

BEFORE THE NATIONAL GREEN TRIBUNAL AT CHENNAI

Application No.87 of 2021

Arvind Kumar Agarwal  
B02-302, Provident Cosmo City  
Near Pudupakkam Panchayat Office,  
pudupakkam-603102  
contact: 8939001372

& 8 Others

....Applicants

Vs

The Chief Secretary to Government of Tamilnadu,  
Govt Secretariat, Fort St.George,

COUNTER AFFIDAVIT FILED BY THE 5<sup>TH</sup> RESPONDENT, PURAVANKARA  
PROJECT LIMITED

I, M.D. Sudhakar, S/o. Dharmarajan, aged about 45 years, having office at No.33, South Beach Avenue, MRC Nagar, Raja Annamalai Puram, Chennai - 600 028, do hereby solemnly affirm and sincerely state as follows:

- 1) I am the Authorised Signatory of the 5<sup>th</sup> respondent, M/s Puravankara Limited (formerly known as Puravankara Projects limited) and having our head office at 130/1, Ulsoor Road, Bengaluru 560 042 and our branch office at No.33, South Beach Avenue, MRC Nagar, R.A. Puram, Chennai 600 028. I am competent to swear this affidavit on behalf of the 5<sup>th</sup> respondent.
- 2) At the outset, the 5<sup>th</sup> respondent respectfully submits that there are 8 applicants who are all represented by the 1<sup>st</sup> applicant. There is no document on record to prove any authorization or permission by the other applicants to the 1<sup>st</sup> applicant. The 1<sup>st</sup> applicant cannot be permitted to represent all other applicants without such authorization in a manner known to law.
- 3) It is respectfully stated that the present application pertains to the multistoried apartment complex, PROVIDENT COSMO CITY which is situated at Pudupakkam Village, Tamilnadu 603 103 wherein initially we have planned to construct 1184 Units of apartments. As it is a mandate to obtain Environmental Clearance before obtaining planning permit, we had

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For PURAVANKARA LIMITED

M.D. Sudhakar

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submitted the application for Environmental Clearance with the plan of 1184 units. Subsequently, due to the change of Floor Space Index (FSI) norms, the 5<sup>th</sup> respondent has decided to construct 2174 instead of 1184 units which was originally planned. Subsequently, we have obtained planning permit for 2174 units from Directorate of Town and Country Planning Authority on 26.02.2009, Mamallapuram Local Planning Authority on 22.05.2009, Building permit from Pudupakkam Panchayat on 05.06.2009. Meanwhile, we had received Environmental Clearance for 1184 units on 24<sup>th</sup> July 2008.

- 4) It is respectfully submitted that as part of process we had submitted application for expansion of EC on 6<sup>th</sup> February 2009 (Annexure R5-1). The application for expansion submitted in 2009 was neither granted nor rejected. During 2009-2010, the SEIAA committee got terminated and there was lot of confusion prevailed as all the files got stacked for want of clarity. Later, it was advised to submit it in Delhi. Subsequently, the new SEIAA committee was constituted and we had submitted in Chennai. Whileso, the project was listed our violation. Meanwhile, we were constrained to complete the construction as the project cost was high and also to overcome the loss. Currently the file is in the final stage.
- 5) Presently, the project COSMO CITY is completed and 2097 apartments have been handed over to the respective purchasers. Further, after the initial maintenance period was over, the 5<sup>th</sup> respondent has handed over the maintenance to the COSMO CITY RESIDENTS WELFARE ASSOCIATION (CCRWA) as on 1<sup>st</sup> November 2017. The petitioners themselves have admitted to this position and the document filed as Annexure A-25 at page 131 clearly prove the same. Therefore, for the last almost 4 years, the CCRWA has been maintaining the entire apartment complex and its amenities including the ones complied of hereunder being the Sewage Treatment Plant (STP) and Diesel Generators (DG) sets.
- 6) With regard to the application herein, paragraphs 1 to 6 of the application

are factual and they do not have any comments on the same. However, as

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M. D. Sathakav

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regards paragraph 5 therein, the DG set installation guidelines and the STP guidelines have been followed by the 5<sup>th</sup> respondent considered the overall unit of 2174.

The 5<sup>th</sup> respondent states that during the pre-construction stage for the project, they had applied for and obtained an Environmental Clearance on 24/07/2008 from the Ministry of Environment and Forests. This has been admitted by the petitioners themselves. As regards the further developments by the MoEF in the year 2012, 2013 etc regarding the direction of the Closure of Project, the 5<sup>th</sup> respondent states that replies have been given to the other respondents duly stating the position vide letters dated 24.01.2013 and 15.02.2013.

- 7) As regards paragraph 9, the 5<sup>th</sup> respondent states that the applicants herein has also admitted that the construction of 2174 units has been approved the Directorate of Town and Country Planning (DTCP) dated 26.02.2009 which is filed herewith as Annexure C. As regards the construction of STP near block B1, B2 and B3, it is informed that due to large size of the project and also the site related technical issues, the STP has to be split into two different location to ensure the efficiency of STP flow network. Subsequently, the revised location approval has been obtained from DTCP, which is marked as Annexure R5-2.
- 8) As regards paragraph 10, the 2 nos. of DG sets at the apartment site is manufactured by Mahindra and installed by Henry & Farad Pvt ltd and have the capacity of 320 KVA. They are at a height of 1800 mm and 2000 mm which is according to PCB norms.
- 9) As regards paragraph 11 and 12, the width of roads, shops near the complex etc, are clearly not issues that are relevant to the present application. Further, these are clearly well within the knowledge of the applicants much prior to the purchase of the apartments from the 5<sup>th</sup> respondent and the same are being urged to paint the 5<sup>th</sup> respondent in dark. It is respectfully

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stated that the 5<sup>th</sup> respondent has been permitted to construct 2174 units based on established legal requirements and hence the same cannot be questioned. Further, the depletion of the ground water sources is a global phenomenon for which the 5<sup>th</sup> respondent cannot be made solely responsible.

10) As regards paragraph 13, it is vehemently denied that the additional 990 units is not approved. It is most respectfully submitted that DTCP has accorded the approval on 26.02.2009 for 2174 units which includes 990 units. Therefore, the contrary statements are denied. It is admitted by the petitioners that the 5<sup>th</sup> respondent has provided "more number of DG sets" thus making it clear that they have acted fairly to accommodate the needs of the 2174 units.

11) As regards paragraph 14, the reduction of the drive way is in line with the additional units approved and hence it is in consonance with and the approval of the Panchayat. The applicants cannot seek the indulgence of this Hon'ble Tribunal for any and all the alleged grievances.

12) As regards paragraph 15, the statements made therein are denied. As regards the STPs, the documents provided to the purchasers have clearly stated that the location of the facilities would depend on the site requirements. Due to large size of the project and also site related technical issues, the STP had to be split into two different location to ensure the efficiency of the STP flow. Hence the said space was identified. Further the service & other utility are in the project will be changed according to site constraints for better improvement of the project. It is further stated that the Water fountain shown in the broucher was conceptual in nature. However, due to the site constraints and requirement, the STP had to be provided in the current location. Further it was also clearly mentioned in Broucher at page No. 11 that "This brochure is conceptual in nature and is by no mean a legal offering. The promoters have the right to change, alter, delete or add any specification mentioned herein."

