



9.	<b>G</b>	Reply From PMC Garden Dept. – Proposing work place at Chhatrapati Sambhaji Raje Udyan, Sainath Nagar, Vadgaon Sheri, Pune and S. No. 30(Part) Kharadi, Old Mundhwa Kharadi Road and asked us to submit our proposal for this work dated 14.08.2024	2954-2955
10.	<b>H</b>	Letter to Garden Dept. – Proposal/Quotation Submitted for Afforestation work at aforesaid location upto Rs.61.66 Lac as per condition in EC dated 19.08.2024	2956-2961
11.	<b>I</b>	Work Order given to Vrutika Enterprises with ref. no. CNT/ETHOS/9/2024 dated 30.08.2024	2962-2971
12.	<b>J</b>	Advance Payment of Rs. 26,00,000/- Paid to Vrutika Enterprises dated 23.09.2024	2972-2973
13.	<b>K</b>	Letter from Garden Dept. – Approval of Proposal for Afforestation work at aforesaid location dated 10.10.2024	2974-2979
14.	<b>L</b>	Letter to Garden Dept for Water Conservation Program Work dated 25.07.2024	2980-2981
15.	<b>M</b>	Reply from PMC Garden Dept. – Proposed work place at Rajiv Gandhi Zoological Park, Katraj and asked us to submit our proposal for this work dated 14.08.2024	2982-2983
16.	<b>N</b>	Letter to Garden Dept. – Proposal/Quotation Submitted for Water Conservation work at aforesaid location upto Rs.61.66 Lac as per condition in EC dated 19.08.2024.	2984-2989

17.	<b>O</b>	Work Order given to Vrutika Enterprises CNT/ETHOS/5/2024 dated 20.08.2024	2990-3007
18.	<b>P</b>	Letter from Garden Dept. – Approval of Proposal for Water Conservation work at aforesaid dated 10.10.2024	3008-3013
19.	<b>Q</b>	Advance Payment of Rs. 26,00,000/- Paid to Vrutika Enterprises dated 07.11.2024	3014-3015
20.	<b>R</b>	Letter to Garden Dept for Play Ground Development Work dated 25.07.2024	3016-3017
21.	<b>S</b>	Reply From PMC Garden Dept. – Proposed work place at Maharashtra Housing Board, Yerwada and asked us to submit our proposal for this work dated 14.08.2024	3018-3019
22.	<b>T</b>	Letter to Garden Dept. – Proposal/Quotation Submitted for Paly Ground Development work at aforesaid location upto Rs.49.32 Lac as per condition in EC dated	3020-2023
23.	<b>U</b>	Work Order given to Vrutika Enterprises CNT/ETHOS/6/2024 dated 30.08.2024	3024-3031
24.	<b>V</b>	Letter from Garden Dept. – Approval of Proposal for Paly Ground Development work at aforesaid location dated 10.10.2024	3032-3037
25.	<b>W</b>	Advance Payment of Rs. 21,00,000/- Paid to Vrutika Enterprises dated 23.10.2024	3038-3039
26.	<b>X</b>	Letter to Garden Dept for Sewerage Line and STP, Solid Waste Management Work dated 25.07.2024	3040-3041
27.	<b>Y</b>	Reply From PMC Garden Dept. – Proposed work place at Katraj and	3042-3043

		asked us to submit our proposal for this work dated 14.08.2024	
28.	<b>Z</b>	Letter to Garden Dept. – Proposal/Quotation Submitted for Sewerage Lines and STP, solid waste management at aforesaid location upto Rs.49.32 Lac as per condition in EC dated 19.08.2024	3044-3049
29.	<b>AA</b>	Work Order given to Vrutika Enterprises CNT/ETHOS/7/2024 dated 30.08.2024	3050-3059
30.	<b>BB</b>	Letter from Garden Dept. – Approval of Proposal for Sewerage Lines and STP, solid waste management work at aforesaid location dated 10.10.2024	3060-3065
31.	<b>CC</b>	Advance Payment of Rs. 21,00,000/- Paid to Vrutika Enterprises dated 07.11.2024	3066-3067
32.	<b>DD</b>	Letter to Garden Dept for Urban Air/ Noise Pollution Control Initiatives Work dated 25.07.2024	3068-3069
33.	<b>EE</b>	Reply From PMC Garden Dept. – Proposed work place at Swami Vivekanand Udyan, Vimannagar, Lohegaon and asked us to submit our proposal for this work dated 14.08.2024	3070-3071
34.	<b>FF</b>	Letter to Garden Dept. – Proposal/Quotation Submitted for Urban Air/ Noise Pollution Control Initiatives at aforesaid location upto Rs.24.66 Lac as per condition in EC dated 19.08.2024	3072-3075
35.	<b>GG</b>	Work Order given to Vrutika Enterprises CNT/ETHOS/8/2024	3076-3083

36.	<b>HH</b>	Letter from Garden Dept. – Approval of Proposal for Urban Air/ Noise Pollution Control Initiatives work at aforesaid location dated 10.10.2024	3084-3089
37.	<b>II</b>	Advance Payment of Rs. 10,00,000/- Paid to Vrutika Enterprises dated 23.10.2024	3090-3091



**BEFORE THE HON'BLE NATIONAL GREEN TRIBUNAL  
WESTERN ZONE BENCH AT PUNE  
APPLICATION NO. 74/2019 OF 2019  
I.A. No. 120/2019 (WZ), I.A. No. 58/2020 (WZ)  
I.A. No. 43/2021 (WZ)**

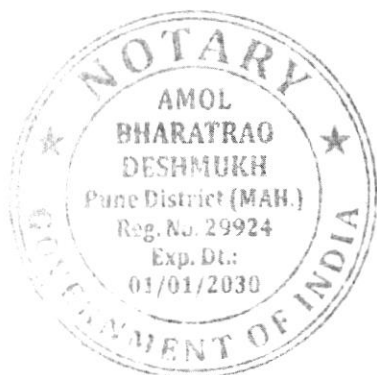
**IN THE MATTER OF**

Mr. Tanaji Balasaheb Gambhire ...Applicant  
Vs.  
The Principal Secretary- DoE & Ors. ...Respondents

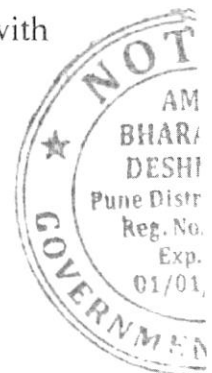
**ADDITIONAL AFFIDAVIT ON BEHLAF OF THE  
RESPONDENT NO. 11**

I, Srinivas K. Iyer, aged 49 years, the Authorised Signatory of the Respondent No. 11, having office address at "Nyati Unitree", East Wing, 7<sup>th</sup> Floor, CTS No. 1995 (B+C)+1996B, Yerwada, Pune Nagar Road, Pune 411006, do hereby solemnly affirm and state as under:

1. I am the authorized signatory of the Respondent No. 11, having my address as mentioned above and I am competent, authorized, and able to depose the present Affidavit. I have perused and made myself conversant with the contents and records pertaining to the present application and I am otherwise well aware of the facts and circumstances of the present case from personal knowledge as also office records and am competent to depose the same.



2. I say that I am filing the present Additional affidavit for the limited purpose of bringing the subsequent facts and developments on the record and to the attention of this Hon'ble Tribunal. I crave leave to file a further affidavit/additional affidavit along with supporting documents if circumstances so warrant.
3. I say that true and correct subsequent facts and developments are as follows:
- a) On 14.12.2023, the SEIAA after due deliberation resolved to grant the EC to the subject project, subject to conditions mentioned in the Minutes of Meeting dated 14<sup>th</sup> December 2023. Hereto marked and annexed as **Exhibit A** is the copy of Minutes of meeting dated 14.12.2023.
  - b) On 17.05.2024, the Respondent No. 11, after due payment of the penalty, obtained Consent To Establish with respect to the said project. Hereto marked and annexed as **Exhibit A-1** is the copy of the Consent to Establish obtained with respect to the said project.



- c) On 04.07.2024, the Respondent No. 11 made a representation to the SEIAA, thereby stating that the Respondent No. 11 has complied with the directions of the SEIAA and has paid the penalty and submitted the Bank Guarantee in respect of the said project and requested to grant the EC. Hereto marked and annexed as **Exhibit B** is the copy of representation dated 04.07.2024.
- d) On 10.09.2024, the SEIAA after verifying the Compliance has granted EC to the Respondent No. 11 in respect of the said project, vide EC Identification No. Ec24B038 MH169795. Hereto marked and annexed as **Exhibit C** is the copy of Environment Clearance.
- e) On 12.09.2024, the Respondent No. 11 issued public notices pertaining to issuance of the said EC Certificate. Hereto marked and annexed as **Exhibit D** is the copy of public notice/s issued by the Respondent no. 11 dated 12.09.2024.



f) On 25.09.2024, the MPCB, after due payment of the penalty, issued Consent to Operate (CTO) to the Respondent No. 11 in respect of the said project for a period upto 31.08.2025. Hereto marked and annexed as **Exhibit E** is the copy of Consent to Operate (CTO) issued by MPCB dated 25.09.2024.

4. It is respectfully submitted that the remedial actions undertaken in furtherance of the grant of Environmental Clearance (EC) and the payment of penalties, as directed, have been diligently initiated. The progress of these actions is systematically outlined in the table herein below;

Sr. No.	MOM dt.14.12.2023	NBPL/PMC Letter Reference/Date	Particulars	Ehibit
1	Afforestation (Can include Plantation, garden development 61.66 Lakhs (25%))	2025, 25.07.2024	Letter to Garden Dept for Afforestation (Plantation, Garden Development)	Ex-F
		2261, 14.08.2024	Reply From PMC Garden Dept. - Proposing work place at Chhatrapati Sambhaji Raje Udyan, Sainath Nagar, Vadgaon Sheri, Pune and S. No. 30(Part) Kharadi, Old Mundhwa Kharadi Road and asked us to submit our proposal for this work.	E-G
		2630, 19.08.2024	Letter to Garden Dept. - Proposal/Quotation Submitted for Afforestation work at aforesaid location upto Rs.61.66 Lac as per condition in EC.	Ex-H
		CNT/ETHOS/9/2024, 30.08.2024	Work Order given to Vrutika Enterprises	Ex-I
		23.09.2024	Advance Payment of Rs. 26,00,000/- Paid to Vrutika Enterprises	Ex-J
		3535, 10.10.2024	Letter from Garden Dept. - Approval of Proposal for Afforestation work at aforesaid location.	Ex-K
2		2024, 25.07.2024	Letter to Garden Dept for Water Conservation Program Work	Ex-L



	Water Conservation Program (Jalyukt Shivar, etc) <b>61.66 Lakhs (25%)</b>	2260, 14.08.2024	Reply from PMC Garden Dept. – Proposed work place at Rajiv Gandhi Zoological Park, Katraj and asked us to submit our proposal for this work.	Ex-M
		2631, 19.08.2024	Letter to Garden Dept. –Proposal/Quotation Submitted for Water Conservation work at aforesaid location upto Rs.61.66 Lac as per condition in EC.	Ex-N
		CNT/ETHOS/5/2024, 30.08.2024	Work Order given to Vrutika Enterprises	Ex-O
		3536, 10.10.2024	Letter from Garden Dept. – Approval of Proposal for Water Conservation work at aforesaid location.	Ex-P
		07.11.2024	Advance Payment of Rs. 26,00,000/- Paid to Vrutika Enterprises	Ex-Q
3	Urban environment and sanitation (can include Swatecha Bharat, playground development, urban ground-water recharge schemes etc) <b>49.32 Lakhs (20%)</b>	2023, 25.07.2024	Letter to Garden Dept for Play Ground Development Work	Ex-R
		2263, 14.08.2024	Reply From PMC Garden Dept. – Proposed work place at Maharashtra Housing Board, Yerwada and asked us to submit our proposal for this work.	Ex-S
		2632, 19.08.2024	Letter to Garden Dept. – Proposal/Quotation Submitted for Paly Ground Development work at aforesaid location upto Rs.49.32 Lac as per condition in EC.	Ex-T
		CNT/ETHOS/6/2024, 30.08.2024	Work Order given to Vrutika Enterprises	Ex-U
		3534, 10.10.2024	Letter from Garden Dept. – Approval of Proposal for Paly Ground Development work at aforesaid location.	Ex-V
		23.10.2024	Advance Payment of Rs. 21,00,000/- Paid to Vrutika Enterprises	Ex-W
4	Sewerage lines and STP, solid waste management <b>49.32 Lakhs (20%)</b>	2022, 25.07.2024	Letter to Garden Dept for Sewerage Line and STP, Solid Waste Management Work	Ex-X
		2264, 14.08.2024	Reply From PMC Garden Dept. – Proposed work place at Katraj and asked us to submit our proposal for this work.	Ex-Y
		2633, 19.08.2024	Letter to Garden Dept. – Proposal/Quotation Submitted for Sewerage Lines and STP, solid waste management at aforesaid location upto Rs.49.32 Lac as per condition in EC.	Ex-Z
		CNT/ETHOS/7/2024, 30.08.2024	Work Order given to Vrutika Enterprises	Ex-AA
		3533, 10.10.2024	Letter from Garden Dept. – Approval of Proposal for Sewerage Lines and STP, solid waste management work at aforesaid location.	Ex-BB
		07.11.2024	Advance Payment of Rs. 21,00,000/- Paid to Vrutika Enterprises	Ex-CC
5	Urban air/noise pollution control initiatives <b>24.66 Lakhs (10%)</b>	2021, 25.07.2024	Letter to Garden Dept for Urban Air/ Noise Pollution Control Initiatives Work	Ex-DD
		2262, 14.08.2024	Reply From PMC Garden Dept. – Proposed work place at Swami Vivekanand Udyan, Vimannagar, Lohegaon and asked us to submit our proposal for this work.	Ex-EE



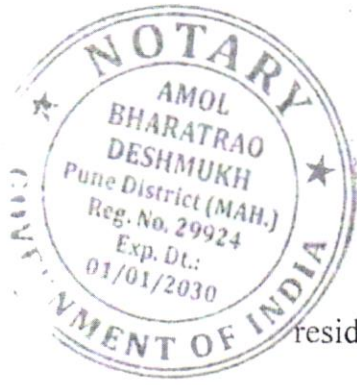
	2634, 19.08.2024	Letter to Garden Dept. – Proposal/Quotation Submitted for Urban Air/ Noise Pollution Control Initiatives at aforesaid location upto Rs.24.66 Lac as per condition in EC.	Ex-FF
	CNT/ETHOS/8/2024. 30.08.2024	Work Order given to Vrutika Enterprises	Ex-GG
	3532, 10.10.2024	Letter from Garden Dept. – Approval of Proposal for Urban Air/ Noise Pollution Control Initiatives work at aforesaid location.	Ex-HH
	23.10.2024	Advance Payment of Rs. 10.00.000/- Paid to Vrutika Enterprises	Ex-II

#### 5. STP with respect to the Project;

5.1. It is respectfully submitted that Ethos II is an independent project, distinct from Ethos I, and falls well below the threshold limit of 20,000 sq. m. as stipulated under the extant environmental laws. Ethos II is a completed project and does not necessitate a separate Sewage Treatment Plant (STP).

5.2. Due to the natural land gradient, wherein Ethos II is situated at a significantly lower elevation compared to Ethos I, the STP for Ethos I has been placed within the premises of Ethos II to ensure efficient sewage flow. Furthermore, as a reciprocal arrangement benefiting the





residents of Ethos II, the same STP caters to the limited sewage treatment needs of Ethos II units. This setup is an environmentally efficient and practical solution that aligns with sustainable development principles.

6. I say that, the contents stated in above paragraphs are true and correct to best of my belief and knowledge.

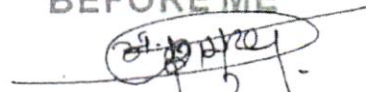
Solemnly affirmed at Pune )

Dated this 9<sup>th</sup> day of January 2025 )

Respondent No. 11

Advocate for Respondent No. 11

BEFORE ME  
BEFORE ME

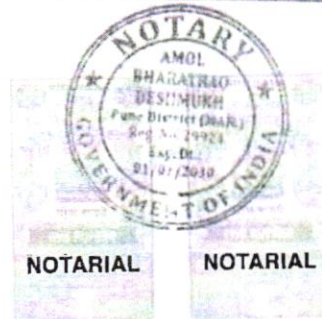
  
AMOL B. DESHMUKH  
NOTARY  
GOVERNMENT OF INDIA

09 JAN 2025

Noted & Registered  
at Sr. No. 05/2025



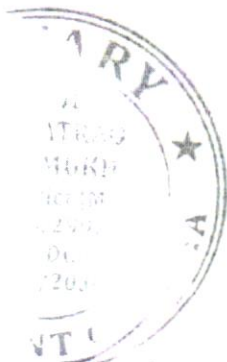
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Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

**Item no. 12**

**Proposal No.:-** SIA/MH/INFRA2/442271/2023

**Type of Project:** EC

**Subject-** Environmental Clearance for Expansion in Residential development "Nyati Ethos-I" at S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Mouje Undri, Taluka Haveli, District Pune By M/s Nyati Builders Private Limited

**Project Details-**

It is noted that, the PP has submitted the application for prior environment clearance under violation category for proposed project with total plot area of 16,150.00 m<sup>2</sup>, FSI area of 17,234.48 m<sup>2</sup>, Non FSI area of 13,461.29 m<sup>2</sup> and total BUA of 30,695.77 m<sup>2</sup>.

Brief information of the proposal is as below:

1.	Proposal Number	SIA/MH/INFRA2/442271/2023		
2.	Name of Project	Expansion in Residential development "Nyati Ethos-I" at S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Mouje Undri, Taluka Haveli, District Pune By M/s Nyati Builders Private Limited		
3.	Project category	8a (B1)		
4.	Type of Institution	Private Limited		
5.	Project Proponent	Name	Mr. Piyush Nitin Nyati	
		Regd. Office address	Nyati Unitree, Nagar Road, Yerawada, Pune. 411006.	
		Contact number	9623445233/ 020 29805333	
		e-mail	dsdev@nyatigroup.com	
6.	Name of Consultant	EMP Consultant: Sneha- Hitech Products, Bangalore,		
7.	Applied for	Expansion (Violation Project)		
8.	Details of previous EC	-		
9.	Location of the project	At S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Mouje Undri, Taluka Haveli, District Pune		
10.	Latitude and Longitude	Latitude: 18°27'33.29"N. Longitude: 73°55'08.83"E		
11.	Total Plot Area (m <sup>2</sup> )	16,150.00		
12.	Deductions (m <sup>2</sup> )	2422.5		
13.	Net Plot area (m <sup>2</sup> )	13727.50		
14.	Proposed FSI area (m <sup>2</sup> )	17,234.48		
15.	Proposed non-FSI area (m <sup>2</sup> )	13,461.29		
16.	Proposed TBUA (m <sup>2</sup> )	30,695.77		
17.	TBUA (m <sup>2</sup> ) approved by Planning Authority till date	30,695.77		
18.	Ground coverage (m <sup>2</sup> ) & %	1988.8, 13%		
19.	Total Project Cost (Rs.)	99.36 Cr.		
20.	CER as per MoEF & CC circular dated 01/05/2018	Activity	Location	Cost (Rs.)
		We will follow the conditions mentioned in OM		
21.	Details of Building Configuration:			Reason for Modification / Change
	Previous EC / Existing Building	Proposed Configuration		

*Sande*  
Member Secretary



*MT*  
Chairman

Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

	Building Name	Configuration	Height (m)	Building Name	Configuration	Height (m)	Existing- P+6 and Proposed -Additional 5 Floors
	A1	P+6	19.99	A1	P+11	34.50	
	A2	P+12	37.40	A2	P+12	37.40	No change
	B1	P+12	37.40	B1	P+12	37.40	No change
	B2	P+12	37.40	B2	P+12	37.40	No change
	B3	P	2.59	B3	P+ 11	34.50	Existing- P and Proposed -Additional 11 Floors
	Club house	G+1	7.45	Club house	G+1	7.45	No change
22.	Total number of tenements			Total Tenements - 227 nos. (Existing-165 nos. + Proposed - 62 nos.)			
S	Water Budget	Dry Season (CMD)		Wet Season (CMD)			
		Fresh Water	103	Fresh Water	103		
		Recycled (Gardening)	8	Recycled (Gardening)	0		
		Recycled Flushing	51.00	Recycled Flushing	51.00		
		Swimming Pool	2.00	Swimming Pool	2.00		
		Total	164.00	Total	154.00		
		Excess water	66.00	Excess water	74.00		
24.	Water Storage Capacity for Firefighting / UGT	Domestic UG tank- 113.8 CMD Fire UG tank – 375 CMD Flushing Water Tank- 51 CMD					
25.	Source of water	Local Body – Pune Municipal Corporation/ tanker					
26.	Rainwater Harvesting (RWH)	Level of the Ground water table:			9 m BGL		
		Size and no of RWH tank(s) and Quantity:			5 No		
		Quantity and size of recharge pits:			1.2 m x 1.2 m x 2.5 m		
		Details of UGT tanks if any:			NA		
27.	Sewage and Wastewater	Sewage generation in CMD:			140.00		
		STP technology:			MBBR		
		Capacity of STP (CMD):			Existing - 210 KLD, Proposed - 30 KLD		
28.	Solid Waste Management during Construction Phase	Type	Quantity (kg/d)		Treatment / disposal		
		Construction waste	Steel, Tiles, Excavated material etc.		Will be handed over to authorized recycler Top soil will be used for landscaping.		

