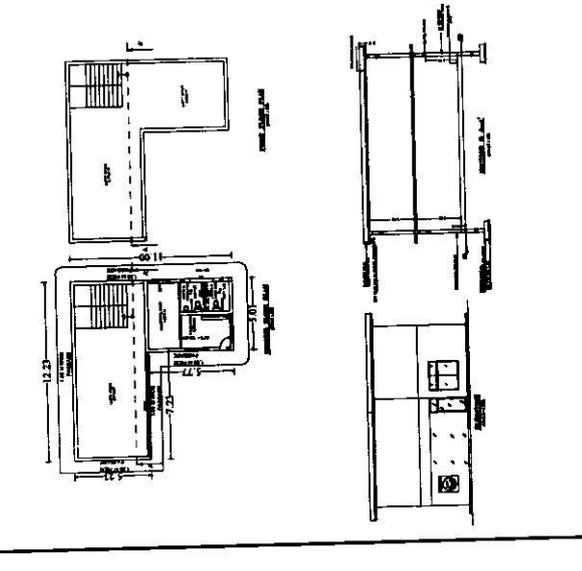
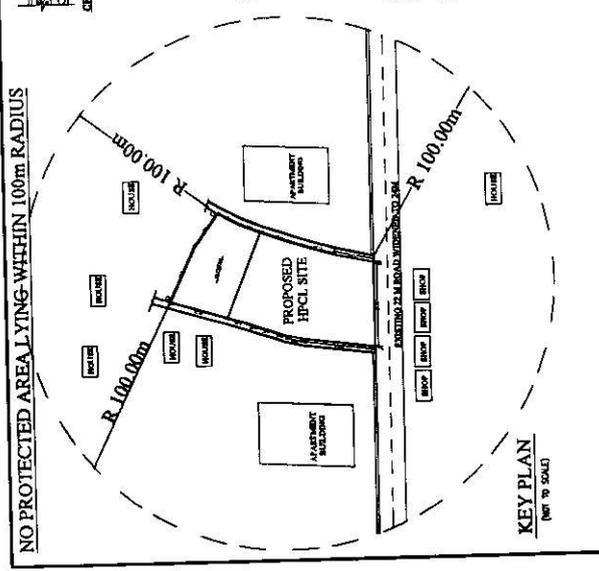
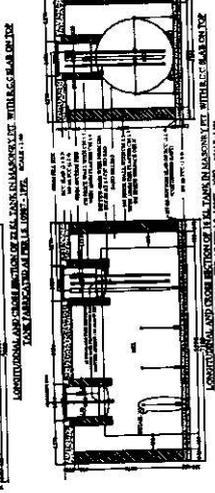
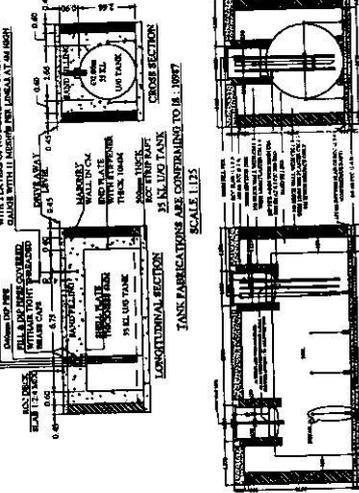
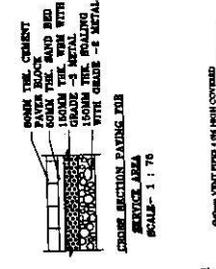
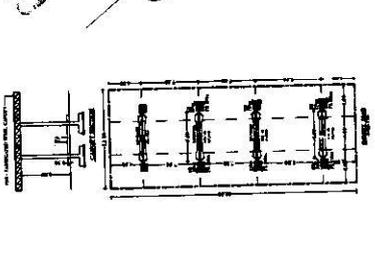
  
(VBR Menon)

# Annexure - 7 Final Site Layout Approved drawing dated 19.02.2024

11



ISSUED UNDER  
RTI ACT



APPROVED	FORMAT:	ST. NO	644P
CHECKED		VILLAGE	MANGALORE THOTA
DRAWN	S. AJITHAD	TALUK	MANGALORE
DATE	19.2.2024	DISTRICT	DANSHERA KANNA
DRAWING NO.	HPC/AN/MAN/AD/ET	NEAREST POLICE STATION	PANDESHWARA
SCALE	AS SHOWN	NEAREST FIRE SERVICE STATION - MANGALORE	
		NEAREST RAILWAY STATION	
		PROJCODE	

INDUSTRIAL PETROLEUM CORPN. LTD.  
MANGALORE REGIONAL OFFICE (MRTAO)