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- 13) As regards paragraph 2 of the FACTS IN BRIEF, the answering respondent states that the said location of the STP is dealt with before. It is submitted that the location of the STP was determined taken in to consideration the project dimensions and needs. It is stated that the Annexure 1 is only a conceptual brochure as explained above.
- 14) As regards paragraphs 3 to 5, the answering respondent states that the EC dated 24/07/2008 is admitted by the applicants themselves. Further, after the additional 990 units have been approved by the DTCP on 26/02/2009 the respondent has applied for the Expansion EC on 6<sup>th</sup> February 2009. Wherein 2009-2010, the SEIAA Committee got terminated and there was lot of confusion prevailed as all the files got stacked for want of clarity. Later it was advised to submit it in Delhi. Subsequently, the new SEIAA committee was constituted and we had submitted in Chennai. Whiles, our project was listed for violation. Meanwhile, we were constrained to complete the construction as the project cost was high and also to overcome loss. Currently, the application is in the final stages of grant.
- 15) As regards paragraph 6, the answering respondent states that the location of STPs is not the issue herein. The respondent states that as long as they were operating the STP, there was no complaint of noise or any smell. It is stated that admittedly the CCRWA took possession of the maintenance of the apartment complex and it is understood that the same is not maintained properly. The respondent states that as a goodwill gesture, they had operated the STP from November 2013 for C & D block and Aug' 2015 for & B Block to 07.11.2017 and minutes of the same are attached herewith as **Annexure R5-3**. It is therefore evident that the applicants' allegations are not germane as the relocation of the STP has also been admittedly approved by them.
- 16) As regards paragraph 7, the allegations and the respondents' answer is as follows:

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M. D. S. Sathakar

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i. Sought additional car parks by reducing the driveway from 9.00m to 7.2m and 7.2m to 3.5m

Answer: The Correction in the drive way has been carried out / revised as per the DTCP norms and the same was approved by DTCP.

ii. Layout of STPs by earmarked it to B2 block and D block barely 3.5m and 6m respectively away from these blocks. Even, the STP 1 near the B1 block has connected effluent gas/contaminated air passage which is erected using front wall. Copy of pic showing visual representation is annexed here with as ANNEXURE A-16.

Answer: The Location of the STP is mentioned in the sanction plan. Ventilation to the STP to take out the gas generated during the operation of treatment plant is the requirement of the design. In the absence of this ventilation system there is possibility of foul smell if the plant is not maintained in proper condition.

iii. By submitting the consent to establish approval obtained from Respondent 1 on dated 19/03/2013. However, it is worth noticing that the consent to provide approval only for establishing 650 KLD capacity of STP in total for the apartment units 1184 and not for 2174 units. Secondly, it was recommended the total capacity of 650 KLD waste water to be precisely treated in two sewage treatment plants thus reduction in plant size.

Answer: The provided STP capacity is sufficient to treat the sewage generating from 2174 units.

17) As regards the notices of the 2<sup>nd</sup> respondent, the same have been responded to by the answering respondent and the same are filed as **Annexure R5-4**

18) As regards paragraph 9, it is respectfully stated that the guidelines contained in Annexure A-18 are not applicable to the present situation which does not fall under any of the siting criteria mentioned in the TNPCB memo dated 23.10.2008.

19) As regards paragraph 10, it is stated that issuance of COMPLETION CERTIFICATE is not within the domain of DTCP at all. There is no Completion Certificate for the project which falls within the purview of DTCP as they do not have jurisdiction to issue Completion Certificate. The property tax assessment will be carried out by the Corporation / local body only when the project is completed in accordance to the DTCP approval.

Hence a building is deemed to be completed in all aspects when the local

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*M. D. S. Lakshmi*

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body starts collecting tax for the property. Property Tax receipt is attached herewith as Annexure R5-5.

20) As regards paragraph 11, the details regarding submission of EC to the SEIAA on 10 Jan 2014 is incorrect. Infact, the EC towards the additional units have been made on 6<sup>th</sup> February 2009, which is annexed hereto as **ANNEXURE R5-6**. It is further stated that the after the project is marked as delisted, the respondent has applied to the 2<sup>nd</sup> respondent/MoEF to relist the project and the same is pending.

21) As regards paragraph 12, the same does not pertain to this respondent and hence no comments are required. The STP provided is as per the norms of the authority and same is inspected and certified during issue of CFO. STP is functioning as per desired standards when being managed by skilled personnel and maintaining as per the PCB regulations. Same can be ascertained by the periodic test reports of the treated water, the same is filed **as Annexure R5-7**.

22) As regards paragraph 16, it is stated that once the complex is handed over, it is duty of association to take over the responsibility of STPs as mutually agreed and signed the agreement. It is clear that the association CCRWA has taken over the maintenance since 1<sup>st</sup> November 2017. Further as stated when the respondent was operating the STP the same was not emitting any pungent odour and that the maintenance was also proper. Further, the alleged spending of money is denied and the applicants are put to strict proof thereof.

23) As regards paragraph 17, regarding ground water level, the respondent states that the depleting water resources is a global concern.

24) As regards paragraph 18, the respondent states that they have provided the provision for solid waste management and has installed OWC capacity of 1000kg/d to compost organic waste. It is stated that the CCRWA has taken over the same and the allegations of the applicants speak of the current state

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which is nearly after 4 years of handing over to the association. Now, it is the responsibility of the residents to maintain, manage and operate the facility and the respondent cannot be saddled with any liability on the same.

25) As regards paragraph 19, the respondent states that DG sets are provided as power back up and runs only during the power failure. These DG sets are provided with acoustic enclosures in order to avoid the noise nuisance. The sufficient stack heights are made available as per norms.

26) As regards paragraph 21, as regards the State Human Rights Commission (SHRC), the 5<sup>th</sup> respondent is not aware of the same.

27) As regards paragraph 22, the applicants are questioning even the state of affairs outside the perimeters of the project like developments of shopping complexes which are necessary for the residents. Hence the attitude of the applicants seems to be find fault with every aspect of the project to arm-twist the respondents.

28) As regards the Grounds, the same are mere repetitions of the facts stated above and the 5<sup>th</sup> respondent has answered the same as above. As regards paragraphs A to D, the same are general statements which are dealt with above. As regards Paragraphs E and F, it is stated that the project proponent, 5<sup>th</sup> respondent has dutifully obtained all permissions necessary from the respondents herein.

29) As regards paragraph G, the taking over the STPs by the association in October 2017 is admitted herein. It is denied that the state of STPs were not great at the said time as the same is not backed by any materials or documents. Further, the complaint filed in the year 2021 when the STPs were admittedly been in operation by the COSMO CITY RESIDENTS WELFARE ASSOCIATION is clearly time barred, hit by limitation. Further, it is stated that the Association is not maintaining the STPs with proper and skilled manpower or labour which results in the said allegations being made by the petitioner. Further, though it was clearly known to the petitioners

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that the said association was maintaining the said STPs from the year 2017, the said Association is not being impleaded and made a party to the present petition. The 5<sup>th</sup> respondents urges this Hon'ble Tribunal to direct the petitioners to implead the said Association who is a necessary party to the said disputes made by them hereunder. The Annexures A12 to A15 filed therein are clearly post 2017 and hence the 5<sup>th</sup> respondent cannot be made liable for the said acts of mismanagement by the Association.

30) As regards paragraph H, the said STP was constructed according to the then prevailing norms and there is no violation in the said construction as it is also stated that in the 5<sup>th</sup> respondents' brochure. Further, as regards bad odour, unberable sound etc., the same is the result of poor maintenance of the same as stated. A-16 which is again taken much later than the year 2017 is sought to be projected against the 5<sup>th</sup> respondent is clearly untenable.