*Frank*  
Member Secretary

*Pratik*  
Chairman

Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

29.	Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal			
		Dry waste:	227 kg/day	Will be handed over to authorized recycler			
		Wet waste:	341 kg/day	Will be treated in OWC			
		Hazardous waste:	Negligible	Handed over to authorized recyclers			
		Biomedical waste	NA	NA			
		E-Waste	3.1 kg/day	Will be handed over to authorized recycler			
		STP Sludge (dry)	14 kg/day	Will be used as manure for gardening purpose			
30.	Green Belt Development	Total RG area (m <sup>2</sup> ):	1615.00				
		Existing trees on plot:	177				
		Number of trees to be planted:	0				
		Number of trees to be cut:	0				
		Number of trees to be transplanted:	0				
31.	Power requirement	Source of power supply:	MSEDCL				
		During Construction Phase (Demand Load):	30 KW				
		During Operation phase (Connected load):	1520 KW				
		During Operation phase (Demand load):	686 KW				
		Transformer	630 KVA x 2 Nos.				
		DG set:	200 KVA x 2 No.				
32.	Details of Energy saving	<ul style="list-style-type: none"> <li>Solar lights will be provided for common amenities like Street lighting &amp; Garden lighting.</li> <li>LED based lighting will be done in the common areas, landscape areas, signage's, Entry gates and boundary compound walls etc.</li> <li>Auto Timer Switches will be provided for Street lights, Garden lights, Parking &amp; staircase Lights &amp; Other Common Area Lights, for saving electrical energy.</li> <li>Water Level Controllers with Timers will be used for Water Pumps.</li> <li>To create awareness to end consumer or flat owner, for using energy efficient light fittings like LED Lights.</li> </ul>					
		33.	Environmental Mgt. plan budget during Construction phase	Type	Details	Cost	
				Capital	Air, water, land, biological environment	15.0 Lakh	
		34.	Environmental Management plan Budget during Operation phase	O&M	Air, water and Noise Monitoring	3.0 Lakh/Annum	
				Component	Details	Capital (Lacs)	O&M (Lacs/Y)
				Storm water	-		
				Sewage treatment	STP	23.16	13.37
				Water treatment	-		
				RWH	Rain Water harvesting	9.00	0.27
		Swimming Pool	-				

  
Member Secretary

  
Chairman

Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

		Solid Waste	OWC	13.02	3.42
		Hazardous Waste	-	-	-
		E waste	Handed over to Authorized Vendor	-	-
		Green Belt Development	---	13.65	2.91
		Energy saving	Renewable energy Solar PV panel & solar hot water	50.70	1.85
		Environmental Monitoring	From MoEF & CC approved lab	-	4.0
		Disaster Management	During operation phase	90	10
35.	Traffic Management	Type	Required as per DCR	Actual Provided	Area per parking (m <sup>2</sup> )
		4-Wheeler	184	192	As per Standard DCR
		2-Wheeler	362	362	
		Bicycles	362	362	
36.	Details of Court cases / litigations w.r.t. the project and project location if any.	NGT Case details Application No.74 of 201, Mr. Tanaji Balasaheb Gambhire Vs Principal Secretary, Environment department Government of Maharashtra.			

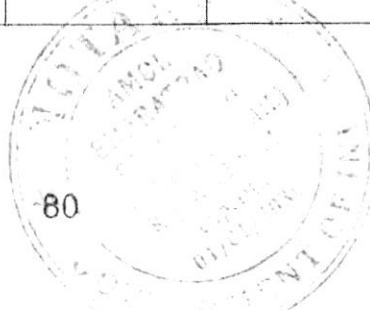
**SEAC Deliberation –**

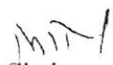
PP stated that, the application is under violation category for Expansion in Residential development “Nyati Ethos-I” at S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Mouje Undri, Taluka Haveli, District Pune.

The Chronology of the proposal as briefed by PP is as below:

Sr. No.	Chronology	Date	Remark
1	Application for Expansion Environment clearance (under Violation)	4 June 2019	For expansion of existing building
2	Considered by SEAC in 95 <sup>th</sup> Meeting	4 Oct 2019	Noted violation of construction BUA 23316.19 sqm carried out without EC and referred to SEIAA
3	Considered and deferred by SEIAA in 108 <sup>th</sup> Meeting	12 Dec 2019	Remained Absent and deferred proposal (Violation window closed)
4	Letter submitted for Consideration after opening of violation window	8 Feb 2022	Application submitted for consideration on opening of violation window
5	Application through Parivesh Portal	2 March 2022	Application under violation window Parivesh
6	Grant of Auto TOR	3 March 2022	Received Auto TOR

  
Member Secretary




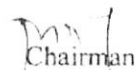
  
Chairman

Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

The comparative statement for the project is as below:

SR.NO.	DETAILS	Existing	Proposed	REMARKS
1.	Survey No.	S. No. 21/1A, 21/1B(P), 21/3A/1, 21/3A/2, 21/3A/3, 21/3A/4	S. No. 21/1A/1B/3A/1/ 3A/2/3A/3-3A/4.	No Change
2.	Project name	Residential development "Nyati Ethos-I"	Expansion Residential development "Nyati Ethos-I"	
2	Plot area	16.150 sq.mt.	16.150 sq.mt.	No Change
3.	FSI	12.734.62 Sq.m	17.234.48 sq.mt.	Increased by 4.499.86 Sq.m
4.	Non FSI	10.581.97 Sq.m	13.461.29	Increased by 2,879.32 Sq.m
5.	Built up Area	23,316.59 sq.mt	30.695.77 sq.mt	Increased by 7,379.18 sq.mt
6.	Buildings	Build. -A1, Build. -A2, Build. B1, Build. B2, Build. B3 & Club house	Build. -A1, Build. -A2, Build. B1, Build. B2, Build. B3 & Club house	Build. A1 (7 <sup>th</sup> floor to 11 <sup>th</sup> Floors) Added, Build. B3 (P-11) Added
7.	Bldg. Configuration	Build. -A1 - P-6 Build. -A2 - P-12 Build. - B1 - P-12 Build. - B2 - P-12 Build. - B3 - P Club house - G -1	Build. -A1 - P-11 Build. - A2 - P-12 Build. - B1 - P-12 Build. - B2 - P-12 Build. - B3 - P -11 Club house - G +1	Build. A1 (7 <sup>th</sup> floor to 11 <sup>th</sup> Floors) Added, Build. B3 (P-11) Added Vertical Expansion.
8	No. of Tenements (nos.)	165 nos.	227 nos.	62 No. of Tenements increases
9	Project Cost - Cr	69.0 Cr	99.36 Cr.	Increased by 30.6 Cr.
10	Total Water requirement	Fresh water : 75 kld Flushing : 37 kld Gardening : 8 kld Total water requirement: 120 kld	Fresh water : 104 kld Flushing : 51 kld Gardening : 8 kld Total water requirement: 163 kld	Increased by Fresh water : 28 kld Flushing : 14 kld
11	Sewage generation	101 kld	140 kld	Increased by 39 kld
12	STP Capacity	210 kld	210 kld & 30 Kld	30 KLD for proposed expansion
13	Solid waste management	Wet garbage - 248 kg/day Dry Garbage - 165 kg/day STP Sludge - 10 Kg/day	Wet garbage - 341 Kg/day Dry Garbage 227 Kg/day STP Sludge - 10 Kg/day	Increased by Wet garbage 93 Kg/D Dry Garbage-62 Kg/D
14	OWC Capacity	Vermicomposting - 250 Kg/d	OWC proposed 400 Kg/d	OWC of 400 Kg. day
15	Green belt area	534.69 Sq.m 158 nos. of trees	534.69 Sq.m 158 no. of trees	Existing trees on site 158 nos

  
Member Secretary

  
Chairman

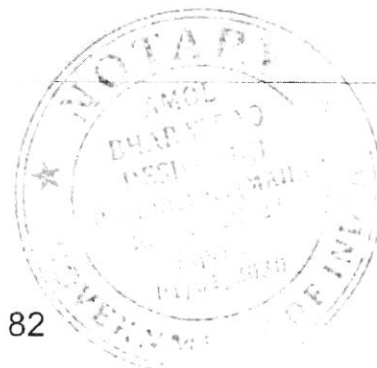
Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023


The details of damage assessment as presented by PP are as below:

**A. PROJECT DETAILS**

1	Name and address of Project	Residential Development "Nyati Ethos-I" at S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Mouje Undri, Taluka Haveli, District. Pune.
2	Name of Directors	Mr Piyush Nitin Nyati
3	Total construction completed (built-up area as per EC notification):	Total Built-up area – 23,316.59 sq.m (FSI area 12,734.62 sq.m + Non FSI area 10,581.97 sq.m)
4	Total construction proposed, built-up area as per EC notification	Total construction area proposed (Existing+ Proposed) FSI – 17,234.48 sq.m Non FSI - 13,461.29 sq.m TBUA - 30,695.77 sq.m
5	Whether the project has any EC; if yes, give details including approved built up area	No
6	Total cost of the project and total cost of the project already executed? Also, give total cost of the project constructed without EC.	Total cost of the project- 99.79 Cr Total cost of the project already executed – 69.36 Cr Total cost of the project constructed without EC – 69.36 Cr
7	Date of commencement of project	25/07/2010 (As per sanction plan dated 25/07/2010)
8	Date of violation of EC regulation (please justify with documentary evidence)	25/07/2010
9	Date of first submission of information of such violation to the SEIAA or SEAC, if self- notified, along with stoppage of construction work	02/03/2022
	I. No. of days of violation (9-8)	4238 days
10	Name and address of Environmental consultant, with date of engagement of such consultant	Sneha Hi- Tech Products
11	Any other case of EC violation is reported or pending or decided earlier for projects where any of the directors are involved? If yes, give details	Yes
12	Any court case related to EC violation pending or decided against any of the directors including High Court, NGT and sessions court?	Yes

  
Member Secretary



  
Chairman

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**B. THE ATTRIBUTES FOR ENVIRONMENTAL DAMAGES: THE PP AND CONSULTANT NEEDS TO DESCRIBE THE DETAILS OF EACH ATTRIBUTES IN QUALITATIVE AND QUANTITATIVE MANNER; FOR EXAMPLE.**

1	Air pollution: construction dust, noise, demolition dust	The dust was effectively controlled by water sprinkling.
2	Water: incremental sewage increase, extra water pumped from foundations	No water pumping involved from foundation
3	Soil: excess foundation excavation, excess ground foot print	There is no extra excavation or extra ground foot print.
4	Noise: extra time required for construction,	There is no extra excavation or extra ground foot print.
5	Loss of vegetation: additional trees cut ( type, age and number of trees with its significance)	Total tree cut-00 nos.
6	Transport and material handling	Yes, details are given below.

**C. DESCRIPTION OF ACTIVITIES CONTRIBUTING TO THE ENVIRONMENTAL DAMAGE AND DEGRADATION;**

A. Demolition, site preparation																						
1	Whether any demolition work was carried out prior to EC? If yes what is date of commencement of demolition and also date of completion of demolition? If No demolition work was carried out by PP																					
2	Whether such demolition or site had some asbestos, industrial waste or contaminated soil or hazardous waste etc. and if yes, how these types of waste have been segregated and disposed? Not applicable																					
3	If the project is located on any industrial site, whether any due diligence or environmental status of site was assessed? If yes, give details No																					
4	State the quantity of demolition waste disposed from the site, including quantity and disposal location along with location map and photographs No																					
5	Any air quality (including noise) monitoring done during demolition work? If yes, results No																					
6	Whether building plan and layout approved and permission from local authorities is taken to commence the work prior to demolition work No																					
B. Construction stage																						
1	Date of commencement of construction and completion of construction, if any 25/07/2010 (As per sanction plan dated 25/07/2010)																					
2	Whether the construction carried out is strictly as per the sanction plan given by concerned local authority? If yes, please provide such certification Yes																					
3	In the additional construction, how much construction material including, sand, bricks, cement etc was required to be transported? No. of trucks and its average haulage?																					
	<table border="1"> <thead> <tr> <th>Material</th> <th>Unit</th> <th>Quantity</th> </tr> </thead> <tbody> <tr> <td>Fly ash (RCC)</td> <td>kg</td> <td>4565</td> </tr> <tr> <td>Fly ash (Block)</td> <td>kg</td> <td>73884</td> </tr> <tr> <td>Fly ash (Plaster)</td> <td>kg</td> <td>105459</td> </tr> <tr> <td>Steel</td> <td>kg</td> <td>590000</td> </tr> <tr> <td>Flooring (Vitrified tile)</td> <td>kg</td> <td>308471</td> </tr> <tr> <td>Flooring (Ceramic tile)</td> <td>kg</td> <td>97719.6</td> </tr> </tbody> </table>	Material	Unit	Quantity	Fly ash (RCC)	kg	4565	Fly ash (Block)	kg	73884	Fly ash (Plaster)	kg	105459	Steel	kg	590000	Flooring (Vitrified tile)	kg	308471	Flooring (Ceramic tile)	kg	97719.6
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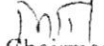
  
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Chairman

Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

		Glass (4 mm thick)	kg	34657
		Cement	kg	2037900
		Crushed sand	m3	11561.8
4	How many labours were engaged in construction, average per day?	60 labors /day.		
5	Whether, the additional construction work, over and above valid EC, if so available, has any additional ground foot print? If yes please state, ground foot print in sqm as per EC approved layout and current proposed layout?	Not applicable		
6	Whether the expansion was carried out simultaneously with EC approved work? If not give details of time frame? If yes, please give incremental additional time required for construction of additional area	No		
7	Is there any change in foundation design, i.e. depth of foundation, basement etc. that were done due to additional area? If yes, what is the additional soil quantity excavated for such incremental foundation depth? Where it is disposed?	No change in foundation design		
8	What is the quantity of top soil removed and how it is managed?	Top soil excavated during the construction phase is utilized on site.		
9	Also, if water is encountered at such foundation depth, what is the volume of water pumped for such additional depth of excavation?	Ground water was not encountered at the depth		
10	How much additional water was required for curing and construction purpose? Source of water?	Additional water was required for curing and construction purpose for the violation part : 1309 cum. Source of Water is bought out from outside by means of tankers.		
11	Rain Water harvesting details	Provided 5 nos. of Recharge pits Recharge pit size - 1.2m X 1.2mX 2.5m		
12	Solar light, water heating details	Provided solar energy for street lighting and Solar Hot Water		
13	Use of fly ash bricks ensured? Details thereof	Not applicable		
14	Whether any noise or air pollution control measures taken, if so what are they?	<ul style="list-style-type: none"> <li>• Barricades along the periphery of the site.</li> <li>• Water sprinkling</li> <li>• Cover trucks</li> <li>• Ear plugs for workers</li> </ul>		
15	Whether any air quality and noise level monitoring done during construction stage, if yes attach results	No		
16	Whether any third-party rights are created on the construction without EC?	Not on proposed construction		

  
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Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

17	Whether any of the construction without EC has already been occupied? If yes, number of families given such occupation. Also give total commercial area being used presently. Also state type of commercial activity i.e. offices, shops, hotels, restaurants etc.	Yes 165 Flats have been occupied.  Occupancy certificate is attached  Fully residential project
18	How many flats sold which are in the area of EC violation and total sale value of such flats	165 Flats
19	How much commercial area sold which is in area of EC violation and total sale value of such commercial area.	Not applicable
C Commissioning of project		
1	Date of when the project was made operational either by giving possession of residential or commercial areas of the project?	5.04.2013 B1,B2 Full completion - 5 Apr 2013 A2 Full Completion - 3 Apr 2014 A1 Part Completion - 31 Aug 2015
2	How many families are staying in project?	165 Families
3	What is total water supply to project, source and quality	The total water requirement during operation phase of the project will be 164 kld Source: PMC
4	Total sewage generation m <sup>3</sup> /day	The total sewage generated during operation phase of the project is 110 kld
5	STP details	1 no of STP of capacity 210 kld is installed. STP Technology: MBBR
6	Treated wastewater disposal	The treated water is used for flushing and gardening purpose within the project premises.
7	Any DG sets, are they complying the norms	2 DG set of capacity 200 KVA each is installed at the site.