SUBJECT: KENNES BETA OUTLET IN S.NO 84AP  
MANGALORE TALUK MANGALORE TALUK, KANSHIMA  
KANSHIMA DIST. KARNATAKA STATE

CONVEYANCE: MANGALORE  
MANGALORE

APPROVED BY: S. AJITHAD  
DATE: 19.02.2024

REASON: Licence No. : 19.02.2024  
Reason: South Circle Office No. 19.02.2024

Date: 28.03.2024 17:27:57 PM

//True Copy//

(VBR Menon)

REMARKS:

1. THE PROPOSED HCU SITE IS WITHIN THE PROTECTED AREA WITHIN 100M RADIUS.
2. ALL ELECTRICAL FITTINGS CONFORM TO THE I.E.E.
3. ALL THE STRUCTURES ARE TO BE CONSTRUCTED WITHIN THE PROTECTED AREA.
4. NO SHEDDING SHALL BE CONSTRUCTED WITHIN THE PROTECTED AREA.
5. ALL STRUCTURES SHALL BE CONSTRUCTED WITHIN THE PROTECTED AREA.
6. THE PROPOSED HCU SITE IS WITHIN THE PROTECTED AREA.

DESIGNED BY: S. AJITHAD  
DATE: 19.02.2024

Zonal Office:

**Karnataka State Pollution Control Board**Parisara Bhavana, Block No. 23 & 24, 1st Floor,  
4th Cross, Near ESI Hospital, Industrial Area,  
Baikampady, Mangaluru - 575 011

Tel.: 0824-2408420

e-mail: seomangala@kspcb.gov.in

ವಿಭಾಗೀಯ ಕಛೇರಿ:

"ಪರಿಸರ ಭವನ", ಬ್ಲಾಕ್ ನಂ. 23&amp;24,

1ನೇ ಮಹಡಿ, 4ನೇ ಅಡ್ಡ ರಸ್ತೆ,

ಇ.ಎಸ್.ಐ. ಆಸ್ಪತ್ರೆ ಹತ್ತಿರ

ಕೈಗಾರಿಕಾ ಪ್ರದೇಶ, ಬೈಕಂಪಾಡಿ,

ಮಂಗಳೂರು - 575 011

ಕರ್ನಾಟಕ ರಾಜ್ಯ  
ಮಾಲಿನ್ಯ ನಿಯಂತ್ರಣ ಮಂಡಳಿ

towards a cleaner Karnataka

No: PCB/SEO-MNG/2023-24/583

Date: 22/02/2024

Note

**Sub:** Regarding the objection to the construction of a HPCL Petrol Pump in Mangaluru Thota Village, Mangaladevi Temple Main Road, Mangalore due to noise pollution.

**Ref:** 1. M/s Premier Aristo Apartment Owner's Association, Complaint Ticket No:13743 dated: 20-02-2023  
2. E-mail received from ICCC, KSPCB, Bangalore dated: 21-02-2024.

\*\*\*\*

Please find enclosed herewith the copy of complaint received from M/s Premier Aristo Apartment Owner's Association vide ref (1), raising objection to the construction of HPCL Petrol Pump in Mangaluru Thota Village, Mangaladevi Temple Main Road, Mangalore due to noise pollution. The letter is self-explanatory (Enclosed). The complaint is directed from ICCC, KSPCB, Bangalore vide ref (2) to this Office through E-mail for the necessary action.

In this context, you are hereby directed to go through the complaint in detail, inspect the said area and submit the action taken report to ICCC, KSPCB with a copy marked to this Office at the earliest.

Encl: As above.

Sd-  
SENIOR ENVIRONMENTAL OFFICER  
KSPCB, MANGALURU

To,

Regional officer,  
KSPCB,  
Mangaluru.