31) As regards Paragraph I and J, the said contents are answered in the previous paragraphs. As regards the relocation or demolition of the said STP, both options are nearly impossible and the reason for such relocation being the odour or sound is the direct result of the poor maintenance by the Association.

32) At this juncture, the 5<sup>th</sup> respondent states that the petitioner have purchased their properties and were handed over their respective apartments on the following dates:-

- a. Arvind Kumar - B02-302
- b. Janarthanan - B01 -302
- c. V.Sundareswaran - B01 -202
- d. Amit Kumar Ghosh - B01 103
- e. S.Renganathan - B01 -101
- f. Radhakrishnan - B01 003
- g. Ravichandran KS - B06 101

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M. D. Shalakar

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h. Santosh Sengunthat - A23 -201

i. Flat No	Customer Name	Booking Date	Registration Date	Possession Date
B-02-302	Riti Agarwal	30-Jun-12	16-Feb-15	11-Mar-15
B-01-302	Janarthanan. P	20-Jun-11	13-Aug-14	6-Nov-15
B-01-202	Sundareswaran	08-May-11	4-Jan-13	4-Apr-16
B-01-103	Seema Kapur	18-Aug-12	12-Nov-14	21-Mar-15
B-01-101	Mir Mohammed Shujath Ali	09-Mar-11	4-Jan-16	4-Jan-16
B-01-003	Shashikant Chari	25-Jun-11	12-Mar-15	20-Mar-15
B-06-101	Dr. K.S. Ravichandran	10-Aug-11	27-Jan-12	2-Feb-15
A-23-201	Umapathy	18-Jan-18	24-Apr-18	27-Apr-18

It is therefore clear that these petitioners have purchased the flats much after the STPs were in place and were being maintained by the Association. Hence, their grievances ought to be against the Association and for reasons best known to them, they have not added the said Cosmo City Residents Welfare Association as a party respondent to the present proceedings.

33)As regards paragraph K, the said proposal for the additional car parks is approved by the DTCP and hence there is no illegality in the same as regards the 5<sup>th</sup> respondent. The respondents' are trying to bring in the issue of STP with every possible issue and is trying to portray the 5<sup>th</sup> respondent in bad light when he himself has stated that the approval has been given.

34)As regards paragraph L, the sale in A-19 is of the year is towards the end of the project when there are only a few apartments to be sold and as such this is neither the forum nor the proceedings for such objection.

35)As regards paragraph M and N, the statements made therein are clearly borne out by records and the other respondents ought to answer the same.

As regards the 5<sup>th</sup> respondent, the fact remains that they do have the approval for STP1 dated 12/11/2016 as admitted by the petitioner themselves.

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M.D. S. S. S. S. S.

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36)As regards paragraph O and P, the issues relating to STP functioning are already dealt with and are reiterated.

It is further stated that even Joint Committee report dated 27.09.2021, clearly show that the inspection was done on 10.08.2020 i.e., nearly 3 years after the maintenance was being carried out by the Cosmo City Residents Welfare Association and hence the alleged Environmental Compensation ought to be paid by the said association only and not by the 5<sup>th</sup> respondents. Further, the said Joint Committee report contains RECOMMENDATIONS to the Proponent/Association which show that the same is being maintained by the Association. As regards the recommendation to shift the STP to any other location is wrought with several problems like the objections from the other residents, large scale construction activities at a huge cost for relaying pipes and drains etc., and hence ought to be reconsidered by this Hon'ble Tribunal. In the result, it is respectfully prayed that this Hon'ble tribunal may be pleased to dismiss the above application and pass such further or other orders as this Hon'ble Court may deem fit and proper in the circumstances of the case and thus render justice.

Solemnly affirmed at Chennai  
on this the 20<sup>th</sup> day of November 2021  
and signed his name in my presence

For PURAVANKARA LIMITED

M. D. Shohakar

Authorised Signatory

BEFORE ME

924/1995  
ADVOCATE, CHENNAI

RS-1

# PURAVANKARA

## CONSTRUCTION

State Level Environmental Impact Assessment Authority,  
Premises of TNPCB,  
Tamil Nadu Pollution Control Board,  
76, Mount Salai, Guindy,  
Chennai - 600 032.

6<sup>th</sup> February 2009

Dear Sir,

Sub: Submission of application Form 1 and Form 1A along with Annexure seeking revised Environmental Clearance for proposed modification in built-up area.

Ref : SEIAA Environmental Clearance Vide Letter No. SEIAA/TN/EC/8(a)/006/F-20/2006 dated 24.07.2008.

We are pleased to inform that our proposed construction at S.No. 53/3,53/4,53/10B,55,56/1,57/2 & 57/4., Pudupakkam Village, Chengalpattu Taluk, Kancheepuram District, was accorded Environmental Clearance by the State Level Environmental Impact Assessment Authority of Tamil Nadu, a copy of clearance letter is attached for your reference.

We have now proposed to modify the plans to cater to the needs the recent turnaround in economy.

The proposed modification will be as follows:

- Increase in built-up area from 1,44,598 M<sup>2</sup> to 1,91,145.68 M<sup>2</sup>.
- Increase in No. of Apartment from 1184 units to 2176 units.
- Increase in Water Consumption from 819 KLD to 1505 KLD.
- Increase in Sewage Generation from 707 KLD to 1304 KLD.
- Increase in Solid Waste Generation from 3.6 T/day to 5.576 T/day.

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No.7, Seshadri Road, LVR Centre, Alwarpet, Chennai - 600 018. Tel: 91-44-24997890 / 92 / 93 / 94. Fax: 91-44-24997891

130/1, Ulsoor Road, Bangalore - 560 042 Tel: 91-080-2559 9000 Fax: 91-080-2559 9350 Email: puravankara@vsnl.com Visit us at: www.puravankara.com

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Earlier proposal was 2 STPs with 400 KL capacities each to treat the total sewage generation of about 710 KLD. Now, the capacities of STPs will be increased to 700 KL of each STP to treat the total sewage generation of 1304 KLD.

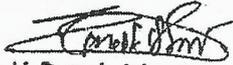
Total fresh water requirement will be 1003 KLD after recycling of the waste water generated from the Residential Apartment. Treated waste water will be reused for flushing / greenbelt.

We herein have enclosed filled up Form1 and Form 1A along with all requisite annexure to enable you process and issue towards Environmental Clearance for modification.

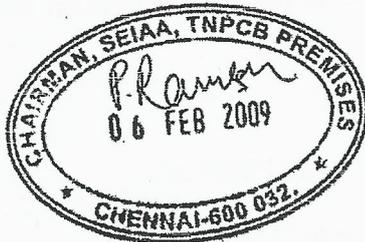
We will be pleased if you do the needful at the earliest by taking the proposal in the immediate meeting.