**FORMAT OF ASSESSMENT OF ENVIRONMENTAL DAMAGES**

(As per GOVT. OF MAHARASHTRA, PUBLIC WORKS DEPARTMENT,

**NEW STATE SCHEDULE OF RATES FOR THE YEAR 2022-23**

Attributes	Scope of saving on account of environmental protection measures	EMP cost	
		Recurring cost per day (Rs.)	Non-Recurring Cost (Rs.)
<b>Air Pollution</b>	Water required for sprinkling purpose during construction phase. Per day – 8.5 KL / day Cost of 1KL water ( Rs.) :75 Rs. Recurring cost per day = Rs.637.5 Reference – SSR Govt. of	Rs.637.50 / day	Nil

  
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Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

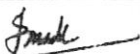
	Maharashtra, PWD 2021, page no. 476.		
Water Pollution	<b>A. Cost of water requirement</b>		
	a). Construction Phase Construction phase: The water required for construction has been considered from a Research paper titled "Assessment of water resource consumption in building construction in India" - Rs. 2KL / m <sup>2</sup> Total Water – 23,306.59 x 2 Kl = 46,613.18 KL – 46,613.18 KL x Rs. 75 per KL Reference – <i>Govt. of Maharashtra, PWD 2021, page no. 476</i>	Nil	Rs.34,95,988
	b) Operation phase: <i>Water from PMC Per day Water required – No of flats in A1 – 24, ( OC - 31.08.2015 &amp; Declaration on 02.03.2022 no of Operational days – 2375 days – Total water – 24 Flats x 5 persons x 90 ltr x 2375 days in ltr ) = 25,650.00 Kl</i>  <i>No of flats in A2 – 47, ( OC - 03.04.2014 &amp; Declaration on 02.03.2022 no of Operational days – 2890 days – Total water – 47 Flats x 5 persons x 90 ltr x 2890 days in ltr ) = 61,123.00 Kl</i>  <i>No of flats in B1 – 47, ( OC - 05.04.2013 &amp; Declaration on 02.03.2022 no of Operational days – 3253 days – Total water – 47 Flats x 5 persons x 90 ltr x 3253 days in ltr ) = 68,800.95 Kl</i>  <i>No of flats in B2 – 47, ( OC - 05.04.2013 &amp; Declaration on 02.03.2022 no of Operational days – 3253 days – Total water – 47 Flats x 5 persons x 90 ltr x 3253 days in ltr ) = 68,800.95 Kl</i>  <i>Total Cost = (25,650.00 + 61,123.00 + 68,800.95 ) x 7 Rs</i>	-	Rs.15,70,628.00

*[Signature]*  
Member Secretary



*[Signature]*  
Chairman

	(ref water bill by PMC – 7 Rs per KLD)		
	<b>B. Cost of sewage treatment, reuse and disposal</b>	---	----
	a). Construction Phase B. Cost of sewage treatment, reuse & disposal: a). Construction phase: Cost of Mobile toilets ( On site – 6 Nos )Rs.3500 per month per toilet Total Cost = 6 x 3500 x 95 Months = Rs /- <i>Reference – Vendor Proposal</i>  <i>985 days for Construction of B1 &amp; B2 and 1816 for A1 &amp; A2, so total days – 2848 and in Months it comes to 95 Months</i>	Nil	Rs.19,95,000.00
	b). Operation phase Considering the additional STP cost for 825 People of violation – 111.38 Kld Capital Cost as per – Rs.29,50,000/- O & M Cost - Rs. 1313.34  (Ref Model tender document prepared by MPCB)	Rs. 1313.34	Rs.29,50,000.00
	<b>C. Quantity of water pumped out during excavation and a lump sum cost of Rs. 50 per cum for such unauthorized water extraction and disposal.</b>	Pumping not done. Excavation was done for foundation purposes only.	Nil
	Cost of construction and maintenance of recharge well.  Ref – Rain water Harvesting and conservation manual CPWD page no. 23	Nil	5 nos. of Recharge Pits of size 2 x 2 m Total Cost: Rs. 3,00,000/-
<b>Soil Environment</b>	In case of demolition has carried out, the cost of demolition waste management plan needs to be discussed and finalized as non-recurring cost.	Nil	Nil
	In case there is some hazardous waste like asbestos or the site is located on industrial area where hazardous chemical or waste was	Nil	No hazardous waste generation

  
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Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

	handled, the cost based on due diligence of the project site, as given by consultants. (The report must include soil analysis, water analysis, MPCB consent copies, manifest of HW if any). This requires critical examination from SPCB.		
Noise and Vibration	For damage due to noise pollution & vibration, the cost of barricades around the project site should be considered. The cost incurred on barrier is considered	Nil	Rs. 1,85,000
Green Belt	In case of any tree cutting without EC cost of Rs. 10000/- per tree apart from any statutory action for such tree cutting if any,  <b>No tree cutting was carried out.</b>	Nil	Nil
RH/OHS	Cost of workers benefit to be considered in view of Building and Other Construction Workers' Welfare Cess Act, 1996 A. Cost of health checkup of workers: B. Cost of safety measures including PPEs:	Nil	Rs: 5,57,300 Rs: 4,84,700
	Total Recurring Cost & Non Recurring during Construction phase –	Rs.637.50 / day	Rs. 67,47,988.00
	Total Recurring Cost & Non Recurring during Operation phase – Rs.1313.34 x 3253.00 Days ( On date of B1 & B2 – 05.04.2013 & Violation declared – 02.03.2022 )	Rs.42,72,295.00	Rs.45,20,628.00
<b>Total</b>			

**CALCULATION OF COST OF REMEDIATION PLAN AND NATURAL & COMMUNITY RESOURCE AUGMENTATION PLAN**

Sr. No.	Description	Details	Amount
A	Assessment of Environment Damages		
1	Total of recurring cost		
		Total Recurring Cost & Non- Recurring during Construction phase – Rs.637.50 / day x 1863	Rs. 11,87,662.50

  
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Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

		days	
		Total Recurring Cost & Non Recurring during Operation phase – Rs.1313.34 x 3253 Days during Operation phase	Rs. Rs. 42,72,295.00
2	Non-recurring cost	Construction + Operation Phase	Rs. 1,12,68,616.00
	Total (recurring cost + Non-recurring cost)		Rs 1,67,28,573.50
	Sub Total (1+2 above)	(Subject to minimum Rs. 1 Crores)	Rs 1,67,28,573.50
B.	Economic benefits accrued due to violation		
1.	Economic benefits	1% of Total Project cost including land, as declared by PP before SEAC, subject to maximum Rs. 10 Cr.	Total Project Cost incurred during violation – 69.36 Crores 1 % of Total project cost – 69.36 Lakhs
2.	Track Record of Project proponent	Incremental cost of Rs. 10 lakhs for each EC violation by PP observed at any other projects in last 3 years	Rs. 10,00,000
C.	Cost of remediation plan and natural & community resource augmentation plan	Sum of A and B above or amount equivalent to the CER amount as per the MOEF & CC's office Memorandum No: F NO 22-65/2017-IA-III, dated 01/05/2018, whichever is higher.	Sum of A & B = Rs. 2,46,64,573.50  Total project cost is 99.79 Cr, So CER Cost 1% @ 99.79 Cr Rs. 99,79,000/-  Cost – Rs. 2,46,64,573.50

**THE COST OF THE REMEDIATION PLAN IS Rs. 2,46,64,573.50 /-**

Damage Costing as per MoEF OM – SOP on Handling Violation Cases dated 07.07.2021 ( F No.22-21/2020-IA.III)

Sr	Details	Amount in Lakhs in INR
1	<b>1% of total project cost incurred upto the date of filing of application along with EIA/EMP report</b>	
1.1	Total Project cost incurred in Cr against Violation	69.36 Cr
1.2	1% of cost incurred in Lakhs ( A )	69.36 Lakhs
2	<b>0.25% of total turnover during the period of violation</b>	
2.1	Cost of Turnover in Cr	83.836 Cr
2.2	0.25% of turnover during violation period Lakhs ( B )	20.96 Lakhs

  
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Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held on 14<sup>th</sup> December, 2023

3	Total Cost ( A + B )	99.84 Lakhs
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Total Cost as per OM = 99.84 Lakhs

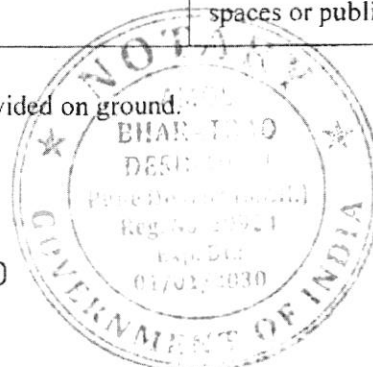
Total Cost = ( COST OF REMEDIATION PLAN AND NATURAL & COMMUNITY RESOURCE AUGMENTATION PLAN ) + ( Damage Costing as per MoEF OM – SOP on Handling Violation Cases dated 07.07.2021 ( F No.22-21/2020-IA.III) )

**ALLOCATION OF DAMAGE EMP COSTING**

Sr. No	Description of Activity	% Allocation	Implementing agency	Remarks	Probable Activities to be carried out
1	Afforestation (can include plantation, garden development)	25%	Social forestry and Local body	The afforestation can be either through social forestry or the Local body. Preferably within 50 km from project site	These locations will be identified and recommended by the local body. Mass plantation in fallow land or barren area suggested by the Local body for social forestry
2	Water conservation program (Jalyukt shivar, etc)	25%		Preferably within 50 km radius of project site	Provision of water efficient faucets in nearby schools, public hospitals. Construction of percolation tanks in area suggested by the local body
3	Urban environment and sanitation (can include swaccha Bharat, playground development, urban ground-water recharge schemes etc)	20%	Local body		Provision of RWH in public schools, hospitals, Road side beautification, public park recreation
4	Sewerage lines and STP, solid waste management,	20%	Local body		Provision of community dustbins, conducting health camps at public schools suggested by Local body
5	Urban air/noise pollution control initiatives	10%	Local body		Tree plantation, provision of sound barriers if required at any location identified by the local body, provision of solar heating/lighting system in public spaces or public infrastructures.

PP informed that the mandatory RG is provided on ground.

  
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The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a) b2.

**During discussion following points emerged:**

1. The Committee noted that:
  - (a) As per the Office Memorandum issued by Ministry of Environment Forest and Climate Change vide orders no F.No.22-21/2020-IA.III Dated 7th July 2021, The penalty cost is arrived at **Rs. 99,84,000/-**.
  - (b) As per format given in SEIAA Circular, the Damage Assessment value is arrived at **Rs. 2,46,64,573.50 /-**
2. PP to enhance provision of solar PVs.
3. PP to provide electric charging facility by providing charging points at suitable places as per Maharashtra Electric Vehicle Policy, 2021. Also, PP to ensure that, the water proposed to be used for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

**Recommendations of SEAC-**

After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of above points.

**Deliberation in SEIAA-**

Proposal a new construction project under violation category. PP has applied under MoEF&CC OM dated 07.07.2021. Proposal is recommended by SEAC-3 in its 183<sup>rd</sup> meeting for grant of Environment Clearance for total plot area of 16,150.00 m<sup>2</sup>, FSI area of 17,234.48 m<sup>2</sup>, Non FSI area of 13,461.29 m<sup>2</sup> and total BUA of 30,695.77 m<sup>2</sup>.

SEAC recommended the proposal for grant of Environment Clearance under violation category as per MoEF&CC OM dated 07.07.2021 with damage assessment value of Rs. 2,46,64,573.50 /- and Penalty of Rs.99,84,000/-.

The authority noted the ecological damage assessment and the economic benefits accruing as a result of the violation and also the penalty amount as appraised by SEAC. Authority also noted the corresponding Environment Management Plan stipulated by the SEAC costing Rs. 2,46,64,573.50 /- taking into consideration the remediation plan and Natural and Community Resource augmentation Plan. The Authority accepted the recommendations of the SEAC and decided to grant Environment Clearance subject to submission of Bank Guarantee of Rs. 2,46,64,573.50 /-towards effective implementation of remediation plan and Natural and Community Resource augmentation Plan and submission of penalty of Rs. 99,84,000/-.

Further, SEIAA also directed SEIAA cell to confirm with Maharashtra Pollution Control Board whether action has been initiated against the PP under the Section 15 (read with Section 19) of Environment (Protection) Act, 1986.

During the meeting, SEIAA asked PP regarding the provision of RG. PP submitted that, they have provided 1615.00 m<sup>2</sup> of mandatory RG on mother earth without any construction. SEIAA

  
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noted the same and asked PP to submit area undertaking to that effect. PP submitted the same dated 12.12.2023.

SEIAA also asked PP to submit undertaking regarding the complying the SEAC conditions. PP submitted the same dated 13.12.2023.

SEIAA after deliberation decided to grant EC for-FSI-17,234.48 m<sup>2</sup>, Non FSI-13,461.29 m<sup>2</sup>, total BUA- 30,695.77 m<sup>2</sup>. (Plan approval No-PRH/NASR/713/2014, dated-24.09.2014)

SEIAA after deliberation decided to grant Environment Clearance subject to compliance of following conditions-

1. PP to submit Bank Guarantee of Rs. 2,46,64,573.50 /- towards effective implementation of remediation plan and Natural and Community Resource augmentation Plan. PP to implement remediation plan and Natural and Community Resource augmentation Plan within 6 months from grant of this Environment Clearance. PP also to submit penalty of Rs. 99,84,000/-.
2. Maharashtra Pollution Control Board to ensure that, action has been initiated against the PP under the Section 15 (read with Section 19) of Environment (Protection) Act, 1986 for violation provisions of EIA notification, 2006.
3. PP submitted that, they have provided 1615.00 m<sup>2</sup> of mandatory RG on mother earth without any construction. Local planning authority to ensure the compliance of the same.
4. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
5. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
6. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA III dt.04.01.2019.
7. SEIAA after deliberation decided to grant EC for-FSI-17,234.48 m<sup>2</sup>, Non FSI-13,461.29 m<sup>2</sup>, total BUA- 30,695.77 m<sup>2</sup>. (Plan approval No-PRH/NASR/713/2014, dated-24.09.2014)

**SEIAA Decision-**

SEIAA after deliberation decided to grant Environment Clearance.



  
Member Secretary

  
Chairman

## MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437  
 Fax: 24044532/4024068/4023516  
 Website: <http://mpcb.gov.in>  
 Email: [jdwater@mpcb.gov.in](mailto:jdwater@mpcb.gov.in)



Kalpataru Point, 2nd, 3rd  
 and 4th floor, Opp. Cine  
 Planet Cinema, Near Sion  
 Circle, Sion (E),  
 Mumbai-400022

Infrastructure/RED/L.S.I

No:- Format1.0/JD (WPC)/UAN No.0000191895/CE/2405001644

Date: 17/05/2024

To,  
 Nyati Ethos I by Nyati Builders Pvt. Ltd;  
 S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4,  
 Village Undri, Tal. Haveli, Dist. Pune.



**Sub: Consent to Establish for Residential Building Construction Project  
 under Red category.**

**Ref:** Application for Consent to Establish vide UAN. MPCB-CONSENT-0000191895  
 dtd. 06/01/2024.

Your application NO. MPCB-CONSENT-0000191895

For: Grant of Consent to Establish under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundary Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I,II,III & IV annexed to this order:

1. **The Consent to Establish is granted for a period upto commissioning of project or up to 5 year whichever is earlier.**
2. **The capital investment of the project is Rs.99.79 Cr. (As per C.A Certificate submitted by industry).**
3. **The Consent to Establish is valid for Residential Building Construction Project named as Nyati Ethos I by Nyati Builders Pvt. Ltd. ,S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Village Undri, Tal. Haveli, Dist. Pune on Total Plot Area of 16150.00 Sq Mtrs for construction BUA of 30695.77 Sq Mtrs as per approved sanction plan dtd. 24/09/2014 & Architect Certificate for area statement (FSI + Non-FSI) including utilities and services.**
4. **Conditions under Water (P&CP), 1974 Act for discharge of effluent:**

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	NA	NA
2.	Domestic effluent	140	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

5. **Conditions under Air (P& CP) Act, 1981 for air emissions:**

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S1 & S2	DG Set ( 2 x 200 KVA)	2	As per Schedule -II

6. **Conditions under Solid Waste Rules, 2016:**

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Biodegradable waste	341 Kg/Day	OWC	Use as Manure
2	Non Biodegradable waste	227 Kg/Day	segregation	Hand Over to Authorized Vendor
3	STP Sludge	14 Kg/Day	NA	Use as Manure

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

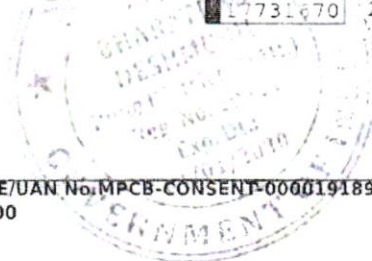
8. The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
10. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
11. Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
12. The project proponent shall make provision of charging of electric vehicles in at least 30 % of total available parking area.
13. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
14. PP shall obtain Environmental Clearance from competent authority for the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.
15. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.
16. This consent is issued without prejudice to order passed or may be passed by Hon'ble NGT in O. A. 74/2019(WZ), I.A. No. 120/2019 (WZ), I. A. No. 58/2020 (WZ) & I.A. No. 43/2021 (WZ) titled Tanaji Balasaheb Gambhire V/s The Principal Secretary, Environment Deptt. & Ors.



*Sangewar*

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17731670

Signed by: Dr J. B. Sangewar  
Joint Director (WPC)  
For and on behalf of  
Maharashtra Pollution Control Board  
jdwater@mpcb.gov.in  
2024-05-17 16:25:58 IST



2910

**Received Consent fee of -**

<b>Sr.No</b>	<b>Amount(Rs.)</b>	<b>Transaction/DR.No.</b>	<b>Date</b>	<b>Transaction Type</b>
1	125000.00	TXN2401001204	06/01/2024	Online Payment
2	623314.00	TXN2404004814	29/04/2024	Online Payment
3	250000.00	TXN2404004813	03/05/2024	Online Payment

**Copy to:**

1. Regional Officer, MPCB, Pune and Sub-Regional Officer, MPCB, Pune I  
- They are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB, Sion, Mumbai



**SCHEDULE-I****Terms & conditions for compliance of Water Pollution Control:**

- 1) A] As per your application, you have proposed to provide MBBR based Sewage Treatment Plants (STPs) of combined capacity **140 CMD for treatment of domestic effluent of 140 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

Sr.No	Parameters	Limiting concentration not to exceed in mg/l, except for pH
1	pH	5.5-9.0
2	BOD	10
3	COD	50
4	TSS	20
5	NH4 N	5
6	N-total	10
7	Fecal Coliform	less than 100

- C] The treated domestic effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening and connected to the sewerage system provided by local body.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) **The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act, 1974 and as amended, and other provisions as contained in the said act.**

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	164.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00
5.	Grandening/Other consumption	Not Applicable

- 5) The Applicant shall provide Specific Water Pollution control system as per the conditions of EP Act, 1986 and rule made there under from time to time.

## SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

- 1) As per your application, you have proposed to provide the Air pollution control (APC) system and also proposed to erect following stack (s) and to observe the following fuel pattern-

Stack No.	Source	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
1	DG Set 200 KVA	Acoustic Enclosure	1.50	25 0 Ltr/Hr	1	SO2	19.2 Kg/Day
2	DG Set 200 KVA	Acoustic Enclosure	1.50	25 0 Ltr/Hr	1	SO2	19.2 Kg/Day

- 2) The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards.

Total Particular matter	Not to exceed	150 mg/Nm <sup>3</sup>
-------------------------	---------------	------------------------

- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
- The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
  - The toilet shall be provided with exhaust system connected to chimney through ducting.
  - The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
  - The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

**SCHEDULE-III  
Details of Bank Guarantees:**

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	C2E	Rs. 10 Lakhs	15 Days	Compliance of Consent Conditions	Up to Commissioning of the Project	Up to Commissioning of the Project

\*\* The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.  
# Existing BG obtained for above purpose if any may be extended for period of validity as above.

**BG Forfeiture History**

Srno.	Consent (C2E/C2O/C2R)	Amount of BG imposed	Submission Period	Purpose of BG	Amount of BG Forfeiture	Reason of BG Forfeiture
NA						

**BG Return details**

Srno.	Consent (C2E/C2O/C2R)	BG Imposed	Purpose of BG	Amount of BG Returned
NA				



**SCHEDULE-IV****Conditions during construction phase**

<b>A</b>	During construction phase, applicant shall provide temporary sewage and MSW treatment and disposal facility for the staff and worker quarters.
<b>B</b>	During construction phase, the ambient air and noise quality shall be maintained and should be closely monitored through MoEF approved laboratory.
<b>C</b>	Noise should be controlled to ensure that it does not exceed the prescribed standards. During night time the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.

**General Conditions:**

- 1 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2 The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011).
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
  - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
  - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
  - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
  - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
  - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
  - f) D.G. Set shall be operated only in case of power failure.
  - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
  - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.

- 6 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- 7 Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.
- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11 The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

This certificate is digitally & electronically signed.



2916

Exhibit "B"



+91-20-6686 3333  
+91-20-6686-3332  
epc@nyatigroup.com  
info@nyatigroup.com  
www.nyatigroup.com

o/c

To,

Date: 04.07.2024

**1. THE PRINCIPAL SECRETARY,  
ENVIRONMENT DEPT.**

Government of Maharashtra,  
Room No. 217, 2<sup>nd</sup> Floor, Annex Building,  
Mantralaya, Mumbai-400032

**2. STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT  
AUTHORITY --MAHARASHTRA (SEIAA)**

15<sup>th</sup> Floor, New Administrative Building,  
Mantralaya, Mumbai-400032

**Subject** : Payment of Penalty and Submission of Bank Guarantee in respect of "Nyati Ethos-I" at S.No.21/1A/1B/3A/1/3A/2/3A/3/3A/4, Village Undri, Taluka Haveli, District Pune, bearing Proposal No.SIA/MH/ INFRA2/ 442271/2023.

**Reference** : Minutes of Meeting of SEIAA held on 14.12.2023.

Respected Sir,

With reference to above referred Minutes of Meeting of SEIAA held on 14.12.2023 (Annexed herewith as **Annexure "A"**), SEIAA has directed Nyati Builders Private Limited to submit Bank Guarantee of Rs. 2,46,64,573.50 and also to make payment of Penalty of Rs. 99,84,000/- as stipulated in Condition No.1 therein.