Copy to,

1. ICCC, KSPCB, Bangalore for kind information.

2. Complainant: Premier Aristo Apartment Owner's Association  
(premieraristo@gmail.com).

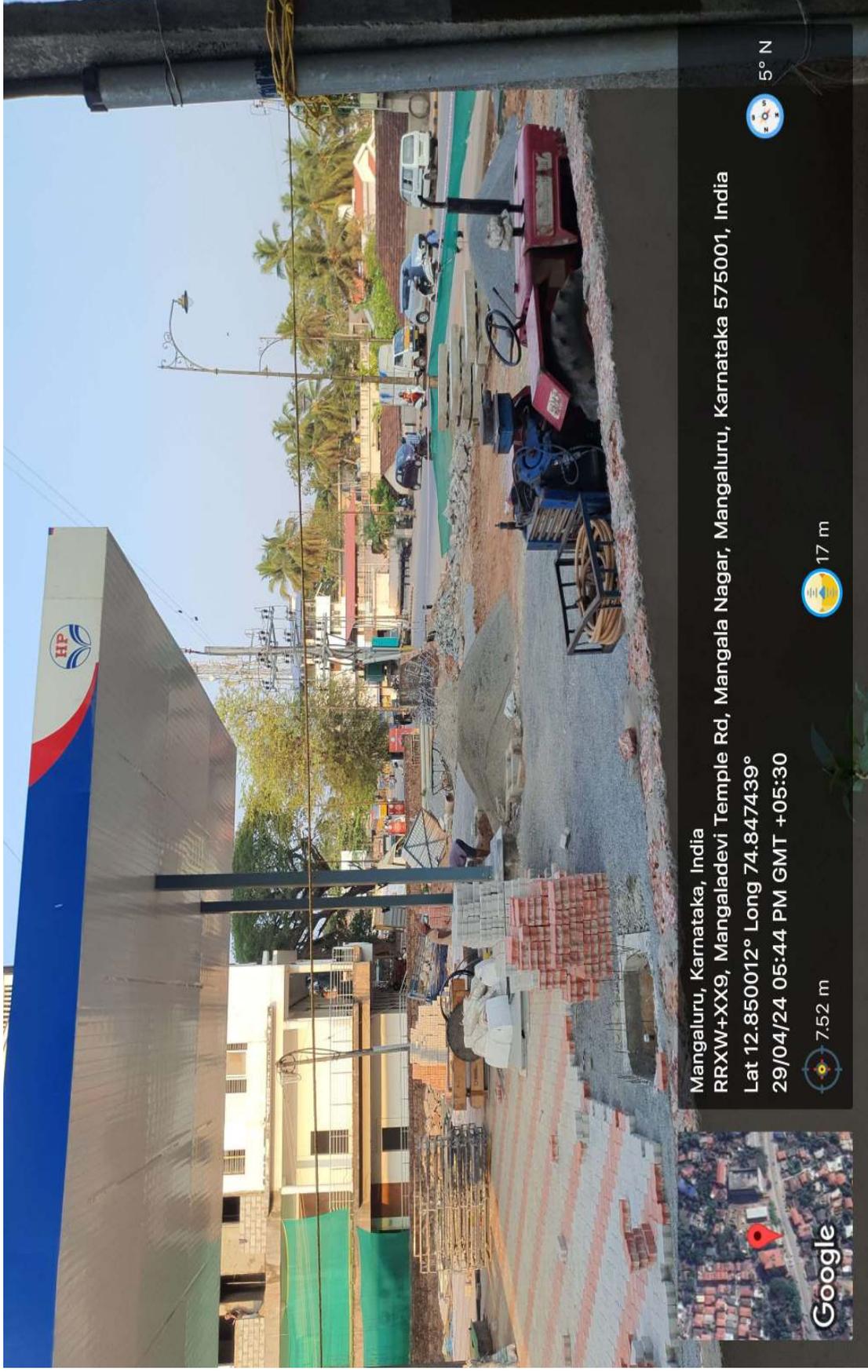
3. Case File

  
SENIOR ENVIRONMENTAL OFFICER  
KSPCB, MANGALURU

//True Copy//

(VBR Menon)

Status of the Site as on 29.04.2024



//True Copy //

(VBR Menon)

**Matter Listed on 06.05.2024**

**BEFORE THE HON'BLE NATIONAL  
GREEN TRIBUNAL SOUTHERN ZONE  
SITTING AT CHENNAI**

**MEMORANDUM OF APPLICATION  
(Under Sec.18 (1) r/w Section 14 (1) of  
National Green Tribunal Act, 2010)**

**Original Application No. 127 of 2024**

Mrs. Neena.S,  
No.23-9/744/3, Premier Aristo  
Apartments,  
Flat No. 02, Ground Floor,  
Mangaluru Thota Village,  
Mangalore – 575 001  
and 4 Others ... Applicants.

and

The Joint Chief Controller  
of Explosives,  
South Circle, Chennai,  
Petroleum and Explosives  
Safety Organisation (PESO),  
A and D Wing, Block 1-8, 2<sup>nd</sup> Floor,  
Shastri Bhawan,  
No.26, Haddows Road,  
Nungambakkam,  
Chennai – 600 006  
and 3 others... Respondents.

**ADDITIONAL DOCUMENTS NO.1**

**V.B.R Menon, B.E, MBA(IIMA), LLB,  
(Ms – 23 / 2012)  
Counsel for Applicants  
Ph: 9384762930**