Thanks and Regards

For Puravankara Projects Limited,



V. Ramakrishnan  
GM - Tech



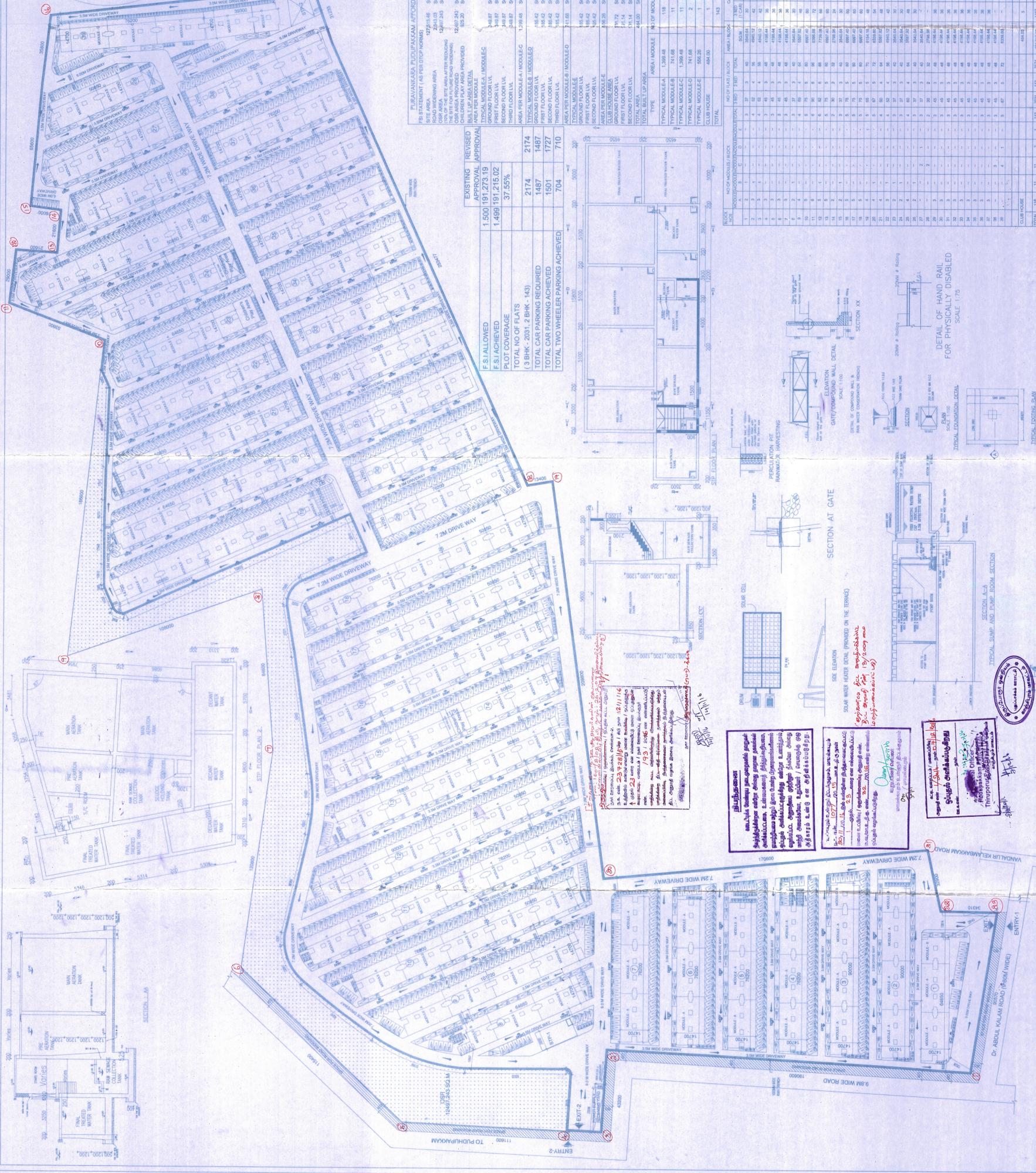
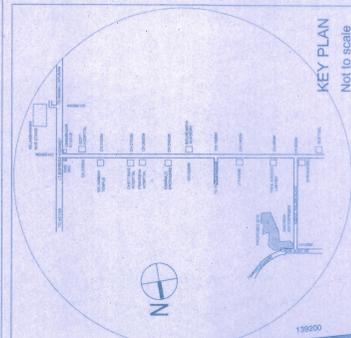
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130/1, Ulsoor Road, Bangalore-560042 Tel:91-080-2559 9000 Fax:91-080-2559 9350 Email: puravankara@vsnl.com Visit us at: www.puravankara.com

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**REVISIED SITE PLAN**

NOTE:  
 1) REVISED CAR PARKING & TWO WHEELER PARKING STPS & VTP LOCATIONS  
 2) REVISED TRANSFORMER YARD LOCATIONS  
 3) REVISED CHILDRENS PLAY AREA LOCATIONS

REFERENCE:  
 PROPOSAL  
 BOUNDARY  
 ROAD  
 WATER LINE  
 SEWER LINE  
 RAIN WATER HARVEST

NOTE: ALL DIMENSIONS ARE IN MILLIMETERS

ORIENTATION

PROPOSED APPROVAL:  
 PLAN SHOWING THE PROPOSED REVISION IN READY TO CONSTRUCT RESIDENTIAL DEVELOPMENT AT TALUK KANCHIPURAM DISTRICT.

EXISTING APPROVAL:  
 PLAN APPROVED ISSUED BY MEMBER PERMISSION ISSUED BY PUDURAMKAM PANCHAYAT, TECHNICAL CLEARANCE ISSUED BY DTDP PROCEEDING PROCURED RESIDENTIAL GROUP DEVELOPMENT AT TALUK KANCHIPURAM DISTRICT.

PROPOSED APPROVAL:  
 PLAN APPROVED ISSUED BY MEMBER PERMISSION ISSUED BY PUDURAMKAM PANCHAYAT, TECHNICAL CLEARANCE ISSUED BY DTDP PROCEEDING PROCURED RESIDENTIAL GROUP DEVELOPMENT AT TALUK KANCHIPURAM DISTRICT.

DRAWING TITLE: **SITE PLAN**

SCALE: 1:1000 DATE:

OWNER'S SIGNATURE:  
 P. SANGEEVA M.E. I.M.E.,  
 8/24, SANGHEEVA STREET,  
 1ST FLOOR, SANGHEEVA STREET,  
 84, ABUL KALAM ROAD, 600 025,  
 CHENNAI. PHONE: 98401 23357/11

ARCHITECT'S SIGNATURE:  
 P. BLANCHERIVAN B. Arch. AITP,  
 14/23, THIRUVAIYUR STREET,  
 1ST FLOOR, THIRUVAIYUR STREET,  
 14/23, THIRUVAIYUR STREET,  
 CHENNAI. 600 025. Ph. 98 9840 9899.