In compliance of the above direction of SEIAA, we have

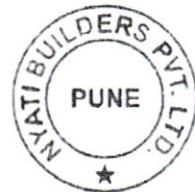
- 1) We have paid the penalty amount of Rs. 99,84,000/- (Rupees Ninety Nine Lakhs Eighty Four Thousand Only) in the account of the SEIAA/SEAC Secretariat with State Bank Of India vide RTGS bearing UTR NO. BKIDA24179141810 dated 27.06.2024. A copy of our bank account statement with Bank of India is attached herewith as **Annexure "B"**, confirming the said transfer.

**NYATI BUILDERS PRIVATE LIMITED**

1

CIN - U45202MH1996PTC102620

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C of CTS No. 1995 and 1996B,  
Yerwada, Pune-Nagar Road, Pune- 411006, Maharashtra, India





2918

Annexure "B"

PAGE : 1

BANK OF INDIA PUNE BRANCH

DATE : 03-07-2024

CUSTID : 100089658  
 A/C NO : 050027110000141  
 TYPE : OD AGAINST TERM DEPOSIT  
 CURRENCY : INR  
 IFSC Code : BKID0000500  
 MICR Code : 411013002

M/S. NYATI BUILDERS P LTC A/C E PAYMENT  
 FLOOR NO.5.6. & 7. NYATI UNITREE  
 1995.S.NO.103.NAGAR.ROAD-YERAWADA PUNE  
 PUNE-411006  
 MAHARASHTRA, INDIA

Statement of Account from 27-06-2024 to 02-07-2024  
 Drawing Power 85,000.00 as on 02-07-2024  
 Sanctioned Limit 85,000.00 as on 02-07-2024

Rate Of Interest AS ON 03-07-2024 is For 85000-6 |

Date	Description	Instr. No.	Debits	Credits	Balance
27-06-2024	GST 24062700770813				1,58,97,842.30Cr
27-06-2024	RTGS/HDFCH24179935986/HDFC/A AD		10,05,036.00		1,58,92,806.30Cr
	SOL-ID 00000 NAVI MUMBAI (MAHARASHTRA )			3,32,400.00	1,62,25,206.30Cr
	Charges:RTGS/RKID24179141810		57.82		1,62,25,148.48Cr
27-06-2024	RTGS/BKID24179141810/SBIN/SEIA	546508	99,84,000.00		52,41,148.48Cr
27-06-2024	STURP-171991570/022022920240527		3,30,200.00		59,10,948.48Cr
27-06-2024	STURP-171993056/		2,011.80		59,06,936.68Cr
27-06-2024	STURP-171993715/		205.90		59,08,730.78Cr
28-06-2024	NEFT/N180243115985546/HDFC/RISH			5,00,000.00	64,08,730.78Cr
	SOL-ID 00000 NAVI MUMBAI (MAHARASHTRA )			93,500.00	65,02,230.78Cr
	NEFT/N180243115982234/HDFC/RISH				64,99,730.78Cr
29-06-2024	STURP-172094996/022022920240629		2,500.00		64,97,230.78Cr
29-06-2024	STURP-172109894/		2,011.80		58,96,218.98Cr
29-06-2024	STURP-172109989/022022920240629		5,99,200.00		58,98,218.98Cr
29-06-2024	STURP-172110226/		505.90		58,98,724.88Cr
29-06-2024	STURP-172111719/022022920240629		65,850.00		58,32,874.88Cr
01-07-2024	RTGS/CBINH24183013435/CBIN/CHAI			15,19,000.00	73,51,874.88Cr
	SOL-ID 00000 NAVI MUMBAI (MAHARASHTRA )				73,51,163.08Cr
01-07-2024	STURP-172197134/		10,111.00		73,41,052.08Cr
<b>Grand Total</b>					<b>73,41,052.08Cr</b>

DATE : 03-07-2024

Any discrepancy in this Statement of account should be notified to the Bank within a period of 30 days of receipt of this statement. If no such complaint is made within the period stated above it will be treated that the entries/contents of this statement are correct.

MAKE USE OF RTGS/NEFT FOR REMITTANCE

Bank of India Helpline No: 022-40919191, Email id of the Complaint Cell: Headoffice.GOD@bankofindia.co.in



\*\*\*\* Update your MOBILE NUMBER & EMAIL ID for getting SMS & EMAIL from BOI \*\*\*\*  
 \*\*\*\*\* Toll Free no. of our call center : 1900 220 229,1800 103 16 \*\*\*\*\*  
 \*\*\*\*\* RELATIONSHIP BEYOND BANKING \*\*\*\*\*

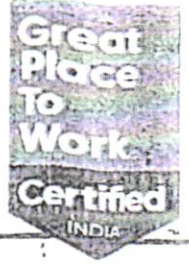


2920

Annexure "C"



+91-20-6686 3333  
+91-20-6686-3332  
epc@nyatigroup.com  
info@nyatigroup.com  
www.nyatigroup.com



To,

Date : 03.07.24

**Maharashtra Pollution Control Board,**  
Jog Centre, 3<sup>rd</sup> floor, S.No.21/5, F.P. No.28,  
Shivajinagar, Wakadewadi, Old Pune Mumbal Road,  
Pune 411003.

**Subject :** Submissions of Inland Bank Guarantee in favour of Maharashtra Pollution Control Board.  
**Reference :** Minutes of Meeting of SEIAA held on 14.12.2023.  
**Project :** "Nyati Ethos-I" at S.No.21/1A/1B/3A/1/3A/2/3A/3/3A/4, Village Undri, Taluka Haveli, District Pune.

Respected Sir,

With reference to above referred Minutes of Meeting of SEIAA held on 14.12.2023 (Annexed herewith as Annexure "A"), the SEIAA has directed Nyati Builders Private Limited to submit Bank Guarantee of Rs. 2,46,64,573.50 in favour of Maharashtra Pollution Control Board as stipulated in Condition No.1 therein.

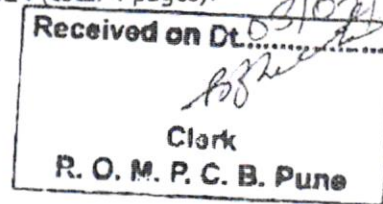
In compliance of the above direction of SEIAA, we are submitting herewith in original the Bank Guarantee of Rs. 2,46,64,574/- (Rupees Two Crores Fourty Six Lakhs Sixty Four Thousand Five Hundred Seventy Four Only) bearing No. 16360100019663 dated 02.07.2024 of Axis Bank Limited, CBB Pune in favour of Maharashtra Pollution Control Board. The said Bank Guarantee is Annexed herewith as Annexure "B" comprised of said Bank Guarantee together with the Letter of Axis Bank on a Non-Judicial Stamp Paper ( dated 28.06.2024) of Rs.500, dated 02.07.2024 issued in favour of Maharashtra Pollution Control Board.

Kindly sign a copy of this letter as an acknowledgement of your receipt of the above said Bank Guarantee bearing 16360100019663 dated 02.07.2024 (total 4 pages).

Thanking you,

For Nyati Builders Private Limited.

(Srinivas Iyer) Director - LAND & LEGAL



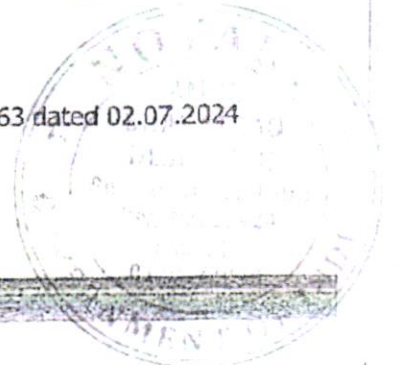
Encl. : 1. Annexure "A" - Minutes of Meeting of SEIAA held on 14.12.2023  
2. Annexure "B" - Bank Guarantee bearing bearing No. 16360100019663 dated 02.07.2024

**NYATI BUILDERS PRIVATE LIMITED**

CIN - U45202MH1996PTC102620

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C of CTS No. 1995 and 1996B,  
Yerwada, Pune-Nagar Road, Pune- 411006, Maharashtra, India

Real Estate | EPC | Hospitality | Healthcare | Foundation



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Sr. No. 1797098



AXIS BANK LIMITED



AXIS6653121

Bank Guarantee No 16360100019663 Dated 02-07-2024/1636

AXIS BANK LIMITED

CBB PUNE

214- 215 CITY MALL, 2ND FLOOR PLOT NO 1, S.NO 132 PUNE-411007

Ref.No: 16360100019663

Date: 02-07-2024

To,  
MAHARASHTRA POLLUTION CONTROL  
BOARD  
JOG CENTRE WAKDEWADI  
SHIVAJI NAGAR PUNE - 411005

Dear Madam/Sirs,

BG No. : 16360100019663  
Date of Issue : 02-07-2024  
Amount of BG : INR 2,46,64,574.00 (INDIAN RUPEES TWO CRORE FORTY SIX LAKH SIXTY FOUR THOUSAND FIVE HUNDRED AND SEVENTY FOUR ONLY)  
Expiry Date : 31-12-2026  
Claim Expiry Date : 31-12-2027  
Name and Address of the Applicant : MS. NYATI BUILDERS PRIVATE LIMITED NYATI COMMERCE HOUSE, ROAD NO 6, KALYANI NAGAR, PUNE-PUNE 411006

We forward herewith the above Inland Bank Guarantee in original issued by us in your favour.

1. The above Guarantee is issued subject to the condition that the Bank's liability is restricted to the amount mentioned above and in the said Guarantee. Our Guarantee shall remain in force till the expiry date. Unless a demand or claim under the guarantee is made on the Bank in writing and delivered to the bank on or before the Expiry date/Claim Expiry Date, the Bank shall be discharged from all liability under the said guarantee thereafter.

Please Note:

- The beneficiary in their own interest should,
  - Verify the BG text is printed on the Bank Serial numbered stationery and duly signed by two bank officials on each page
  - Verify the genuineness of this guarantee from following office of the Bank in writing.

AXIS BANK LIMITED

BG Confirmation Desk, Wholesale Banking Operations 5th floor, Cigaplex, Building No 1, Plot No I.T.S, MIDC, Airoli Knowledge Park, Airoli, Navi Mumbai 400708

3. BG confirmation can also be sought by sending email to [tbg.confirmation@axisbank.com](mailto:tbg.confirmation@axisbank.com).

4. The Claim demand in Original /SFMS/ SWIFT under this Bank Guarantee is to be submitted at the address mentioned in this Bank Guarantee and additionally an email be sent on [axisbg.invocations@axisbank.com](mailto:axisbg.invocations@axisbank.com)

Utility Form No. PVI, Ltd. LMS/KM/ACTB/2010/31 - 05 - 2024

FOR AXIS BANK LIMITED

AUTHORISED SIGNATORY

Name:

SS No.

Amit Tembhumne

Manager

S.S. No. 31919

Encl: Bank Guarantee No. 16360100019663



FOR AXIS BANK LIMITED

AUTHORISED SIGNATORY

Name:

SS No.

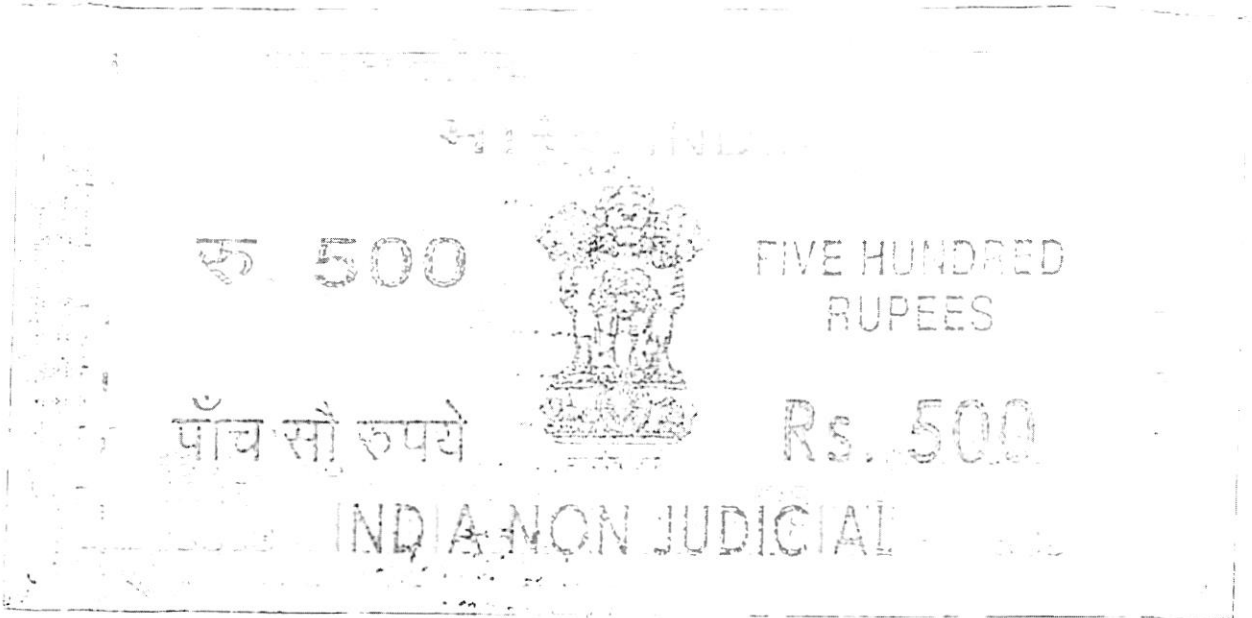
Chumki Bairagi

Manager

S.S. No. 28164

2923

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महाराष्ट्र MAHARASHTRA

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DN 557183



AXIS6653121

This Non-Judicial Stamp paper forms part and parcel of this  
 Bank Guarantee no. 16360100019663 dt 02-07-2024 issued in favour of  
 MAHARASHTRA POLLUTION CONTROL BOARD JOG CENTRE WAKDEWADI SHIVAJI NAGAR PUNE

For AXIS BANK LTD

*Amit Tembhumne*  
 Authorised Signatory

Amit Tembhumne  
 Manager  
 S.S. No. 31919



For AXIS BANK LTD

*Chumki Bairagi*  
 Authorised Signatory

Chumki Bairagi  
 Manager  
 S.S. No. 28164

3763/28 JUN 2024

400/-

मु. श. रजम.

कर्म प्रकरण

होव/नाही.

YIS BANK LIMITED

10, Sahej Branch-Pune

Dist. No. 1.

Kuop, University Road)

Phone: 111 097

111 097 Fax 020 53222777

28 JUN 2024

श्री. व्ही. व्ही. नडे

धनकवडी, पुणे

पुणे-411 002

मार्ग नसल्याने

पुणे-411 002

मार्ग नसल्याने धनकवडी घेऊन, त्यांनी त्याच कारणासाठी पुढील



2926

Sr. No. 1797099



# AXIS BANK LIMITED



AXIS6653121

Bank Guarantee No 16360100019663 Dated 02-07-2024/1636

BG No.: 16360100019663

BG Amount: Rs.2,46,64,574/- (Rupees Two Crores Fourty Six Lakhs Sixty Four Thousand Five Hundred Seventy Four Only)

BG Expiry Date:31.12.2026

BG Claim Expiry Date: 31.12.2027

1. In Consideration of the Notification issued by MoEF & CC for Environmental clearance project falling under violation category under S.No.804(E) dated 14th March 2017 and as per provision made in the notification, the power vested to state Pollution control board for accepting the bank guarantee, Maharashtra Pollution Control Board, Regional Officer, Pune having office at Jog Centre, Wakdewadi, Shivajinagar, Pune 411 005 having agreed to grant M/s Nyati Builders Pvt. Ltd. (hereinafter referred to as the company/unit) time for the due effective compliance of the Remediation Plan and Natural & Community Resource Plan as per the recommendation by regional office of the Ministry, Expert Appraisal Committee and approval of the Regulatory Authority for issuance of environmental clearance, as per the EIA Notification dated 14th September 2006 under Environment (Protection) Act 1986, the bank guarantee shall be deposited prior to the grant of environmental clearance and will be released after successful implementation of the Remediation Plan and Natural and Community Resource Plan, and after—on production of a Bank Guarantee for Rs.2,46,64,574 /- (Rupees Two Crores Fourty Six Lakhs Sixty Four Thousand Five Hundred Seventy Four Only) we Axis Bank Limited (hereinafter referred to as the Bank ) at the request of said M/s Nyati Builders Pvt. Ltd. do hereby undertake to pay to the Board an amount not exceeding Rs.2,46,64,574/- (Rupees Two Crores Fourty Six Lakhs Sixty Four Thousand Five Hundred Seventy Four Only) against any noncompliance of directions as incorporated in the remediation plan and Natural and Community Resource Augmentation Plan or damages etc. caused to the Environment by reason of any breach of provisions of said Acts, Notices, letter, instructions etc by the said company/unit/local body.

2 We Axis Bank Limited, a Company incorporated under the Companies Act, 1956 and carrying on the business of banking under the banking regulation act, 1949 and having its registered office at Axis Bank Limited, Trishul, Opposite Samartheshwar Temple, Law Garden, Ellis Bridge Ahmedbad-380006, Gujrat and branch office at Axis Bank Limited, 214-215, City Mall, 2nd Floor, Plot No 1, S.No.132, Ganesh Khind Road (University Road), Pune 411007 do hereby undertake to pay the amount due and payable under this guarantee without any demur merely on a demand from the Board that the amount claimed is due for the reason of non-fulfillment of undertaking. Noncompliance of directions/notices/letters/instructions/issued by the Board /violation of provisions of any of the provisions of Law mentioned hereinabove. Any such demand made on the Bank shall be conclusive as regards the amount due and payable by the Bank under this Guarantee. However our liability under this Guarantee shall be restricted to an amount not exceeding Rs.2,46,64,574/-.

3 We undertake to pay to the Board any money so demanded notwithstanding any dispute or disputes raised by the said company/unit in any suit or proceedings pending before any court or Tribunal or Board against the Board relating thereto, our liability under this present being absolute and in equivocal.

4. The payment so made by us under this agreement shall be valid discharge of our liability and company/unit shall have no claim against us in making such payment.

5. We Axis Bank Limited further agree that the guarantee herein contained shall remain in full force and effect during the period that would be taken for the performance of the undertaking/notice/letter etc and that it shall continue to be enforceable till all the dues of Government/ Board under or by virtue of said undertaking/notice/letter etc. have been fully paid and it has claimed satisfied or discharged or till Government / Board / Axis Bank Ltd. the terms conditions of the Directions Undertaking Notice letter/any

*Amit Tembhumne*  
 Authorised Signatory

Amit Tembhumne  
 Manager



*Chumki Bairagi*  
 For AXIS BANK LTD

Authorised Signatory  
 Chumki Bairagi  
 Manager

Registered Office: Axis Bank Ltd., Samartheshwar Temple, Near Law Garden, Ellisbridge, Ahmedabad - 380006

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Sr. No. 1797100



# AXIS BANK LIMITED



AXIS6653121

Bank Guarantee No 16360100019663 Dated 02-07-2024/1636

provisions of relevant law have been fully and properly carried out and complied by the said company /unit and accordingly discharges this guarantee. Unless the demand or a claim under this guarantee is made on us in writing on or before 31.12.2026. We shall be discharged from all liability under this guarantee thereafter.

6. We **Axis Bank Limited** further agree with the Board that the Board shall have the fullest liberty without our consent and notice/letter etc or to extend time of compliance by the said company/unit from time to time or to postpone for any time or from time to time any of the powers exercisable by the Board against the said company/unit and to forbear or enforce any of the terms and conditions relating to the said undertaking /notice/letter etc and we shall not be relieved from our liability by reason of any such variation, or extension being granted to the said company/unit or for any forbearance, action commission on the part of the Board or any indulgence by the Board to the company/unit or by any of such matter or thing whatsoever which under the law relating to sureties would but for this provisions have effect of so relieving us.

7. This Guarantee will not be discharged due to the change in the constitution of the Bank or the company/Unit.

8. We **Axis Bank Limited** under take not to revoke this guarantee during its currency except with the previous consent of the Board in writing.

9. Notwithstanding what has been stated above our liability under this guarantee is restricted to **Rs.2,46,64,574/-** our guarantee shall remain in force until **31.12.2026** unless a demand or claim under this guarantee is made on in writing on or before the **31.12.2027** all your rights under the guarantee shall be forfeited and we shall be released and discharged from all liabilities under this guarantee thereafter.

1. Our liability under the Bank Guarantee shall not exceed for **Rs.2,46,64,574/- (Rupees Two Crores**

**Fourty Six Lakhs Sixty Four Thousand Five Hundred Seventy Four Only)**

2. This Bank Guarantee shall be valid up to **31/12/2026** and
3. Our liability to make payment shall arise and we are liable to pay the guaranteed amount in any part thereof under this Guarantee only, and only if you serve upon us a written claim or demand terms of the Guarantee on or before **31/12/2027**

DATE: 01.07.2024

PLACE: PUNE

For AXIS BANK LTD

*Amit Tembhumne*  
Authorised Signatory

**Amit Tembhumne**  
Manager  
S.S. No. 31919



For AXIS BANK LTD

*Chumki Bairagi*  
Authorised Signatory

**Chumki Bairagi**  
Manager  
S.S. No. 28164

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Maharashtra Pollution Control Board

महाराष्ट्र प्रदूषण नियंत्रण मंडळ

## Bank Guarantee

**BG UAN NUMBER:** MPCB-BG 0000073330

**Industry Unit:** Nyati Ethos I

**Industry Name:** Nyati Builders Private Limited

**Industry Address:** yati Unitree, East Wing, 5th Floor, Nagar Road, CTS No. 1995(B+C)+1996B, Yerwada, Pune 411006.

**RO Region:** RO-Pune

**SRO Region:** SRO-Pune I

**BG Obtained for:** DIRECTION

**BG for:** Conditional Direction

**Direction No:** SIA/MH/INFRA2/442271/2023

**Direction:** 18-10-2023

**Conditions:** as per format given in SEIAA Circular the Damage Assessment value is arrived at Rs. 2,45,64,573.50/-

**Compliance period:** 31-12-2026

**BG No:** 16360100019663

**Amount:** 24664574

**Bank:** Axis Bank

**BG submission Date:** 03-07-2024

**BG expiry Date:** 31-12-2026

**Note:** You have been directed to submit original bank guarantee along with this acknowledge letter to concerned regional office.

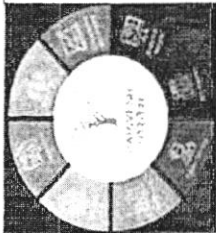
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Exhibit "C"

ENVIRONMENTAL  
CLEARANCE

PARIVESH

(Pro-Active and Responsive Facilitation by Interactive,  
and Virtuous Environmental Single-Window Hub)

Government of India  
Ministry of Environment, Forest and Climate Change  
(Issued by the State Environment Impact Assessment  
Authority(SEIAA), MAHARASHTRA)

To,

The Director  
NYATI BUILDERS PRIVATE LIMITED

"Nyati Unitree", East wing, 5th Floor, Nagar road, CTS No.  
1995(B+C)+1996B, Yerwada, Pune -411006

**Subject:** Grant of Environmental Clearance (EC) to the proposed Project Activity  
under the provision of EIA Notification 2006-regarding

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC)  
in respect of project submitted to the SEIAA vide proposal number  
SIA/MH/INFRA2/442271/2023 dated 29 Aug 2023. The particulars of the  
environmental clearance granted to the project are as below.

1. EC Identification No.	EC24B038MH169795
2. File No.	SIA/MH/INFRA2/442271/2023
3. Project Type	Expansion
4. Category	B
5. Project/Activity including Schedule No.	8(a) Building and Construction projects
6. Name of Project	"Nyati Ethos-I"
7. Name of Company/Organization	NYATI BUILDERS PRIVATE LIMITED
8. Location of Project	MAHARASHTRA
9. TOR Date	N/A

The project details along with terms and conditions are appended herewith from page  
no 2 onwards.

Date: 10/09/2024

(e-signed)  
Pravin C. Darade, I.A.S.  
Member Secretary  
SEIAA - (MAHARASHTRA)

*Note: A valid environmental clearance shall be one that has EC identification  
number & E-Sign generated from PARIVESH. Please quote identification  
number in all future correspondence.*

*This is a computer generated cover page.*



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## STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/INFRA2/442271/2023  
Environment & Climate  
Change Department  
Room No. 217, 2<sup>nd</sup> Floor,  
Mantralaya, Mumbai- 400032.

To  
M/s Nyati Builders Private Limited,  
S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4,  
Mouje Undri, Taluka Haveli, District Pune.

Subject : Environmental Clearance for Expansion in Residential development  
"Nyati Ethos-I" at S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Mouje  
Undri, Taluka Haveli, District Pune By M/s Nyati Builders Private  
Limited (Violation Category)

Reference : Application no. SIA/MH/INFRA2/442271/2023

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-3 in its 183<sup>rd</sup> meeting under screening category 8 (a) B2 as per EIA Notification, 2006 under MoEF&CC OM dated 07.07.2021 and recommend to SEIAA. Proposal then considered in 272<sup>nd</sup> (Day-2) meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 14.12.2023.

2. Brief Information of the project submitted by you is as below:-

1.	Proposal Number	SIA/MH/INFRA2/442271/2023	
2.	Name of Project	Expansion in Residential development "Nyati Ethos-I" at S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Mouje Undri, Taluka Haveli, District Pune By M/s Nyati Builders Private Limited	
3.	Project category	8a (B1)	
4.	Type of Institution	Private Limited	
5.	Project Proponent	Name	Mr. Piyush Nitin Nyati
		Regd. Office address	Nyati Unitree, Nagar Road, Yerawada, Pune. 411006.
		Contact number	9623445233/ 020 29805333
		e-mail	dsdev@nyatigroup.com
6.	Name of Consultant	EMP Consultant: Sneha- Hitech Products, Bangalore,	
7.	Applied for	Expansion (Violation Project)	
8.	Details of previous EC	-	
9.	Location of the project	At S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Mouje Undri, Taluka Haveli, District Pune	
10.	Latitude and Longitude	Latitude: 18°27'33.29"N, Longitude: 73°55'08.83"E	
11.	Total Plot Area (m <sup>2</sup> )	16,150.00	
12.	Deductions (m <sup>2</sup> )	2422.5	
13.	Net Plot area (m <sup>2</sup> )	13727.50	
14.	Proposed FSI area (m <sup>2</sup> )	17,234.48	

15.	Proposed non-FSI area (m <sup>2</sup> )	13,461.29				
16.	Proposed TBUA (m <sup>2</sup> )	30,695.77				
17.	TBUA (m <sup>2</sup> ) approved by Planning Authority till date	30,695.77				
18.	Ground coverage (m <sup>2</sup> ) & %	1988.8, 13%				
19.	Total Project Cost (Rs.)	99.36 Cr.				
20.	CER as per MoEF & CC circular dated 01/05/2018	Activity	Location	Cost (Rs.)	Duration	
		We will follow the conditions mentioned in OM				
21.	Details of Building Configuration:					Reason for Modification / Change
	Previous EC / Existing Building			Proposed Configuration		
	Building Name	Configuration	Height (m)	Building Name	Configuration	Height (m)
	A1	P+6	19.99	A1	P+11	34.50
	A2	P+12	37.40	A2	P+12	37.40
	B1	P+12	37.40	B1	P+12	37.40
	B2	P+12	37.40	B2	P+12	37.40
	B3	P	2.59	B3	P+ 11	34.50
	Club house	G+1	7.45	Club house	G+1	7.45
22.	Total number of tenements	Total Tenements - 227 nos. (Existing-165 nos. + Proposed - 62 nos.)				
S	Water Budget	Dry Season (CMD)		Wet Season (CMD)		
		Fresh Water	103	Fresh Water	103	
		Recycled (Gardening)	8	Recycled (Gardening)	0	
		Recycled Flushing	51.00	Recycled Flushing	51.00	
		Swimming Pool	2.00	Swimming Pool	2.00	
		Total	164.00	Total	154.00	
		Excess water	66.00	Excess water	74.00	
24.	Water Storage Capacity for Firefighting / UGT	Domestic UG tank- 113.8 CMD Fire UG tank – 375 CMD Flushing Water Tank- 51 CMD				
25.	Source of water	Local Body – Pune Municipal Corporation/ tanker				
26.	Rainwater Harvesting (RWH)	Level of the Ground water table:		9 m BGL		
		Size and no of RWH tank(s) and Quantity:		5 No		

		Quantity and size of recharge pits:	1.2 m x 1.2 m x 2.5 m
		Details of UGT tanks if any:	NA
27.	Sewage and Wastewater	Sewage generation in CMD:	140.00
		STP technology:	MBBR
		Capacity of STP (CMD):	Existing - 210 KLD, Proposed - 30 KLD
28.	Solid Waste Management during Construction Phase	Type	Quantity (kg/d)
		Construction waste	Steel, Tiles, Excavated material etc.
			Treatment / disposal
			Will be handed over to authorized recycler Top soil will be used for landscaping.
29.	Solid Waste Management during Operation Phase	Type	Quantity (kg/d)
		Dry waste:	227 kg/day
		Wet waste:	341 kg/day
		Hazardous waste:	Negligible
		Biomedical waste	NA
		E-Waste	3.1 kg/day
		STP Sludge (dry)	14 kg/day
			Treatment / disposal
			Will be handed over to authorized recycler
			Will be treated in OWC
			Handed over to authorized recyclers
			NA
			Will be handed over to authorized recycler
			Will be used as manure for gardening purpose
30.	Green Belt Development	Total RG area (m <sup>2</sup> ):	1615.00
		Existing trees on plot:	177
		Number of trees to be planted:	0
		Number of trees to be cut:	0
		Number of trees to be transplanted:	0
31.	Power requirement	Source of power supply:	MSEDCL
		During Construction Phase (Demand Load):	30 KW
		During Operation phase (Connected load):	1520 KW
		During Operation phase (Demand load):	686 KW
		Transformer	630 KVA x 2 Nos.
		DG set:	200 KVA x 2 No.
		Fuel used:	HSD
32.	Details of Energy saving	<ul style="list-style-type: none"> <li>Solar lights will be provided for common amenities like Street lighting &amp; Garden lighting.</li> <li>LED based lighting will be done in the common areas, landscape areas, signage's, Entry gates and boundary compound walls etc.</li> <li>Auto Timer Switches will be provided for Street lights, Garden lights, Parking &amp; staircase Lights &amp; Other Common Area Lights, for saving electrical energy.</li> <li>Water Level Controllers with Timers will be used for Water Pumps.</li> <li>To create awareness to end consumer or flat owner, for using energy efficient light fittings like LED Lights.</li> </ul>	
33.	Environmental Mgt. plan budget during Constructio	Type	Details
		Capital	Air, water, land, biological environment
		O&M	Air, water and Noise Monitoring
		Cost	
			15.0 Lakh
			3.0

n phase					Lakh/Annum
34.	Environmental Management plan Budget during Operation phase	Component	Details	Capital (Lacs)	O&M (Lacs/Y)
		Storm water	-		
Sewage treatment	STP	23.16	13.37		
Water treatment	-				
RWH	Rain Water harvesting	9.00	0.27		
Swimming Pool	-				
Solid Waste	OWC	13.02	3.42		
Hazardous Waste	-				
E waste	Handed over to Authorized Vendor	-	-		
Green Belt Development	---	13.65	2.91		
Energy saving	Renewable energy Solar PV panel & solar hot water	50.70	1.85		
Environmental Monitoring	From MoEF & CC approved lab	-	1.0		
Disaster Management	During operation phase	90	10		
35.	Traffic Management	Type	Required as per DCR	Actual Provided	Area per parking (m <sup>2</sup> )
		4-Wheeler	184	192	As per Standard DCR
		2-Wheeler	362	362	
		Bicycles	362	362	
36.	Details of Court cases / litigations w.r.t. the project and project location if any.	NGT Case details Application No.74 of 201. Mr. Tanaji Balasaheb Gambhire Vs Principal Secretary, Environment department Government of Maharashtra.			

3. Proposal a new construction project under violation category. PP has applied under MoEF&CC OM dated 07.07.2021. Proposal has been considered by SEIAA in its 269<sup>th</sup> (Day-1) meeting held on 1<sup>st</sup> November, 202 and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to Submission of BG of Rs. 2,46,64,573.50/- and penalty of Rs. 99,84,000/-. Now, PP submitted the BG of Rs. 2,46,64,573.50/- and penalty of Rs. 99,84,000/- to Maharashtra Pollution Control Board. SEIAA decided to grant Environment Clearance subject to implantation of following terms and conditions-

**Specific Conditions:**

**A. SEAC Conditions-**

1. The Committee noted that:

- As per the Office Memorandum issued by Ministry of Environment Forest and Climate Change vide orders no F.No.22-21/2020-IA.III Dated 7th July 2021, The penalty cost is arrived at Rs. 99,84,000/-.
- As per format given in SEIAA Circular, the Damage Assessment value is arrived at

Rs. 2,46,64,573.50 /-

2. PP to enhance provision of solar PVs.
3. PP to provide electric charging facility by providing charging points at suitable places as per Maharashtra Electric Vehicle Policy, 2021. Also, PP to ensure that, the water proposed to be used for construction phase should not be drinking water. They can use recycled water or tanker water for proposed construction.

**B. SEIAA Conditions-**

1. PP to submit Bank Guarantee of Rs. 2,46,64,573.50 /- towards effective implementation of remediation plan and Natural and Community Resource augmentation Plan. PP to implement remediation plan and Natural and Community Resource augmentation Plan within 6 months from grant of this Environment Clearance. PP also to submit penalty of Rs. 99,84,000/-.
2. Maharashtra Pollution Control Board to ensure that, action has been initiated against the PP under the Section 15 (read with Section 19) of Environment (Protection) Act, 1986 for violation provisions of EIA notification, 2006.
3. PP submitted that, they have provided 1615.00 m<sup>2</sup> of mandatory RG on mother earth without any construction. Local planning authority to ensure the compliance of the same.
4. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
5. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
6. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA III dt.04.01.2019.
7. SEIAA after deliberation decided to grant EC for-FSI-17,234.48 m<sup>2</sup>, Non FSI-13,461.29 m<sup>2</sup>, total BUA- 30,695.77 m<sup>2</sup>. (Plan approval No-PRH/NASR/713/2014, dated-24.09.2014)

**General Conditions:**

**a) Construction Phase :-**

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of

- wastewater and solid wastes generated during the construction phase should be ensured.
- V. Arrangement shall be made that waste water and storm water do not get mixed.
  - VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
  - VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
  - VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
  - IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
  - X. The Energy Conservation Building code shall be strictly adhered to.
  - XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
  - XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
  - XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
  - XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
  - XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
  - XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
  - XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
  - XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
  - XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

**B) Operation phase:-**

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be

- utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
  - III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
  - IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
  - V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
  - VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
  - VII. PP to provide adequate electric charging points for electric vehicles (EVs).
  - VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
  - IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
  - X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
  - XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at [parivesh.nic.in](http://parivesh.nic.in)
  - XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
  - XIII. The proponent shall upload the status of compliance of the stipulated EC conditions,

including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO<sub>2</sub>, NO<sub>x</sub> (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

**C) General EC Conditions:-**

- I. PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.
  - II. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
  - III. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
  - IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
  - V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
  - VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
  - VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.
4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
  5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.
  6. In case of submission of false document and non-compliance of stipulated conditions,

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Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.

7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.

8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.

9. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1<sup>st</sup> Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

*Pravin Darade*

Pravin Darade  
(Member Secretary, SEIAA)

Copy to:

1. Chairman, SEIAA, Mumbai.
2. Secretary, MoEF & CC, IA- Division MOEF & CC
3. Member Secretary, Maharashtra Pollution Control Board, Mumbai.
4. Regional Office MoEF & CC, Nagpur
5. District Collector, Pune.
6. Commissioner, Pune Municipal Corporation
7. Regional Officer, Maharashtra Pollution Control Board, Pune.



2940

Signature Not Verified

Digitally signed by: Shri Pravin C.  
Darade, I.A.S.  
Designation: Member Secretary  
Date and Time: 9/10/2024 12:52:21 PM

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Exhibit D

THE INDIAN EXPRESS, MONDAY, SEPTEMBER 16, 2024

**PUBLIC NOTICE**

We NYATI BUILDERS PRIVATE LIMITED hereby bring to notice of general Public that Government of India, Ministry of Environment, Forest and Climate Change (MoEF), SEIAA, MAHARASHTRA has accorded Environmental Clearance vide letter dated 10/09/2024 bearing letter no. SIA/MH/INFRA2/442271/2023, EC Identification No. Ec24B038 MH169795 (in the name of NYATI BUILDERS PVT LTD) for our Residential Project "Nyati Ethos-1" out of the building layout sanctioned by District Collector, Pune in respect of land bearing S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Village Undri, Pune 411060.

The copy of Environment Clearance letter is available with Maharashtra Pollution Control Board and may also be seen on the website of the MoEF, Government of India at <http://parivesh.nic.in>

Place: Pune,  
Date: 12/09/2024

NYATI BUILDERS PRIVATE LIMITED

लोकसत्ता

www.loksatta.com

पुणे,

सोमवार, १६ सप्टेंबर २०२४

**जाहिर सूचना**

आम्ही न्याती विल्डर्स प्रा. लि. सर्वसाधारण जनतेस कळवू इच्छितो की, भारत सरकार पर्यावरण, वन आणि जलवायु परिवर्तन मंत्रालय SEIAA महाराष्ट्र तर्फे दि. १०/०९/२०२४ रोजी पत्र क्र. SIA/MH/INFRA2/442271/2023, EC Identification No. Ec24B038 MH169795 अन्वये (मे न्याती विल्डर्स प्रा. लि. यांच्या नावे) स. नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३अ/४, उंड्री पुणे ४११०६० या मिळकतीसाठी पुणे जिल्हाधिकारी, पुणे यांनी मंजूर केलेल्या बांधकाम रेखांकनावरील आमच्या न्याती इथोस-१ या रहिवाशी प्रकल्पाचा पर्यावरणाच्या दृष्टीकोनातून पर्यावरण मान्यता दिली आहे.

सदर मान्यतापत्राची प्रत महाराष्ट्र प्रदूषण नियंत्रण मंडळाच्या कार्यालयामध्ये तसेच भारत सरकार पर्यावरण, वन आणि जलवायु परिवर्तन मंत्रालय यांच्या <http://parivesh.nic.in> या संकेतस्थळावर उपलब्ध आहे.

स्थळ : पुणे  
दिनांक : १२/०९/२०२४

न्याती विल्डर्स प्रा. लि.



2943

## MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437  
 Fax: 24044532/4024068/4023516  
 Website: <http://mpcb.gov.in>  
 Email: [jdwater@mpcb.gov.in](mailto:jdwater@mpcb.gov.in)



Kalpataru Point, 2nd, 3rd  
 and 4th floor, Opp. Cine  
 Planet Cinema, Near Sion  
 Circle, Sion (E),  
 Mumbai-400022

Infrastructure/RED/L.S.I

No:- Format1.0/JD (WPC)/UAN No.0000191922/CO/2409001549

Date: 25/09/2024

To,  
 Nyati Ethos I by Nyati Builders Pvt. Ltd;  
 S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4,  
 Village Undri, Tal. Haveli, Dist. Pune.



**Sub: Consent to Operate (Part-I) for Residential Building Construction Project Granted Under Red Category.**

- Ref:**
1. Application for Consent to Operate vide UAN. MPCB-CONSENT-0000191922 dtd. 06/01/2024.
  2. Consent to Establish granted dtd. 06/05/2024.