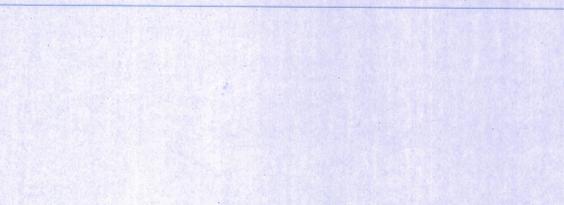
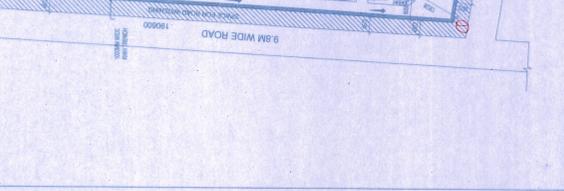
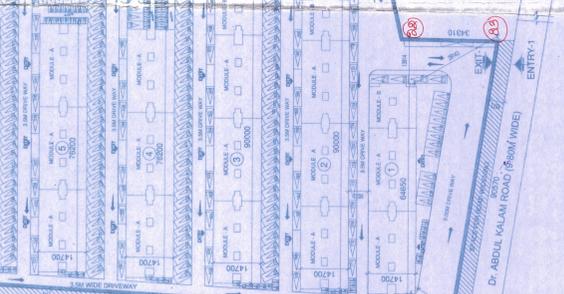
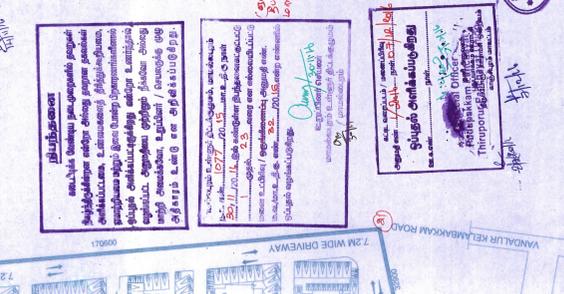
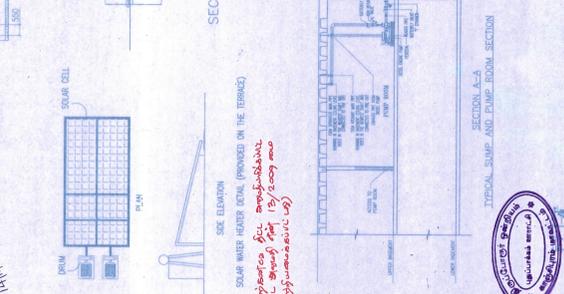
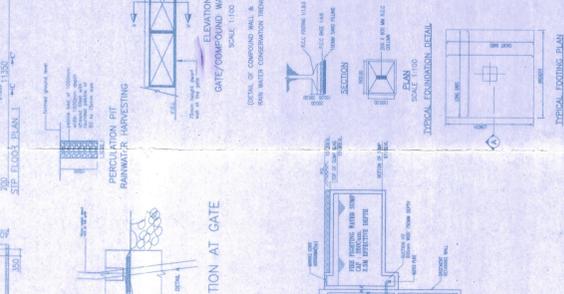
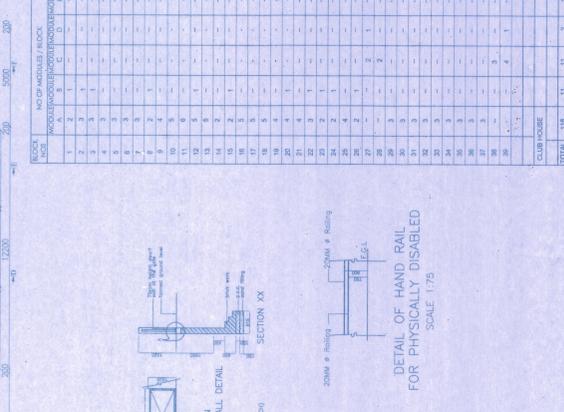
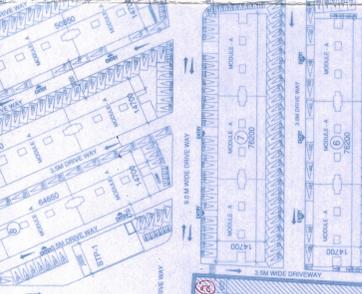
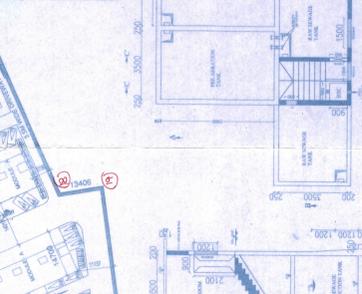
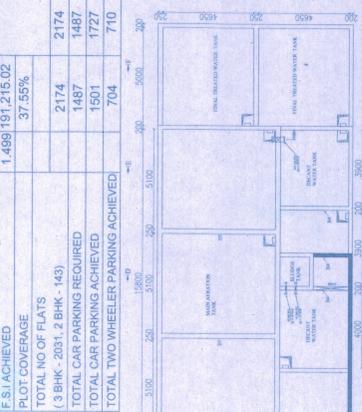
PURAVANKARA PUDUPAKKAM AFFORDABLE HOUSING

F.S. STATEMENT (AS PER DTDP NORMS)

ROAD WORKING AREA	2845.03	50 SMTS
ORP AREA	12467.543	50 SMTS
THE SITE FOR THE ROAD WORKING	12467.543	50 SMTS
CHILDRENS PLAY AREA PROVIDED	12467.543	50 SMTS
BUILT UP AREA (TOTAL)	83.20	50 SMTS
TYPICAL MODULE A	1398.48	50 SMTS
TYPICAL MODULE B	1398.48	50 SMTS
TYPICAL MODULE C	1398.48	50 SMTS
TYPICAL MODULE D	1398.48	50 SMTS
TYPICAL MODULE E	1398.48	50 SMTS
TYPICAL MODULE F	1398.48	50 SMTS
TYPICAL MODULE G	1398.48	50 SMTS
TYPICAL MODULE H	1398.48	50 SMTS
TYPICAL MODULE I	1398.48	50 SMTS
TYPICAL MODULE J	1398.48	50 SMTS
TYPICAL MODULE K	1398.48	50 SMTS
TYPICAL MODULE L	1398.48	50 SMTS
TYPICAL MODULE M	1398.48	50 SMTS
TYPICAL MODULE N	1398.48	50 SMTS
TYPICAL MODULE O	1398.48	50 SMTS
TYPICAL MODULE P	1398.48	50 SMTS
TYPICAL MODULE Q	1398.48	50 SMTS
TYPICAL MODULE R	1398.48	50 SMTS
TYPICAL MODULE S	1398.48	50 SMTS
TYPICAL MODULE T	1398.48	50 SMTS
TYPICAL MODULE U	1398.48	50 SMTS
TYPICAL MODULE V	1398.48	50 SMTS
TYPICAL MODULE W	1398.48	50 SMTS
TYPICAL MODULE X	1398.48	50 SMTS
TYPICAL MODULE Y	1398.48	50 SMTS
TYPICAL MODULE Z	1398.48	50 SMTS
TOTAL	1398.48	50 SMTS