Your application NO. MPCB-CONSENT-0000191922

For: Grant of Consent to Operate under Section 26 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundary Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I,II,III & IV annexed to this order:

1. **The 1st Consent to Operate is granted for a period up to 31.08.2025**
2. **The capital investment of the project is Rs.69.36 Cr. (As per C.A Certificate submitted by industry).**
3. **The Consent to Operate is valid for Residential Building Construction Project named as Nyati Ethos I by Nyati Builders Pvt. Ltd; S. No. 21/1A/1B/3A/1/3A/2/3A/3/3A/4, Village Undri, Tal. Haveli, Dist. Pune on Total Plot Area of 16150.00 Sq Mtrs for construction BUA of 23,316.59 Sq Mtrs out of Total Construction BUA of 30695.77 Sq Mtrs as per EC granted 10/09/2024 dated including utilities and services.**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environment Clearance granted dtd. 10/09/2024	16150.00	30695.77

4. **Conditions under Water (P&CP), 1974 Act for discharge of effluent:**

Sr No	Description	Permitted (in CMD)	Standards to Disposal
1.	Trade effluent	Nil	NA

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	110	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

5. **Conditions under Air (P& CP) Act, 1981 for air emissions:**

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S1 & S2	DG Set ( 2 x 200 KVA)	2	As per Schedule -II

6. **Conditions under Solid Waste Rules, 2016:**

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Biodegradable waste	248 Kg/Day	OWC	Use as Manure
2	Non Biodegradable waste	165 Kg/Day	segregation	Hand Over to Authorized Vendor
3	STP Sludge	10 Kg/Day	NA	Use as Manure

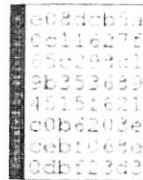
7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

8. The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
10. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
11. The project proponent shall make provision of charging of electric vehicles in at least 30 % of total available parking area.
12. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
13. The Project Proponent shall comply with the Environmental Clearance obtained vide dtd. 10/09/2024 for construction project having total plot area of 16150.0 Sqm and total construction BUA of 30695.77 Sqm as per specific condition of EC.
14. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to O & Environmental Clearance/CRZ Clearance.
15. PP shall convert Vermicomposting treatment to OWC within one month period.
16. This consent is issued without prejudice to order passed or may be passed by Hon'ble NGT in O. A. 74/2019(WZ), I.A. No. 120/2019 (WZ), I. A. No. 58/2020 (WZ) & I.A. No. 43/2021 (WZ) titled Tanaji Balasaheb Gambhire V/s The Principal Secretary, Environment Deptt. & Ors.

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This consent is issued on the basis of information/documents submitted by the Applicant/Project Proponent, if it has been observed that the information submitted by the Applicant/Project Proponent is false, misleading or fraudulent, the Board reserves its right to revoke the consent & further legal action will be initiated against the Applicant/Project Proponent.



Signed by: Shankar Waghmare  
Joint Director (WPC)  
For and on behalf of,  
Maharashtra Pollution Control Board  
jdwater@mpcb.gov.in  
2024-09-25 17:47:27 IST

**Received Consent fee of -**

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	100000.00	TXN2401001202	06/01/2024	Online Payment
2	1951232.00	TXN2405005668	28/05/2024	Online Payment

**Copy to:**

1. Regional Officer, MPCB, Pune and Sub-Regional Officer, MPCB, Pune I  
- They are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB, Sion, Mumbai



**SCHEDULE-I****Terms & conditions for compliance of Water Pollution Control:**

- 1) A] As per your application, you have provided MBBR based Sewage Treatment Plants (STPs) of combined capacity **140 CMD for treatment of domestic effluent of 110 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

Sr.No	Parameters	Limiting concentration not to exceed in mg/l, except for pH
1	pH	5.5-9.0
2	BOD	10
3	COD	50
4	TSS	20
5	NH4 N	5
6	N-total	10
7	Fecal Coliform	less than 100

- C] The treated domestic effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening and connected to the sewerage system provided by local body.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) **The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act, 1974 and as amended, and other provisions as contained in the said act.**

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	120.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00
5.	Grandening/Other consumption	Not Applicable

- 5) The Applicant shall provide Specific Water Pollution control system as per the conditions of EP Act, 1986 and rule made there under from time to time.

**SCHEDULE-II**

**Terms & conditions for compliance of Air Pollution Control:**

- 1) **As per your application, you have provided the Air pollution control (APC) system and erected following stack (s) and to observe the following fuel pattern-**

Stack No.	Source	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
1	DG Set 200 KVA	Acoustic Enclosure	1.50	Diesel 25 Ltr/Hr	1	SO2	19.2 Kg/Day
2	DG Set 200 KVA	Acoustic Enclosure	1.50	Diesel 25 Ltr/Hr	1	SO2	19.2 Kg/Day
3	* The height of the stack shall be above minimum 6 meter above building where generator installed	Acoustic Enclosure	0.00	-	-	Other	-

- 2) The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards.

Total Particular matter	Not to exceed	150 mg/Nm3
-------------------------	---------------	------------

- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
- a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
  - b) The toilet shall be provided with exhaust system connected to chimney through ducting.
  - c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
  - d) The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.



**SCHEDULE-III**  
**Details of Bank Guarantees:**

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	C2O	Rs. 10 Lakhs	15 Days	Compliance of Consent Conditions	31/08/2025	31/08/2025

\*\* The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.  
# Existing BG obtained for above purpose if any may be extended for period of validity as above.

**BG Forfeiture History**

Srno.	Consent (C2E/C2O/C2R)	Amount of BG imposed	Submission Period	Purpose of BG	Amount of BG Forfeiture	Reason of BG Forfeiture
NA						

**BG Return details**

Srno.	Consent (C2E/C2O/C2R)	BG Imposed	Purpose of BG	Amount of BG Returned
NA				



### SCHEDULE-IV

#### General Conditions:

- 1 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2 The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011).
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
  - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
  - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
  - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
  - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
  - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
  - f) D.G. Set shall be operated only in case of power failure.
  - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
  - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.
- 6 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- 7 Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.
- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11 The applicant shall make an application for renewal of the consent at least 60 days before date of the expiry of the consent.

2951

This certificate is digitally & electronically signed.



2452

Exhibit "F"



+91-20-6686 3333  
+91-20-6686-3332  
info@nyatigroup.com  
www.nyatigroup.com

प्रति

मा. मुख्य उद्यान अधीक्षक,  
उद्यान विभाग  
पुणे महानगर पालिका,  
शिवाजीनगर, पुणे

विषय :- सर्व्हे नं. २१/१अ /१ब /३अ / १/३अ /२/३अ /३/३अ /४, मौजे. उंडी, ता. हवेली, जिल्हा-  
पुणे येथील "न्याती इथॉस-१" समूह गृह बांधणी प्रकल्पाकरिता बैठकीचे इतिवृत्त प्राप्त  
अंतर्गत पर्यावरण पूरक कामे करणेबाबत...

संदर्भ :- बैठकीचे इतिवृत्त (Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held  
on 14<sup>th</sup> December, 2023)

महोदय,

विषयांकित मिळकतीसाठी संदर्भानुसार बैठकीचे इतिवृत्त प्राप्त झालेले आहे. त्यामध्ये नमूद अटी  
व शर्तीस अनुसरून आम्ही आपले विभागाकडे पर्यावरण पूरक कामे करणेबाबत प्रस्ताव सादर करीत  
आहोत.

चालू वर्षातील उपलब्ध तरतुदीनुसार वनीकरण (Afforestation (can include plantation,  
garden development)) चे काम रक्कम रुपये ६१.६६ लाख वापरण्याची योजना आखली आहे. त्यानुसार  
आम्ही वनीकरणाचे काम पुणे महानगरपालिके अंतर्गत करण्यास तयार आहोत. तरी आम्हांस आपले  
विभागाकडून सदर कामाबाबत सहकार्य होण्याची विनंती आहे.

कळावे,

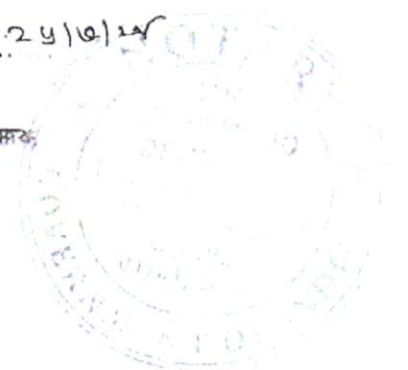
आपला विश्वासु

न्याती बिल्डर्स प्रा. लि. तर्फे  
संचालक पियुष नितीन न्याती

सोबत :- बैठकीचे इतिवृत्त

उद्यान विभाग  
पुणे महानगरपालिका  
आ.क्र. २०२५ दि. २५/०१/२४

पुणे महानगरपालिका



NYATI BUILDERS PRIVATE LIMITED

Plot No. 21/1A, 1B, 3A, 1/3A, 2/3A, 3/3A, 4, Mouje. Undi, Tal. Haveli, Dist. Pune  
Pune Municipal Corporation, Shivajinagar, Pune

Real Estate | EPC | Hospitality | Healthcare | Foundation

2953



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. : 22६१  
दिनांक : १५/०८/२०२४

मे. न्याती बिल्डर्स प्रा. लि.

न्याती युनिटी, स.नं. १०३/१२९, प्लॉट बी+सी,  
सि.टी.एस. क्र. १२९५ व १९९५ बी, येरवडा, पुणे नगर रस्ता,  
पुणे- ४११००६,

विषय :- स.नं. 21/१अ/१ब/३अ/१/३अ/३/३अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरणपूरक कामे पुणे महानगरपालिकेच्या उद्यानात आपल्या स्वनिधीतून वनीकरण(उद्यान विकसन) विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२५ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि.यांचा प्रस्ताव

विषयाकित मिळकती चे प्रकल्पाचे एन्व्हायर्नल क्लिअरन्स बाबतच्या बैठकीच्या इतीवृत्तानुसार, अटी व शर्तीस अनुसरून आपणांकडून संदर्भ क्र. १ अन्वये पर्यावरणपूरक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने उद्यान विभागाकडून खाली नमूद पुणे महानगरपालिकेच्या ताब्यातील जागा सुचविण्यात येत असून, सदरचे ठिकाणी वनीकरण(उद्यान विकसन) काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करावा ही विनंती, ज्यायोगे पुढील आवश्यक ती प्रशासकीय कार्यावाही करून आपणांस काम करण्याची परवानगी देणे सोयीचे होईल.

प्रस्तावीत कामाची जागा

छ. संभाजी राजे उद्यान, साईनाथ नगर,

वडगावशेरी, पुणे

आणी

स. नं. ३०(पै), खराडी,

जुना मुंढवा खराडी रस्ता, पुणे

कळाचे,

13/08/2024  
मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका

2955



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प्रति

मा. मुख्य उद्यान अधिकक  
उद्यान विभाग,  
पुणे महानगर पालिका,  
शिवान्नगर, पुणे.

विषय :- सर्व्हे नं. २१/२अ / २ब / ३अ / १/३अ / २/३अ / ३/३अ / ४, मौजे. उंडी, ता. हवेली, जिल्हा- पुणे येथील "न्याती डेव्हॉस-१" समूह गृह बांधणी प्रकल्पाकरिता बैठकीचे इतिवृत्त प्राप्त अंतर्गत पर्यावरण पूरक कामे करणेबाबत...

संदर्भ :- १). आमचा दाखल प्रस्ताव आ. क्रं. २०२५, दिनांक २५/०७/२०२४  
२). आपले विभागाचे पत्र जा. क्रं. २२६१, दिनांक १४/०८/२०२४ अन्वये.

महोदय,

विषयांकित मिळकतीसाठी बैठकीचे इतिवृत्त प्राप्त अंतर्गत पर्यावरण पूरक कामे करण्याबाबत आम्ही आपल्या विभागाकडे संदर्भ क्रं. १ अन्वये प्रस्ताव सादर केलेला आहे. तदनंतर आम्हास आपले विभागाचे संदर्भ क्रं. २ अन्वयेचे कागदपत्रांचे पूर्ततेबाबतचे पत्र प्राप्त झालेले असून सदर पत्रात आम्ही खालीलप्रमाणे खुलासा सादर करित आहोत.

- १) आपण सुचवल्याप्रमाणे आम्ही 'छत्रपती संभाजीराजे उद्यान, साईनाथनगर, वडगावशेरी, पुणे' आणि सर्व्हे नं. ३० (पै), खराडी, जुना मुंडवा खराडी रस्ता, पुणे येथे पाहणी करून सोबत मान्य दरपत्रकानुसार इन्व्हेसमेंट सादर करित आहोत.
- २) प्रकरणी प्राप्त बैठकीचे इतिवृत्त नुसार आम्हांस २.४६६५ कोटीचे पर्यावरण पूरक काम करण्याबाबत आदेश प्राप्त आहे. त्यानुसार २५% रक्कम वनीकरण (Afforestation) साठी, २५% रक्कम जलयुक्त शिवार (Water Conservation Program) साठी, २०% रक्कम खेळाच्या मैदानाचा विकास (Play Ground Development) करण्यासाठी, २०% रक्कम सीवरेज लाइन आणि एस टी पी घनकचरा व्यवस्थापन (Sewerage Lines and STP, Solid waste Management) साठी व १०% रक्कम शहरी हवा ध्वनी प्रदूषण नियंत्रण उपक्रम ( Urban Air/noise pollution control initiatives) साठी खर्च करावयाचे आदेश आहेत. त्यानुसार आम्ही सदर वनीकरण विषयक कामासाठी आपले विभागाकडे (६१.६६ लक्षपर्यंत) प्रस्ताव सादर केलेला आहे.

तरी कृपया आम्हास वरील बाबींचे अवलोकन घेऊन मान्यता मिळणेसाठी विनंती आहे.

कळावे,

आपला विश्वासु

न्याती बिल्डर्स प्रा. ली. तर्फे  
संचालक पिपुष नितीन न्याती



मान्यतापत्र  
पुणे महानगरपालिका

2630 - 921028

## NYATI BUILDERS PRIVATE LIMITED

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C CTS No. 1995 and CTS No. 1996B,  
Yerwad, Pune-Nagar Road, Pune 411006, India

2957

2958

# VRUTIKA ENTERPRISES

- < Drip & Sprinkler Irrigation Systems & all type of plumbing work
- < All type of Civil work & Garden development work, Maintenance work contractor

## QUOTATION

Ref: VE/Q- 38/2024

To

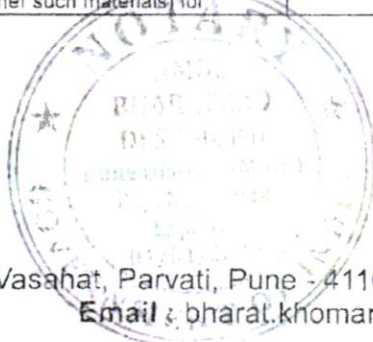
M/s NYATI BUILDERS PRIVATE LIMITED

Address- Nyati Unitree, Survey No.103/129, Plot B+C of CTS  
No.1995 and 1996B Yerwada, Pune - Nagar Road, Pune-  
41006

Site - Sainathnagar pune.

**Subject - Sainathnagar Yethil & Sr.no. 30 Kharadi, Juna Mundhava Kharadi Road  
Udyanat Udyanvishyak Kame Karne.**

Sr No.	Item Description	Quantity	Rate	Unit	Amount
1	Preparation of shrubery	950	789	Sqm	749550
2	Preparation of Lawn	2250	655	Sqm	1473750
3	Foxtail palm 21x21	30	2500	nos	75000
4	Areca palm 21x21	100	1500	nos	150000
5	Estimate for Plantation of Trees (Ht.1-2 mtrs) Supplying on site fresh Garden soil (i. e. 3 part soil) (free from stones rubbish like dried grass roots, other such materials) for	50	719	nos	35950



**For VRUTIKA ENTERPRISES**

  
Proprietor

Mahatama Phule Vasahat, Parvati, Pune - 411009. Mob. : 9673328404 / 9765894547  
Email : bharat.khomane@gmail.com

# VRUTIKA ENTERPRISES

- ◀ Drip & Sprinkler Irrigation Systems & all type of plumbing work
- ◀ All type of Civil work & Garden development work, Maintenance work contractor

6	MATERIAL CHARGES GARDEN SOIL:- Supplying on site garden soil well sieved 80 % to pass through I.S. sieve of 10 mm size free from stones rubbish like dried grass roots and other such materials. The soil should be fresh from quarry. The color of the soil generally is red. The soil will be measured by measuring box. (Farma)	180	1000	Cum	180000
7	MATERIAL CHARGES FARM YARD MANURE:-Supplying on site well decayed, well dried, well powdered, without clods and free from stones, dried grass and other rubbish material. The color of the manure generally is black. The manure will be measured by measuring box. (Farma)	50	1200	Cum	60000
8	Providing, laying and fixing P.V.C. pipe of 40mm	340.00	316	Rmt	107440
9	Providing, laying and fixing P.V.C. pipe of 50mm	380.00	443	Rmt	168340
10	Providing, laying and fixing P.V.C. pipe of 75mm	260.00	453	Rmt	117780
11	Providing and laying in trenches 80mm dai. CPVC pipe	330.00	1050	Rmt	346500
12	Providing and laying in trenches 40mm dai. CPVC pipe	220.00	616	Rmt	135520
13	Providing and laying in trenches 32mm dai. CPVC pipe	120.00	503	Rmt	60360
14	Valve Boxes 12", Rectanglar shape with openable top green cover Make - Jain /Toro /Nelson/ Rain Bird	10.00	2,375.00	Per No	23750
15	Clean master 25 m3/hr Make - Jain /Amiad / Kisan/ Metafim	1.00	26,850.00	Per No	26850
16	PVC Service saddle 40 mm x 1/2 ", 10 kg/cm2 Make - Jain / Finolex / Kisan	523.00	50.00	Per No	26150
17	Gear driven Pop-up sprinkler	18.00	5600	Per No	100800
18	Spray Pop-up sprinkler	415.00	959	Per No	397985
19	Solenoid Valves of size 2" with flow control and Female BSP inlet-Outlet	10.00	4,980.00	Per No	49800

For VRUTIKA ENTERPRISES

Mahatama Phule Vasahat, Parvati, Pune - 411009. Mob. : 9673328404 / 9765894344  
 Email : bharat.khomane@gmail.com

2960

# VRUTIKA ENTERPRISES

- < Drip & Sprinkler Irrigation Systems & all type of plumbing work
- < All type of Civil work & Garden development work, Maintenance work contractor

20	12 Stations Outdoor Irrigation Controller with 230VAC internal Transformer PCC-1201-E 2C x 14AWG Cable	2.00	23,310.00	Per No	46620
21	Make – Hunter / Rainbird / Netafin / Toro	950.00	146.00	Meter	138700
22	Supplying & erecting flat flexible 3 core 4 sq.mm PVC sheathed submersible type copper cable suitably clamped at fixed intervals with column pipe assembly complete.	151.00	192.00	Meter	28992
23	Supplying & erecting automatic control panel for 3 Phase , 415 volt, A.C, Submersible/centrifugal pump set up to 7.5 HP consisting of DOL starter having relay range 9-14 AMP,S.P.P., Combined ammeter/voltmeter, phase indicating lamp enclosed in CRCA powder coated Vibration proof enclosure with IP 54 protection. Control Panel should offer single phasing, phase reversal, phase imbalance etc	1.00	6,063.00	Each	6063
24	Supplying and erecting minimum Three & above star rated submersible pump set of 3.75 KW/5 HP with 415 V, 50 c/s AC supply suitable for 150 mm dia. borewell suitable for 440 to 900 LPM discharge at 37 to 10 m head & discharge & delivery pipe of Size-75 mm diameter with a necessary H type clamps as per specification No. WP-SMP	1.00	39,151.00	Each	39151
25	Gear driven Pop-up sprinkler with Replacable nozzle of radius 8.0 to 15.0m @ 2.5 bar. Q-0.15	65.00	1,380.00	Per No	89700
26	Panel board	2.00	6,072.00	Each	12144
27	keeping garden in good condition such as Maintenance of Lawn, flower bed, canna bed, shrubbery, rosary, hedges, plants in all respect including watering, weeding, pruning, sprayings, dusting lawn mowing, hedge clipping, stirring, top dressing, intercultivation, gap filling, planting, repotting, garden waste composting, cleaning and sweeping of garden, Pathway and pagoda, toilet cleaning, water body, fountain cleaning	40,375.00	11.61	Sqm	468753.75

For VRUTIKA ENTERPRISES



Proprietor

Mahatama Phule Vasahat, Parvati, Pune - 411009. Mob. : 9673328404 / 9765894547  
Email : bharat.khomane@gmail.com

2961

# VRUTIKA ENTERPRISES

- < Drip & Sprinkler Irrigation Systems & all type of plumbing work
- < All type of Civil work & Garden development work, Maintenance work contractor

28	Non Return valve (NRV) - Supplying and erecting 75/80 mm dia cast iron double flange ball type NRV complete with PN16 pressure rating, as per specification no. FF VL/NRV	1.00	8,413.00	Per No	8413
29	Supplying & erecting automatic control panel for 3 Ph, 415 volt, A.C. Submersible/centrifugal pump set up to 20 HP consisting of Star Delta starter having relay range 13-21 Amp, S.P.P., Combined	1.00	15,144.00	Each	15144
30	A. Unit : 1 / Each 19296 Each 5159 12.03-07 Supplying and erecting minimum Three & above star rated 3 phase, 415 V, 50 Hz, submersible pump set of 7.5 KW/10HP suitable for erection on open well, pump	1.00	52,111.00	Each	52111
31	Bowerwell survey	2.00	1,824.00	Each	3648
32	Bowerwell 150mm	90.00	257.00	rmt	23130
33	Casing pipe 150mm	12.00	608.00	rmt	7296
			<b>Total</b>		<b>5225390.75</b>
34	<b>Goods and service tax</b>		<b>18.00</b>	<b>%</b>	<b>9,40,570.34</b>
<b>Work Total Cost</b>					<b>61,65,961.09</b>

**Terms & Conditions: -**

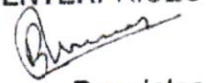
**Payment Stage-**

- 1 75% as an advance along with the work order
- 2 25% after final work completion.

Thanking You,  
Yours Faithfully,

For Vrutika Enterprises

For VRUTIKA ENTERPRISES

  
Proprietor



2962

Exhibit -I"



+91-20-6686 3333  
+91-20-6686-3332  
epc@nyatigroup.com  
info@nyatigroup.com  
www.nyatigroup.com



CNT/402

W.O. No. - CNT/ETHOS/9/2024

Date: - 30/08/2024

To,

**Vrutika Enterprises**  
**(Prop. Bharat Madhukar Khomane)**

Mob No. 9503515340

S No-36/5, Flat No-15, D Wing, Om Shanti Homes,  
Ambegaon Bk, Pune, Pune, Maharashtra, 411046

**Subject: Work order for afforestation work at Kharadi, Pune**

Dear Sir,

We are pleased to award the above referred work to you i.e. **Vrutika Enterprises (Prop. Bharat Madhukar Khomane)** (Hereinafter referred as "the Contractor") as per the following mutually agreed terms, conditions to execute the work at Site- Nyati Ethos I - B3 .

**A) Terms & Conditions:**

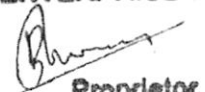
1. Work shall be executed in best workmanlike manner as per approved drawings, standard specifications, and company's fixed guidelines and as per instructions of Site Engineer. If any inferior/ bad quality work is observed, it is require to Re-do by the contractor at his own cost.
2. This is mainly **Material + Labour** oriented work.
3. The rates shall remain unchanged till completion of work. The contractors scope & quantum of work may be increased or reduced as per the Company's requirement & Site conditions, and the contractor shall have No objection for the same, in such case the contracts value will be changed accordingly. If the contractor fails to execute the work under contractor's scope as required by Site In-charge, it will be get done through other agency & 1.5 times the Related Amount will be debited from the contractors account.
4. Time is essence of the project hence work must be completed strictly as per the construction schedule.
5. The R. A. bills shall be prepared & paid as per stages mentioned in schedule of payment & as per mode of release of Payment which is mutually agreed. Advances, whenever paid, shall be adjusted against R.A bills. Payment will be made as per the actual work executed by you and duly certified by Site In charge.
6. If contractor does not register any written complaint to company within 15 days from date of payment received through Cheque, D.D., RTGS for any less payment received due to Debits, penalty charges & any other reason even though without signing on acceptance of payment on bill copy & memo/ debit note by the contractor, under such circumstances it will be considered that the received payment is accepted by the contractor & no further claim of contractor will be entertained.
7. An amount equivalent to "0%" of value of work done shall be deducted, as retention amount, from each R.A. bill and the same shall be returned after defect liability period of 12 months from the date of satisfactory completion of work & no defect observed up to defect liability period. If any defect found then the amount required for the same shall be recovered from this retention amount and if the defect amount will be excess then the retention amount then the excess amount can be claim from the contractor. In the event of the labour contractor leaving the job in a haphazard manner or he is terminated for bad workmanship or misbehaviour or for any reason, the said retention amount, will be forfeited.

**NYATI BUILDERS PRIVATE LIMITED**

CIN - U45202MH1996PTC102620

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C of CTS No. 1995 and 1996B,  
Yerwada, Pune-Nagar Road, Pune- 411006, Maharashtra, India

**For VRUTIKA ENTERPRISES**

  
**Proprietor**

8. TDS and all other taxes if any applicable shall be deducted from R.A. bills as applicable under the prevailing rules.
9. The contractor shall always keep the work site clean & tidy during the course of the contract.
10. The labour contractor shall be provided with a space for hutment for his labour, deployed by him at site and only the labourer deployed at the said site shall be allowed to stay in such accommodation. The contractor shall be responsible to verify all necessary required details of labour before allow to stay. The Contractor has to take the responsibility of the safety of all family members on site. All the material required for such hutment/shed will be supplied by company on returnable basis and the safety & security of labours shall be the contractor's responsibility. The labour contractor along with all his workmen and such labourer shall vacant the site, with their belonging, immediately after the work at the site is over, after informing the undersigned in advance.
11. Water and electricity shall be provided free of cost at the work site.
12. Contractor shall depute adequate number of supervisors and labourers for proper and timely completion of work. The labour should be ready to work in all the shifts as per the requirement.
13. If any extra work is required to be done contractor shall not refuse to carry out the same and contractor will be paid for the extra work as per approved rates.
14. In the event of any dispute the decision of Managing Director of the company shall be final and shall be binding on the contractor.
15. As per the requirement if there will be any variation i.e. increase or decrease in the quantity of original work order or previous amendment then the company will issue further amendment for such change in quantity and for such amendment the terms and condition, scope of work, statutory requirement or Legal compliance shall be remain same to contractor as mentioned in the main or original work order and the acceptance of the contractor will not required on such amendment.
16. Company reserved all rights for the termination of contract without assigning any reason at any time.

**B) Statutory Compliances / Legal Compliances:**

1. The Contractor shall responsible to deploy Labour at his own responsibility for the Work at site.
2. The Contractor shall be responsible to maintain all the records & compliances as per the Labour laws and other related laws.
3. The Contractor shall pay all his workers as per the Minimum Wages Act and as per the Payment of wages Act the contractor will be liable to pay any dues and arrears in case of any discrepancy will be found/ recorded.
4. The Contractor has responsible to take Insurance of all his workers present at the site. The contractor shall also responsible for all type of vehicle and machinery using on the site.
5. Contractor has to submit Pan Card, Insurance covering Workman Compensation Act, GST registration copy, Shop Act copy, License copy before raising of first bill.
6. The Contractor shall make sure that all his workers must wear and use the safety equipment's provided to them and shall follow all Safety norms and procedure while working at site. The contractor shall depute such number of Supervisors who will keep a continuous watch on the safety of workers or any person at site and the contractor shall be responsible to ensure that the workers are carrying out work within four corners of all applicable statutory and technical norms relating to safety, hygiene and work standards. If the labourer will not use or refuse to use the safety equipment then the contractor shall not allow any worker to work on site. The Contractor as employer of such labours shall be solely responsible for any accident, disability or death of his workers, labour or any person at the site.
7. The Contractor should make sure that the site is monitored by him personally and shall ensure implementation of all safety measures and shall be solely responsible for any accident, disability or death of the company employees or other contractors or worker of other contractor, or any person occurring at the site due to his negligence or his sub-contractors negligence or his suppliers vehicle negligence the contractor is solely responsible for any financial loss & any legal consequences arising there from.
8. The Contractor shall indemnify the Employer against all actions, losses, liabilities, damages, claims, costs, charges, demands and expenses that arise out of, relate to or are in connection with the loss of, or damage to, any property (including but not limited to property of the Employer) or injury to, or

*[Signature]*  
Proprietor

- death of, any person on the site (including but not limited to any employee of the Employer).
- 9. The Contractor agrees to take all the responsibility for any kind of liabilities (including medical expense or others) regarding accident, non-payments and any other issues of his Labours.
- 10. The Contractor agree to follow & to take complete responsibility for compliance rules and regulations as mentioned in The Minimum Wages Act, The Workman Compensation act, Building and other Constructions worker Act, Employee state insurance Act, Employee Provident Fund Act, including of all applicable statutory rules, regulations and laws.
- 11. The Contractor shall not, under any circumstances, deploy any worker/labour below the age of 18, male or female at the work site. The contractor shall follow all the applicable rules and regulation relating to the women labour. In case, the contractor does deploy, then the contractor will be doing so solely at his own risk, costs and consequences where of shall be borne by the contractor alone.
- 12. Contractor shall have government ID proof & residence proof of all his Labors.
- 13. No sub-contracting shall be allowed by labour contractor without our permission and if the same is done the company shall treat all persons coming to the site on basis of such sub-contracting as trespassers.
- 14. The Contractor is responsible for all types of activities and work carried out by the sub-contractor or any person on behalf of the contractor.
- 15. The contractor shall responsible to takes all the necessary steps relating to the safety, health and security of all the labours or workmen or any person on the site.
- 16. The Contractor hereby declare that he & his Labours do not suffer from any Covid-19 related Symptoms.
- 17. The Contractor follow and comply the requirement of Govt. /competent Authority for the transit of labour from outstation if any. Will be solely responsible and liable for prosecution if any false information provided.
- 18. The Contractor will strictly follow all Covid-19 safety Rules & regulations, precautions as per guidelines given by government/WHO & solely responsible and liable for safety & health of his & his labours.

From the above it is understood that the **Nyati Builders Pvt Ltd** shall stand fully indemnified by the contractor in respect of any claim, liability & legal consequences arising in respect of the labour engaged by the contractor, whether on account of wages or accidents, including any person & the labour engaged through sub-contractors by the contractor.

Please sign the duplicate copy of this Work Order as token of your acceptance and return it to us.

Thanking you.

Yours faithfully,

For Nyati Builders Pvt Ltd

Authorised Signatory

That the contractor has been read out the contents, terms & conditions of these presents in their/his known language and that he/they have understood and have accepted the same.

For Nyati Builders Pvt Ltd

Advocate

Encl: As above. CC: 1) Site In-charge.

2321994

Proprietor



For VRUTIKA ENTERPRISES

Proprietor

Accepted

Contractor

For VRUTIKA ENTERPRISES

Proprietor

Accepted

Contractor

**SCHEDULE OF RATE**

SrNo	Labour Name	Unit	Qty	Rate	Amount
1	Afforestation (M+L) CSR Afforestation (M+L)	Job	1.0000	5225390.00	5225390.00

**Note: -**

- 1) Detail quantity & rate for above work as per attached Annexure I.
- 2) Above rate is inclusive of ESIC, PF & Other statutory compliance & its expenses which is in contractor scope.
- 3) GST Will be extra on above.
- 4) Contractor should start the work only after getting order by PMC for said work, also contractor will do the work as per mentioned in Annexure I. If Contractor not followed & make any deviation then he should be liable for any legal consequences & Penalty there after decided by concern authorities.
- 5) Work to be done at Sr.no. 30 Kharadi, Old Mundhava Kharadi Road, Pune.

**Payment Terms: -**

1. 50% advance will be given along with work order & same will be recover after completion of 50% work completion certify by PMC Authority by giving certificate of same.
2. 25% advance will be given further after 50% work completion certificate of PMC Authority which is to be submitted by contractor.
3. Balance 25% will be given after 100% work completion certificate by PMC Authority which is to be submitted by contractor.

**Date of Commencement:** As per instructions given by NBPL.

**Date of Completion:** As per instructions given by NBPL.

**Penalty for Delay:** Any delay in work as mentioned in duration of work will applicable for penalty/debit as decided by company.

For Nyati Builders Pvt Ltd

Authorised Signatory

Accepted

FOR VRUTIKA ENTERPRISES

Proprietor

Contractor

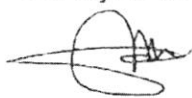
## Sr.no. 30 Kharadi, Old Mundhava Kharadi Road, Afforestation Work

## ANNEXURE I

Sr No.	Item Description	Quantity	Rate	Unit	Amount
1	Preparation of shrubery	950	789	Sqm	749550
2	Preparation of Lawn	2250	655	Sqm	1473750
3	Foxtail palm 21x21	30	2500	nos	75000
4	Areca palm 21x21	100	1500	nos	150000
5	Estimate for Plantation of Trees (Ht.1-2 mtrs) Supplying on site fresh Garden soil (i. e. 3 part soil) (free from stones rubbish like dried grass roots, other such materials) for excavated pit size area of 0.60 x 0.60 x 0.60m . Supplying on site well decomposed Farm Yard Manure FYM (i. e. 1 part FYM) for excavated pit size area of 0.60 x 0.60 x 0.60m. Providing on site required variety of Tree. Excavation pit size 0.60 x 0.60 x 0.60m for planting small & medium ornamental plants/ large flowering/ shady trees (plant height 1 to 2 mtr.)/ palm varieties upto height 1 to 2 mtrs. in earth, soil of all types, soft murum, including removing the excavated & unwanted material up to a required distance of 50 mtrs. Filling fresh garden soil / silt & manure in excavated pit size area of 0.60 x 0.60 x 0.60m. Mixing garden soil/silt & manure thoroughly well, watering previous night. Planting required plant species as directed etc. complete for required pit size 0.60 x 0.60 x 0.60m. Maintenance of Newly Planted tree varieties having height 1mtr. - 2mtr. For First 30 days Only	50	719	nos	35950
6	MATERIAL CHARGES GARDEN SOIL:- Supplying on site garden soil well sieved 80 % to pass through I.S. sieve of 10 mm size free from stones rubbish like dried grass roots and other such materials. The soil should be fresh from quarry. The color of the soil generally is red. The soil will be measured by measuring box. (Farma)	180	1000	Cum	180000
7	MATERIAL CHARGES FARM YARD MANURE:- Supplying on site well decayed, well dried, well powdered, without clods and free from stones, dried grass and other rubbish, material. The color of the manure generally is black. The manure will be measured by measuring box.(Farma)	50	1200	Cum	60000

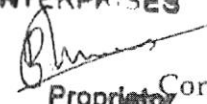
For Nyati Builders Pvt Ltd

Accepted



Authorized Signatory


For VRUTIKA ENTERPRISES



Proprietor Contractor

Sr. No.	Item Description	Quantity	Rate	Unit	Amount
8	Providing, laying and fixing P.V.C. pipe of 40mm	340.00	316	Rmt	107440
9	Providing, laying and fixing P.V.C. pipe of 50mm	380.00	443	Rmt	168340
10	Providing, laying and fixing P.V.C. pipe of 75mm	260.00	453	Rmt	117780
11	Providing and laying in trenches 80mm dai. CPVC pipe	330.00	1050	Rmt	346500
12	Providing and laying in trenches 40mm dai. CPVC pipe	220.00	616	Rmt	135520
13	Providing and laying in trenches 32mm dai. CPVC pipe	120.00	503	Rmt	60360
14	Valve Boxes 12", Rectanglar shape with openable top green cover Make - Jain /Toro /Nelson/ Rain Bird	10.00	2,375.00	Per No	23750
15	Clean master 25 m3/hr Make - Jain /Amiad / Kisan/ Metafim	1.00	26,850.00	Per No	26850
16	PVC Service saddle 40 mm x 1/2", 10 kg/cm2 Make - Jain / Finolex / Kisan	523.00	50.00	Per No	26150
17	Gear driven Pop-up sprinkler	18.00	5600	Per No	100800
18	Spray Pop-up sprinkler	415.00	959	Per No	397985
19	Solenoid Valves of size 2" with flow control and Female BSP inlet-Outlet Make - Hunter /Toro / Nelson / Rain Bird	10.00	4,980.00	Per No	49800
20	12 Stations Outdoor Irrigation Controller with 230VAC internal Transformer PCC -1201-E Make - Hunter /Toro / Nelson / Rain Bird	2.00	23,310.00	Per No	46620
21	2C x 14AWC Cable Make - Hunter / Rainbird / Netafin / Toro	950.00	146.00	Meter	138700
22	Supplying & erecting flat flexible 3 core 4 sq.mm PVC sheathed submersible type copper cable suitably clamped at fixed intervals with column pipe assembly complete.	151.00	192.00	Meter	28992

For Nyati Builders Pvt Ltd



Authorised Signatory



For VRUTIKA ENTERPRISES



Proprietor

Accepted

Contractor

2968

Sr No.	Item Description	Quantity	Rate	Unit	Amount
23	Supplying & erecting automatic control panel for 3 Phase, 415 volt, A.C, Submersible/centrifugal pump set up to 7.5 HP consisting of DOL starter having relay range 9-14 AMP,S.P.P., Combined ammeter/voltmeter, phase indicating lamp enclosed in CRCA powder coated Vibration proof enclosure with IP 54 protection. Control Panel should offer single phasing, phase reversal, phase imbalance etc	1.00	6,063.00	Each	6063
24	Supplying and erecting minimum Three & above star rated submersible pump set of 3.75 KW/5 HP with 415 V, 50 c/s AC supply suitable for 150 mm dia. borewell suitable for 440 to 900 LPM discharge at 37 to 10 m head & discharge & delivery pipe of Size-75 mm diameter with a necessary H type clamps as per specification No. WP-SMP	1.00	39,151.00	Each	39151
25	Gear driven Pop-up sprinkler with Replacable nozzle of radius 8.0 to 15.0m @ 2.5 bar, Q-0.15	65.00	1,380.00	Per No	89700
26	Panel board	2.00	6,072.00	Each	12144
27	Maintenance of garden in all respect for keeping garden in good condition such as Maintenance of Lawn, flower bed, canna bed, shrubbery, rosary, hedges, plants in all respect including watering, weeding, pruning, sprayings, dusting lawn mowing, hedge clipping, stirring, top dressing, intercultivation, gap filing, planting, repotting, garden waste composting, cleaning and sweeping of garden, Pathway and pagoda, toilet cleaning, water body, fountain cleaning etc.	40,375.00	11.61	Sqm	468753.75
28	Non Return Valve (NRV) - Supplying and erecting 75/80 mm dia cast iron double flange ball type NRV complete with PN16 pressure rating, as per specification no. FFVL/NRV	1.00	8,413.00	Per No	8413

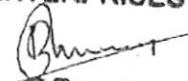
For Nyati Builders Pvt Ltd



Authorized Signatory

For VRUTIKA ENTERPRISES

Proprietor

Accepted  
For VRUTIKA ENTERPRISES


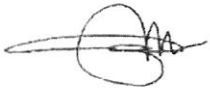
Proprietor Contractor



2969

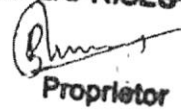
Sr. No.	Item Description	Quantity	Rate	Unit	Amount
29	Supplying & erecting automatic control panel for 3 Ph, 415 volt, A.C. Submersible/centrifugal pump set up to 20 HP consisting of Star Delta starter having relay range 13-21 Amp, S.P.P., Combined ammeter/ voltmeter, phase indicating lamp enclosed in CRCA powder coated Vibration proof enclosure with IP 54 protection. Control Panel should offer single phasing, phase reversal, phase imbalance etc	1.00	15,144.00	Each	15144
30	A. Unit : 1 / Each 19296 Each 5159 12.03-07 Supplying and erecting minimum Three & above star rated 3 phase, 415 V, 50 Hz, submersible pump set of 7.5 KW/10HP suitable for erection on open well, pump having delivery head from 72 to 28 m and discharge from 120 to 840 litres. per minute & pipe of Suction 65 mm/Delivery 50 mm diameter erected with necessary H type clamps as per specification No. WP-OSP	1.00	52,111.00	Each	52111
31	Bowerwell survey	2.00	1,824.00	Each	3648
32	Bowerwell 150mm	90.00	257.00	rmt	23130
33	Casing pipe 150mm	12.00	608.00	rmt	7296
			<b>Total</b>		<b>5225390</b>

For Nyati Builders Pvt Ltd



Authorised Signatory

For VRUTIKA ENTERPRISES Accepted



Proprietor

Contractor

For VRUTIKA ENTERPRISES

Proprietor

**Terms & Conditions:**

1. The expenses towards freight, loading, unloading of machineries & tools & tackles, Labour etc are inclusive in Rate.
2. If part work is allotted to other contractors, contractor should have no objection for the same, so contractor should confirm the work allotted to him in coordination with site in charge.
3. In case of any reduction in scope of work or termination, bill will be finalised strictly as per the payable percentage of completed stage of work & duly certified by the Site In charge. No other claims shall be entertained for payment.
4. Payment will be made as per the actual quantity executed at site & duly certified by Site In charge.
5. Above rates include scope which is mentioned in scope of work & Terms & Conditions.
6. The approved item rates will remain unchanged throughout the completion of work irrespective of any quantity.
7. Above rates are applicable for any height, lead & lift as per site conditions & drawings.
8. Your scope of work may be reduced as per the **Nyati Builders Pvt Ltd** requirement & Site conditions and you shall have no objection for the same.
9. If Any Work done by other agency of your scope then such amount will be deducted from your bill with additional penalty charges & you should have no objection for the same.
10. If **Nyati Builders Pvt Ltd** is not satisfied of your performance in terms of quality, speed & other non-acceptable issue, company is free to allot the remaining or part work to other agency & you should have no objection for the same.
11. GST as applicable shall be paid extra provided that contractor should submit all the required details & compliance as per the prevailing rules. If contractor fails to provide & comply the same then payment shall not be released.
12. Next RA Bill will not be released unless contractor paid GST of previous bill.