FLOOR	NO. OF MODULES	AREA (SQ.M)	NO. OF FLATS	AREA (SQ.M)	NO. OF TWO WHEELER PARKING
1	1	1398.48	1	1398.48	1
2	2	2796.96	2	2796.96	2
3	3	4195.44	3	4195.44	3
4	4	5593.92	4	5593.92	4
5	5	6992.40	5	6992.40	5
6	6	8390.88	6	8390.88	6
7	7	9789.36	7	9789.36	7
8	8	11187.84	8	11187.84	8
9	9	12586.32	9	12586.32	9
10	10	13984.80	10	13984.80	10
11	11	15383.28	11	15383.28	11
12	12	16781.76	12	16781.76	12
13	13	18180.24	13	18180.24	13
14	14	19578.72	14	19578.72	14
15	15	20977.20	15	20977.20	15
16	16	22375.68	16	22375.68	16
17	17	23774.16	17	23774.16	17
18	18	25172.64	18	25172.64	18
19	19	26571.12	19	26571.12	19
20	20	27969.60	20	27969.60	20
21	21	29368.08	21	29368.08	21
22	22	30766.56	22	30766.56	22
23	23	32165.04	23	32165.04	23
24	24	33563.52	24	33563.52	24
25	25	34962.00	25	34962.00	25
26	26	36360.48	26	36360.48	26
27	27	37758.96	27	37758.96	27
28	28	39157.44	28	39157.44	28
29	29	40555.92	29	40555.92	29
30	30	41954.40	30	41954.40	30
31	31	43352.88	31	43352.88	31
32	32	44751.36	32	44751.36	32
33	33	46149.84	33	46149.84	33
34	34	47548.32	34	47548.32	34
35	35	48946.80	35	48946.80	35
36	36	50345.28	36	50345.28	36
37	37	51743.76	37	51743.76	37
38	38	53142.24	38	53142.24	38
39	39	54540.72	39	54540.72	39
40	40	55939.20	40	55939.20	40
41	41	57337.68	41	57337.68	41
42	42	58736.16	42	58736.16	42
43	43	60134.64	43	60134.64	43
44	44	61533.12	44	61533.12	44
45	45	62931.60	45	62931.60	45
46	46	64330.08	46	64330.08	46
47	47	65728.56	47	65728.56	47
48	48	67127.04	48	67127.04	48
49	49	68525.52	49	68525.52	49
50	50	69924.00	50	69924.00	50
51	51	71322.48	51	71322.48	51
52	52	72720.96	52	72720.96	52
53	53	74119.44	53	74119.44	53
54	54	75517.92	54	75517.92	54
55	55	76916.40	55	76916.40	55
56	56	78314.88	56	78314.88	56
57	57	79713.36	57	79713.36	57
58	58	81111.84	58	81111.84	58
59	59	82510.32	59	82510.32	59
60	60	83908.80	60	83908.80	60
61	61	85307.28	61	85307.28	61
62	62	86705.76	62	86705.76	62
63	63	88104.24	63	88104.24	63
64	64	89502.72	64	89502.72	64
65	65	90901.20	65	90901.20	65
66	66	92299.68	66	92299.68	66
67	67	93698.16	67	93698.16	67
68	68	95096.64	68	95096.64	68
69	69	96495.12	69	96495.12	69
70	70	97893.60	70	97893.60	70
71	71	99292.08	71	99292.08	71
72	72	100690.56	72	100690.56	72
73	73	102089.04	73	102089.04	73
74	74	103487.52	74	103487.52	74
75	75	104886.00	75	104886.00	75
76	76	106284.48	76	106284.48	76
77	77	107682.96	77	107682.96	77
78	78	109081.44	78	109081.44	78
79	79	110479.92	79	110479.92	79
80	80	111878.40	80	111878.40	80
81	81	113276.88	81	113276.88	81
82	82	114675.36	82	114675.36	82
83	83	116073.84	83	116073.84	83
84	84	117472.32	84	117472.32	84
85	85	118870.80	85	118870.80	85
86	86	120269.28	86	120269.28	86
87	87	121667.76	87	121667.76	87
88	88	123066.24	88	123066.24	88
89	89	124464.72	89	124464.72	89
90	90	125863.20	90	125863.20	90
91	91	127261.68	91	127261.68	91
92	92	128660.16	92	128660.16	92
93	93	130058.64	93	130058.64	93
94	94	131457.12	94	131457.12	94
95	95	132855.60	95	132855.60	95
96	96	134254.08	96	134254.08	96
97	97	135652.56	97	135652.56	97
98	98	137051.04	98	137051.04	98
99	99	138449.52	99	138449.52	99
100	100	139848.00	100	139848.00	100
TOTAL	143	131216.02	143	131216.02	143

EXISTING APPROVAL	1,500
REVISIED APPROVAL	1,499
PLANT COVERAGE	37.55%
TOTAL NO OF FLATS	2174
(9 BHK - 2031, 2 BHK - 143)	1487
TOTAL CAR PARKING REQUIRED	1501
TOTAL CAR PARKING ACHIEVED	1727
TOTAL TWO WHEELER PARKING ACHIEVED	704
TOTAL TWO WHEELER PARKING REQUIRED	710



RS-3

**Aravindhnan B S**

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**From:** Anandkumar Subbiah  
**Sent:** Thursday, November 9, 2017 4:01 PM  
**To:** cosmoecm@gmail.com  
**Cc:** Sahi Ajai; Anand B V; Vasudevan G  
**Subject:** Knowledge Transfer - STP,WTP & DG ( Joint inspection)

Dear CCRWA - ECM,

Greeting form PROVIDENT,

This is for your kind information. We had a joint inspection on 07.11.17 with new facility team in the presence of CCRWA - President - Mr. Adhi Tnahgavelu. We explained the entire cosmocity assets operations i.e, WTP, STP, Transformer Yard and DG operations in actual condition.

Thanks & Regards,

Anandkumar s - Manager - CSD

**Puravankara Limited**  
(Formerly Puravankara Projects Limited)  
No. 36/2, Gandhi Mandapam Road,  
Kotturpuram, Chennai – 600 085.  
Tel: +91-80-67724001 | Cell: +91 7338841398  
Website: [www.puravankara.com](http://www.puravankara.com)

R5-3

**Aravindhnan B S**

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**From:** CCRWA-ECM <cosmoecm@gmail.com>  
**Sent:** Tuesday, October 31, 2017 7:17 PM  
**To:** CRM Provident; CRM Puravankara; Sahi Ajai; Premchand Naidu; Anandkumar Subbiah; Vasudevan G  
**Subject:** Provident Cosmo City Maintenance takeover by CCRWA

**Dear PHL/Puravankara Team,**

Cosmo City Residents Welfare Association CCRWA is taking over the Provident Cosmo City Maintenance from Nov-1st 2017 onward per the intimation given to you on email dated 18th-Sep-2017 and 19th-Sep-2017. Appreciated that you also had acknowledged and communicated the same to all owners on 5th Oct 2017. With reference to this CCRWA is in touch with you both person(Site CRM office) and in emails addressed to all in the To: list regarding various items - please refer our emails to you dated: 19th-Sep-2017, 16th-Oct-2017, 17th-Oct 2017, 18th Oct 2017, 20th-Oct -2017, 23rd -Oct -2017, 26-Oct-2017, 27-Oct 2017 and 30-Oct 2017. We would like to bring to your notice that majority of requested transition requirements are still pending to be handed over/transfer from your side, which our team will continue pursuing with you to get it full-filled.

With respect to common area snags, which includes all the common assets as well, CCRWA is in the process of complete analysis on the current snags and provide you with the complete snag list shortly in-order for you to full-fill the common area/assets transfer in perfect working condition.

Thanks & Regards,

**CCRWA - ECM**

**Mission- make CosmoCity a better place to live**

R5-4

**PURAVANKARA**

15/02/2013

To,  
The Member Secretary,  
Tamilnadu Pollution Control Board,  
Guindy,  
Chennai – 600 032.

Respected sir,

Sub:- Reply – TNPCB – Details with regard to queries for consent to establish

Ref:- 1) Your letter no.T16/TNPCB/F.005256/MMN/OL/2012 dated 24/01/2013  
2) Our letter dated 12/10/2012 addressed to District Environmental Engineer

Further to our letter cited in the reference no.2 and your letter cited in the reference no.1,  
please find below the details for the queries.

- 1) As directed by MoEF we have stopped our main construction activity. However, to maintain the constructed structure we are continuing the basic maintenance and watering of the structure.
- 2) Environmental Clearance has been granted for Phase I of the project. We have commenced the construction of Phase I only without any violation of the EC. However, with regard to Phase II construction we have applied before the SEIAA for expansion of the project in the year 2009. Further, we appeared before the said Committee and made a presentation on 8<sup>th</sup> December 2009 seeking the Committee's prior approval for the proposed expansion. However, the said committee was wound up and there exists no new committee/authority to hear out our matter. Since the new committee has been formed, it has been informed that our subject has been placed before the committee and we are waiting for their advice. We have not carried out any construction in violation of the EC granted to our project.
- 3) We have satisfied MoEF vide our letter dated 20/07/2012 that we have applied with SEIAA for expansion of the project and made our presentation on 08<sup>th</sup> December 2009.
- 4) The file has been placed before the new committee and we are waiting for their advice. However, we would like to clarify that further development in Phase II project will be carried out after obtaining EC for the same.

*M.D. Sudhakar*

**Puravankara Projects Limited**

No. 7, Seshadri Road, LVR Center, Alwarpet, Chennai - 600 018. Tel: 91-44 - 24997890/92/93/94 Fax: 91-44 - 24997891

Registered Office: 130/1, Ulsoor Road, Bangalore - 560 042 Tel : 91-080-2559 9000/4343 9999 Fax : 91-080-2559 9350 [www.puravankara.com](http://www.puravankara.com)

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- 5) Regarding the disposal of sewage, we proposed to reuse 273 KLD for toilet flushing, Out of 377 KLD, 212 KLD will be utilized for gardening including avenue tree plantation. The remaining quantity of 165 KLD is proposed to be disposed in the existing STP of CMWSSB, located at Perungudi. The treated sewage shall be transported through dedicated lorries after meeting the standards norms. It may be kindly noted the CMWSSB STP unit at Perungudi collects the STP water from the private parties by collecting a nominal service charge fixed by the government.
- 6) In this regard we will ensure that the standards and quantity of the disposed treated sewage are maintained at any given point of time.
- 7) In the covering letter the number of dwelling units and total built-up area were wrongly mentioned as 2174 residential apartments and 191215.02 sq.mt. The values that are furnished in the application (i.e.) 144596 sq.mt. may be taken as the correct value (with 1184 residential apartments).
- 8) As we have furnished replies to the satisfaction of MoEF, we expect that the notices/directions issued would not proceed further. However, we are yet to comply with one of the condition of EC for getting CTE from Board is awaiting your favourable orders.
- 9) Considering our above explanations we request that the CTE to our project may be granted at an early date.

Thanking you

Yours Sincerely,

For Puravankara Projects Limited.

*M.D. Sudhakar*

Authorised Signatory



**Puravankara Projects Limited**

No. 7, Seshadri Road, LVR Center, Alwarpet, Chennai - 600 018. Tel: 91-44 - 24997890/92/93/94 Fax: 91-44 - 24997891

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Ref: PPL/Cosmo/2013-14/Tech,

Monday, the 11<sup>th</sup> November 2013

By Registered Speed Post Ack. Due  
By Hand delivery

To

The Director  
Office of Ministry of Environment & Forests,  
Paryavaran Bhavan,  
CGO Complex, Lodhi Road,  
NEW DELHI - 110 003

Kind Attention: Dr. P.B.Rustogi.

Dear Sir,

Sub.: Puravankara Projects Limited - Construction of Residential apartment at S.F.No.53/3, 53/4, 53/10B, 55/56/1, 57/2 & 57/4, Pudupakkam Village, Chengalpattu Taluk, Kancheepuram District, TamilNadu.

Ref.: 1) File No. SEIAA/TN/EC/8(a)/006/F.20/2008 dt: 24.7.2008  
2) Your office letter dated 14.10.2013, received on 05.11.2013.

We invite your kind attention for the letter under reference 2<sup>nd</sup> cited in respect of our above subjected project at Chennai in Tamil Nadu.

Point Nos. 1 to 10 are morefully dealing with chronology of events which have been reflecting in almost all of your correspondence. The same points have been replied several times in our past correspondence and hence the replies are not repeated again to save your valuable time.

We furnish below our replies (in bold letters) against each of your observations starting from point No. 11(*stated in italic smaller font*) raised in your aforesaid letter.

11.i) *Project authorities undertook construction activities of the project without obtaining consent to establish till 19.03.2013 – Specific condition No. (i) of construction phase.*

As was already informed to your good selves, we had applied for CFE as early as on 20.01.2012, vide Registration No. CC14323, Dt. 20.01.2012. However, due to the administrative delays, the CFE was not granted till 19.03.2013. Finally we had obtained the same from TNPCB vide Ref No.T11/TNPCB/F.No5256/MMN/OL/A/2013, Dt. 19-03-2013 and T11/TNPCB/F.No5256/MMN/OL/W/2013, Dt. 19-03-2013 under Air & Water acts respectively. Though the construction activities were on till 19.03.2013, in anticipation of CFE, we would like to state that we have not violated any of the Air and Water Pollution regulations during this time. Hence it may be please be considered for ratification of construction activities till 19.03.2013.

11.ii) *Necessary permission to draw ground water for the project has not been obtained-Specific Condition No. (xix) Of construction phase. The project in their earlier replies dated 31.12.2012 informed that they are*

Puravankara Projects Limited

Page 1 of 2

Registered Office: 130/1, Ulsoor Road, Bangalore - 560 042 Tel : 91-080-2559 9000/4343 9999 Fax : 91-080-2559 9350 www.puravankara.com

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working on obtaining the permission of CGWA for extraction of ground water during operation phase. Now, contradicting with their statement and informed that their water consumption is lesser than 20 KLD and hence they are exempted from taking NOC in accordance with the guidelines of CGWA, thus they have not applied for NOC from CGWA. The project should either comply with stipulated EC conditions or the condition should be got modified, based on proper justification with supporting documents/data by making a formal request to the ministry in this regard. As per the EC letter water requirement of the project is 819 KLD and intake of fresh water is 546 KLD which will be met from CMWSSB. The project has not provided any document in support of the water utilization from CMWSSB.

In earlier replies dated 31.12.2012, it was true that we had informed that we are working on obtaining the permission of CGWA for extraction of ground water during operation phase. It was also true that the water consumption is lesser than 20 KLD and hence it is exempted from taking NOC in accordance with the guidelines of CGWA, thus we have not applied for NOC from CGWA. Please note that this statement is made for construction phase but not for operational phase. The figures of 819 KLD and 546 KLD are dealing with period of operation but not for the period of construction phase.

Also as per the procedure we need to approach to CMWSSB for supply of drinking water once the construction works are complete and hence we are in the process for the same.

11.iii) It has been reported that two more blocks are added to the existing one without prior approval of SEIAA, which attracts change in the scope of work-General condition No (ii). The ministry had directed the project to stop the work vide letter No. SEIAA/TN/EC/8(A)/006/F-20/2008 dated 02.04.2012, but reportedly it appears that they had continued their construction work/activities without prior EC for the expansion,

We, before the SEAC Committee, had applied for the expansion of the said project in the year 2009. Further, we appeared before the said Committee and made a presentation on 8<sup>th</sup> Dec 2009 seeking the Committee's prior approval for the proposed expansion. However, there was no written communication to us about the status of our application and it came to our knowledge that the said Committee was wound-up and there exists no new Committee/Authority to hear our matter out. The new committee is formed as of now and they have taken up our project for discussion. Hence the above said letter was issued to stop work at no fault of us which may kindly be withdrawn.

We, therefore, request you to withdraw the points of 12 to 15 of your above referred letter as all replies to your concerns have already been furnished. Should you have any further questions or concerns, we request you fix up an appointment with you so that we can personally visit your office, explain and attend for the same.

Thanking you and assuring our best cooperation all the times,

Yours Faithfully,

For Puravankara Projects Limited,

  
(Sri Krishna Maliseti)  
Director - Technical.

Encl.: As above.

R5-5

ஊராட்சி பட்டியல் எண் 2



### வீட்டு வரி ரசீது

அசல்

R. ராஜகமலா ஜி.  
ராஜகமலா ஜி.  
4வது பாதாளம்

பற்றுச் சீட்டு A : 16261  
நாள் : 31/10/2015  
வரி விதிப்பு எண் : 2177  
கதவு இலக்கம் அல்லது  
நில அளவை எண் : 53/3

ஊராட்சி  
வரி விதிக்கப்பட்ட வரின் பெயர் : 027/204-  
வரி செலுத்துவோரின் பெயரும் விலாசமும் : 4வது பாதாளம்

வரி விவரம் (1)	வரி விதிப்பு காலம் (2)	வசூலிக்கப்பட்ட தொகை			
		நிலுவை (3) ரூ.	நடப்பு (4) ரூ.	மொத்தம் (5) ரூ.	குறிப்பு (6)
வீட்டு வரி	2013-14	2200/-	1100/-	3300/-	1062 ரூ.50
நரலக வரி	2014-15 2015-16				

ரூபாய் 1062 ரூ.50 மட்டும் பெற்றுக்கொள்ளப்பட்டது.

பணம் செலுத்துபவரின் கையொப்பம் குறிப்பு :

4.4.15  
வரி செலுத்தினர்  
ஊராட்சி தலைவர்

B. ராஜகமலா  
ஊராட்சி தலைவர்

- இந்த பற்றுச் சீட்டு ஊராட்சி தலைவரின் கையொப்பம் மற்றும் வரி வசூலிப்பவரின் கையொப்பமும் இருந்தால்தான் செல்லுபடியாகும்
- பணம் செலுத்துபவரின் கையொப்பம் தவறாகு பெறப்பட வேண்டும், இடதுகை பெருவிரல் ரேகை பெறும் இனத்தில்

RS-6

# PURAVANKARA

## CONSTRUCTION

State Level Environmental Impact Assessment Authority,  
Premises of TNPCB,  
Tamil Nadu Pollution Control Board,  
76, Mount Salai, Guindy,  
Chennai - 600 032.

6<sup>th</sup> February 2009

Dear Sir,

Sub: Submission of application Form 1 and Form 1A along with Annexure seeking revised Environmental Clearance for proposed modification in built-up area.

Ref : SEIAA Environmental Clearance Vide Letter No. SEIAA/TN/EC/8(a)/006/F-20/2008 dated 24.07.2008.

We are pleased to inform that our proposed construction at S.No. 53/3,53/4,53/10B,55,56/1,57/2 & 57/4., Pudupakkam Village, Chengalpattu Taluk, Kancheepuram District, was accorded Environmental Clearance by the State Level Environmental Impact Assessment Authority of Tamil Nadu, a copy of clearance letter is attached for your reference.

We have now proposed to modify the plans to cater to the needs the recent turnaround in economy.

The proposed modification will be as follows:

- Increase in built-up area from 1,44,598 M<sup>2</sup> to 1,91,145.68 M<sup>2</sup>.
- Increase in No. of Apartment from 1184 units to 2176 units.
- Increase in Water Consumption from 819 KLD to 1505 KLD.
- Increase in Sewage Generation from 707 KLD to 1304 KLD.
- Increase in Solid Waste Generation from 3.6 T/day to 5.576 T/day.

Page 1 of 2

Puravankara Projects Limited

No.7, Seshadri Road, LVR Centre, Alwarpet, Chennai - 600 018. Tel : 91-44-24997890 / 92 / 93 / 94. Fax : 91-44-24997891

130/1, Ulsoor Road, Bangalore-560042 Tel:91-080-2559 9000 Fax: 91-080-2559 9350 E-mail: puravankara@vsnl.com Visit us at: www.puravankara.com

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Earlier proposal was 2 STPs with 400 KL capacities each to treat the total sewage generation of about 710 KLD. Now, the capacities of STPs will be increased to 700 KL of each STP to treat the total sewage generation of 1304 KLD.

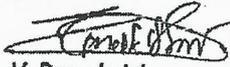
Total fresh water requirement will be 1003 KLD after recycling of the waste water generated from the Residential Apartment. Treated waste water will be reused for flushing / greenbelt.

We herein have enclosed filled up Form 1 and Form 1A along with all requisite annexure to enable you process and issue towards Environmental Clearance for modification.

We will be pleased if you do the needful at the earliest by taking the proposal in the immediate meeting.

Thanks and Regards

For Puravankara Projects Limited,



V. Ramakrishnan  
GM - Tech



Page 2 of 2

Puravankara Projects Limited

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AN ISO 9001 COMPANY



# GESRA LABS INDIA PVT. LTD.

# 21, 1<sup>st</sup> Floor, G.K Industrial Estate Main Road, Alapakkam, Porur, Chennai - 600 116.  
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ACCREDITED BY NABL AS PER ISO/IEC 17025 : 2005

R5-7

Report No: 210802001

Page 1 of 1

**Issued To,**  
**Seamak,**  
Chennai.

### Submitted Sample

Date of Report : 11.08.2021  
Received on : 03.08.2021  
Commenced on : 03.08.2021  
Completed on : 11.08.2021

SAMPLE CODE NO : T2108020-01  
SAMPLE DESCRIPTION : STP TREATED WATER.  
SAMPLE SOURCE : PROVIDENT COSMO-CITY – PUDUPAKKAM.

Sl. No	Test Parameters	Units	Results	Tolerance Limits for Treated Outlet as per TNPCB	Test Method
I	<b>Chemical Examination:</b>				
1	pH Value @ 25°C	-	7.55	5.5 to 9.0	IS 3025 Part 11 1983 RA 2017
2	Total Dissolved Solids	mg/l	754	2100	IS 3025 Part 16 1984 RA 2017
3	Biological Oxygen Demand (BOD) @ 27°C for 3 Days	mg/l	3.0	30	IS 3025 Part 44 1993 RA 2014
4	Chemical Oxygen Demand (COD)	mg/l	32	250	IS 3025 Part 58 2006 RA 2012
5	Oil and Grease	mg/l	BDL (DL 1.0)	10	IS 3025 Part 39 1991 RA 2014
6	Chloride as Cl <sup>-</sup>	mg/l	194	1000	IS 3025 Part 32 1988 RA 2014
7	Total Hardness as CaCO <sub>3</sub>	mg/l	434	-	IS 3025 Part 21 2009 RA 2014
8	Total Alkalinity as CaCO <sub>3</sub>	mg/l	357	-	IS 3025 Part 23 1986 RA 2014

\*\*\*\* End of Report\*\*\*\*

BDL-Below Detection Limit, DL-Detection Limit

  
Verified by

Terms and Conditions

- The Test Results relate only to the items tested.
- This Test Report shall not be reproduced anywhere except in full and in the same format without the written approval of GLIPL.
- The tested items will not be retained for more than 15 days from the date of issue of Test Report unless otherwise agreed with the Customer or as required by the applicable regulations.
- The Laboratory's responsibility under this report is limited to proven willfull negligence and will in no case be more than the invoiced amount.

  
Authorized Signatory

**W. GAYATHRI DEVI**