For Nyati Builders Pvt Ltd

Authorised Signatory

For VRUTIKA ENTERPRISES

Proprietor Contractor

Accepted

2971

SELF DECLARATION

My self Bharat Khomane Proprietor/Partner of Vrutika Enterprises

I/We have allotted work of afforestation work of Project  
Nyati Ethos-1-B3 Building \_\_\_\_\_ vide work order no.  
CNT/ETHOS/9/2024 Dtd.- 30/8/24

I/ We agreed all terms & conditions, scope of work, specifications, rates, area & mode of measurement, safety clauses/ conditions as mentioned in work order, also I/ We have seen all drawings (Architectural/ Structural) including plan, elevation & section.

I/ We hereby agree approved rate & payment schedule/ stages & I/ We will execute the work till final completion of afforestation work allotted to me without demanding any rate escalation & I/ We commit for timely completion of work as per the schedule.

If I/ We fail above commitment then you are free to terminate me without any notice & forfeit my balance payment & retention amount & agreed penalty as decided by you, I have no objection for the same.

Thanking You,



Signature: **For VRUTIKA ENTERPRISES**

Name:

Date:

  
Proprietor

2972

Exhibit-5"

HDFC BANK  
82, KALPATARU GARDENS  
BOAT CLUB ROAD PUNE-411001 MAHARASHTRA  
RTGS / NEFT IFSC : HDFC0000039

DDMMYY  
Valid for 3 months only

Pay Vrutika Enterprises

Or Bearer

Rupees रुपये

अदा करें

₹

24,00,000/-

A/c No.  
खाता नं. 00392320000623

Brn: 0039 Pdt: 232  
PLUS CA

Payable at par through clearing/transfer at all branches of HDFC BANK LTD

For NYATI BUILDERS PRIVATE LIMITED

*[Signature]*

*[Signature]*

Authorized Signatories  
Please sign above / उपरोक्त स्थान पर हस्ताक्षर करें

009689 411240004 082735 29



2973

BP 4135

Hig

**Advance Note**

Company Nyati Builders Pvt Ltd  
 Project Nyati Ethos I - B3  
 Contractor Vrutika Enterprises  
 Executed By Vrutika Enterprises

No.: 15617  
 Date: 30/08/2024 00:00:00

To,

The Accounts Department,

Please release a sum of Rs. 2,600,000.00 for the Account of Vrutika Enterprises against work order no. 9 towards advance.  
 Advance sanction of Rs. 26,00,000/- as per the Work Order payment terms & as instructed by V.P. Contracts

	Work Order
Total Work Allocated	6,165,960.20
Balance Work	6,165,960.20
Total Advance	0.00
Balance Advance	0.00
Current Advance amount	2,600,000.00
TDS amount	26,000.00
Net amount to pay	2,574,000.00

\* Advance sanction against work order of amount - 26,00,000/-

**For VRUTIKA ENTERPRISES**

Proprietor 23/9/24

**BILL INWARD**  
 02/09  
 ENTERED  
 P.D. No. 209/24  
 21/09/2024

Payment to be made on priority

Gauravh

Gauravh Dallvi

Payal

Received  
 21/09/2024



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. : 3534  
दिनांक : 30/10/2024

मे. न्याती बिल्डर्स प्रा. लि.

न्याती युनिट्री, सं.नं. १०३/१२९, प्लॉट बी+सी,  
सि.टी.एस. क्र. १९९५ व १९९५ बी, येरवडा, पुणे नगर रस्ता,  
पुणे- ४११००६

विषय :- स.नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३ अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात मे. न्याती बिल्डर्स प्रा. लि. यांचे स्वनिधीतून वनीकरण विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२५ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव  
२) जा.क्र. २२६१ दि. १४/०८/२०२४ अन्वयेचे उद्यान विभागाचे  
३) आ.क्र. २६३० दि. १९/०८/२०२४ अन्वयेचे मे. न्याती बिल्डर्स प्रा. लि. यांचे पत्र  
४) ठ. क्र. १९९ दि. २९/०८/२०२४ अन्वयेची मान्यता

विषयाकित मिळकतीचे एन्व्हायरल क्लिअरन्स दाखला प्राप्त होताना, त्यामध्ये नमुद अटी व शर्तीस अनुसरून मे. न्याती बिल्डर्स प्रा. लि. यांनी संदर्भ क्र. १ अन्वये त्यांना आदेशीत असलेल्या कामांमधून वनीकरण विषयक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने संदर्भ क्र. २ अन्वये उद्यान विभागाकडून छत्रपती संभाजी राजे उद्यान, वडगावशेरी आणी स.नं. ३०(१) पै. खराडी येथील पुणे महानगरपालिकेच्या ताब्यात आलेली उद्यानांची जागा सुचवून काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करण्यास कळविण्यात आले होते. त्यानुसार संदर्भ क्र. ३ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव उद्यान विभागाकडे प्रस्ताव पत्र दाखल झालेले आहे. सदरच्या प्रस्तावावर प्राप्त मान्यतेस अनुसरून खालील अटी व शर्तीवर आपणांस काम करण्यासाठी परवानगी देण्यात येत आहे.

सदरचे काम करताना खालील अटी बंधनकारक आहे.

- १) प्रस्तावीत काम सुरु करताना व चालु असताना उद्यानात येणाऱ्या, प्राणी संग्रहालयातील नागरीकांना, प्राण्यांना कोणताही धोका अथवा नुकसान/ अडचण होणार नाही याची दक्षता घेणार, त्यासाठी आवश्यक त्या उपाययोजना करणार.
- २) प्रस्तावीत काम करताना उद्यानातील, प्राणी संग्रहालयातील इतर सोयी सुविधांचे नुकसान होणार नाही, याची दक्षता घेणार अथवा त्याची योग्य पद्धतीने दुरुस्ती करून देणार.
- ३) प्रस्तावीत करण्यात येणाऱ्या कामाचे कामगार, ठेकेदार, मालाचे पुरवठादार यांची कोणतीही वित्तीय अथवा कायदेशीर जबाबदारी पुणे मनपाची राहणार नाही.

- ४) प्रस्तावीत काम करणाऱ्या कामगारांच्या सुरक्षेची जबाबदारी विकसक यांची राहिल.
- ५) विकसक यांचेकडून कोणत्याही अटी व शर्तीचा भंग होत असल्याचे आढळल्यास अथवा काम योग्यरीतीने होत नसल्याचे आढळून आल्यास, सदर काम थांबविण्याचे अथवा दिलेली परवानगी रद्द करण्याचे अधिकार पुणे महानगरपालिका राखून ठेवत आहे.
- ६) प्रस्तावीत काम करत असताना, उद्यान विभागाकडील हॉर्टिकल्चर सुपरवायजर, सहाय्यक उद्यान अधीक्षक, उद्यान अधीक्षक, अभियंता तसेच प्राणी संग्रहालयाचे संचालक यांनी केलेल्या सुचनांनुसार काम करणे आवश्यक राहिल. तसेच करण्यात येणाऱ्या कामाची देखभाल व दुरुस्ती काम पूर्ण झाल्यापासून किमान ६ महिने कालावधीपर्यंत विना मोबदला करणे बंधनकारक राहिल.
- ७) प्रस्तावीत काम करणाऱ्या कामगारांना, ठेकेदारांना उद्यानामध्ये वास्तव्य/रहिवास करता येणार नाही.
- ८) प्रस्तावीत कामाचा प्रगती अहवाल प्रत्येक पातळीवर उद्यान विभागास लेखी स्वरूपात फोटोसह सादर करणार.
- ९) प्रस्तावीत करण्यात येणाऱ्या कामाचे पूर्ण झाल्याचे फोटोसह लेखी पत्राद्वारे उद्यान विभागाकडे कळविल्यानंतर, सदरच्या कामाची उद्यान विभागाकडील अधिकारी यांनी समक्ष पाहणी केल्यानंतर जागेवर काम समाधानकारकरित्या पूर्ण झाले असल्याचे दिसून आल्यानंतरच उद्यान विभाग, पुणे महानगरपालिका यांचेकडून काम पूर्णत्वाचा दाखला दिला जाईल.
- १०) सदरच्या आपल्या स्वनिधीमधून करण्यात येणाऱ्या आपणांकडून करण्यात येणाऱ्या सर्व काम, माल मटेरीयल, उत्पन्न यावर आपला कोणताही व कसलाही मालकी अथवा कायदेशीर अधिकार राहणार नाही, सदरच्या जलसंधारण, वृक्षारोपन व इतर कामांमधून मधुन भविष्यात कोणतेही उत्पन्न प्राप्त झाल्यास, त्यावर संपुर्णपणे व केवळ उद्यान विभाग, पुणे महानगरपालिका यांचा अधिकार राहिल.
- ११) सदरचे करण्यात येणाऱ्या कामामध्ये उद्यान विभागाकडून काही बदल सुचविल्यास त्यानुसार बदल करणे अत्यावश्यक राहिल.
- १२) सदरचे काम पूर्ण झाल्यानंतर व आपणांस कामाचे पूर्णत्वाचे पत्र दिल्यानंतर, भविष्यात अत्यावश्यक वाटल्यास सदरच्या कामामध्ये कोणताही बदल करण्याचा अथवा संपुर्ण काम काढून टाकण्याचा सर्वाधिकार उद्यान विभाग, पुणे महानगरपालिका राखून ठेवत आहे.

तरी वरील सर्व अटींचे पालन करून काम करावे.

कळाचे,



*[Handwritten Signature]*  
 मुख्य उद्यान अधीक्षक  
 पुणे महानगरपालिका



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. :  
दिनांक :

मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका

विषय :- स.न. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३ अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात मे. न्याती बिल्डर्स प्रा. लि. यांचे वनीकरण विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२५ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव  
२) जा.क्र. २२६१ दि. १४/०८/२०२४ अन्वयेचे उद्यान विभागाचे पत्र  
३) आ.क्र. २६३० दि. १९/०८/२०२४ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव

विषयाकित मिळकतीचे एन्व्हायरल क्लिअरन्स दाखला प्राप्त होताना, त्यामध्ये नमुद अटी व शर्तीस अनुसरून मे. न्याती बिल्डर्स प्रा. लि. यांनी संदर्भ क्र. १ अन्वये त्यांना आदेशीत असलेल्या कामांमधुन वनीकरण विषयक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने संदर्भ क्र. २ अन्वये उद्यान विभागाकडून छ. संभाजीराजे उद्यान, साईनाथ नगर, वडगावशेरी आणी स. नं. ३०(१) पै. खराडी, पुणे येथील उद्यान आरक्षण अंतर्गत पुणे महानगरपालिकेच्या ताब्यात आलेली उद्यानाची जागा सुचवुन काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करण्यास कळविण्यात आले होते. त्यानुसार संदर्भ क्र. ३ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव उद्यान विभागाकडे दाखल झालेला आहे. सदरच्या प्रस्तावासोबत त्यांनी प्रस्तावीत वनीकरण विषयक कामाच्या खर्चाचे अंदाजपत्रक (Estimate) दाखल केलेले आहे. सदरच्या प्रस्तावावर प्राप्त निर्देशा अनुसरून सदरचे निवेदन सादर करण्यात येत आहे.

सदरच्या कामामध्ये त्यांनी झाडे लावणे, झुडपे लावणे, स्प्रिंकलर सिस्टीम, माती, बोअरवेल खोदणे, पंपिंग, पाइपिंग, स्वयंचलित यंत्रणा (Automation System) विषयक कामे इत्यादी अंदाजे र.रु. ६१.६६ लक्ष (जी.एस.टी. चार्जेससह) करणार असल्याचे प्रस्तावीत केले आहे.

सदरच्या खाजगी विकसकाकडून त्यांचे स्वयंनिधीमधुन सार्वजनिक उपयोगाकरीता उद्यान विकसनाकरीता हिरवळ, झाडे, झुडपे इत्यादी हॉर्टिकल्चरल विषयक कामे, ठिबक सिंचन विषयक कामे, बोअरवेल व पंप बसविणे इत्यादी कामांचा समावेश आहे. सदरची कामे पुर्ण झाल्यास प्रस्तावीत उद्यान पुर्ण होउन, नागरीकांना त्याचा वपर सुरु करणे शक्य होईल, त्यामध्ये पुणे मनपाचा आर्थिक फायदा होणार आहे. तसेच सदरच्या उद्यानामध्ये स्थापत्य विषयक कामे पी.डब्ल्यू.डी., महाराष्ट्र शासन यांचेकडून करण्यात येत आहे. तसेच त्याकरीता विकसनाकरीता उद्यान विभागास कोणताही निधी अद्याप प्राप्त न झाल्याने सदरची कामे प्रलंबित राहिली आहेत. अशा प्रकारे काम होणार असल्याने मनपाचा आर्थिक भार कमी होणार असल्याने अशा प्रकारच्या प्रस्तावांना तातडीने चालना देणे आवश्यक

आहे. तसेच अशा प्रकारचे प्रस्ताव सादर करण्याकरीता विकसन व खाजगी संस्था/कंपनी यांना मोठ्या प्रमाणावर उद्युक्त करणेकरीता महानगरपालिकेकडून प्रोत्सहित करणे आवश्यक आहे.


सदरच्या प्रस्तावामध्ये विकसक यांनी पुणे महानगरपालिकेच्या मिळकतीमधील प्रस्तावीत विकसनाची कामे पुर्ण केल्यानंतर, त्यांच्या नावाचा बोर्ड लावण्याची परवानगी मिळण्याची विनंती केली आहे. सदरच्या प्रस्तावास मान्यता देताना खालील अटी बंधनकारक करणे अत्यावश्यक आहे.

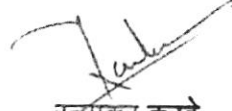
- १) प्रस्तावीत काम सुरु करताना व चालु असताना उद्यानात येणाऱ्या नागरीकांना कोणताही धोका अथवा नुकसान/अडचण होणार नाही याची दक्षता घेणार, त्यासाठी आवश्यक त्या उपाययोजना करणार.
- २) प्रस्तावीत काम करताना उद्यानातील इतर सोयी सुविधांचे नुकसान होणार नाही, याची दक्षता घेणार अथवा त्याची योग्य पद्धतीने दुरुस्ती करून देणार.
- ३) प्रस्तावीत करण्यात येणाऱ्या कामाचे कामगार, ठेकेदार, मालाचे पुरवठादार यांची कोणतीही वित्तीय अथवा कायदेशीर जबाबदारी पुणे मनपाची राहणार नाही.
- ४) प्रस्तावीत काम करणाऱ्या कामगारांच्या सुरक्षेची जबाबदारी विकसक यांची राहिल.
- ५) विकसक यांचेकडून कोणत्याही अटी व शर्तीचा भंग होत असल्याचे आढळल्यास अथवा काम योग्य रीतीने होत नसल्याचे आढळून आल्यास, सदर काम थांबविण्याचे अथवा दिलेली परवानगी रद्द करण्याचे अधिकार पुणे महानगरपालिका राखून ठेवत आहे.
- ६) प्रस्तावीत काम करत असताना उद्यान विभागाकडील हॉर्टिकल्चर सुपरवायजर, सहाय्यक उद्यान अधीक्षक, उद्यान अधीक्षक, अभियंता यांनी केलेल्या सुचनांनुसार काम करणे आवश्यक राहिल. तसेच करण्यात येणाऱ्या कामाची देखभाल व दुरुस्ती काम पुर्ण झाल्यापासुन किमान ६ महिने कालावधीपर्यंत विना मोबदला करणे बंधनकारक राहिल.
- ७) प्रस्तावीत काम करणाऱ्या कामगारांना, ठेकेदारांना उद्यानामध्ये वास्तव्य/रहिवास करता येणार नाही.
- ८) प्रस्तावीत कामाचा प्रगती अहवाल प्रत्येक पातळीवर उद्यान विभागास लेखी स्वरूपात फोटोसह सादर करणार.
- ९) प्रस्तावीत करण्यात येणाऱ्या कामाचे पुर्ण झाल्याचे फोटोसह लेखी पत्राद्वारे उद्यान विभागाकडे कळविल्या नंतर, सदरच्या कामाची उद्यान विभागाकडील अधिकारी यांनी समक्ष पाहणी केल्यानंतर जागेवर काम समाधानकारकरित्या पुर्ण झाले असल्याचे दिसुन आल्यानंतरच उद्यान विभाग, पुणे महानगरपालिका यांचेकडून काम पुर्णत्वाचा दाखला दिला जाईल.
- १०) सदरच्या आपल्या स्वनिधीमधुन करण्यात येणाऱ्या आपणांकडून करण्यात येणाऱ्या सर्व काम, माल मटेरीयल, उत्पन्न यावर आपला कोणताही व कसलाही मालकी अथवा कायदेशीर अधिकार राहणार नाही, सदरच्या जलसंधारण, वृक्षारोपन व इतर कामांमधुन मधुन भविष्यात कोणतेही उत्पन्न प्राप्त झाल्यास, त्यावर संपुर्णपणे व केवळ उद्यान विभाग, पुणे महानगरपालिका यांचा अधिकार राहिल.
- ११) सदरचे करण्यात येणाऱ्या कामामध्ये उद्यान विभागाकडून काही बदल सुचविल्यास त्यानुसार बदल करणे अत्यावश्यक राहिल.
- १२) सदरचे काम पुर्ण झाल्यानंतर व आपणांस कामाचे पुर्णत्वाचे पत्र दिल्यानंतर, भविष्यात अत्यावश्यक वाटल्यास सदरच्या कामामध्ये कोणताही बदल करण्याचा अथवा संपुर्ण काम काढून टाकण्याचा सर्वाधिकार उद्यान विभाग, पुणे महानगरपालिका राखून ठेवत आहे.

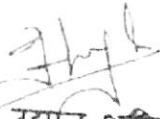
2978

तरी वरील सर्व बाबींचा, मनपाचे सर्वसाधारण धोरण व आर्थिक हित लक्षात घेउन सदरच्या विषयाकित प्रस्तावाबाबत पुढील आदेश होणेस विनंती आहे.

मा. स. कळावे,

  
अमोल अनिल रुद्रके  
उप अभियंता  
उद्यान विभाग (स्थापत्य)  
पुणे महानगरपालिका

  
रत्नाकर करडे  
सहाय्यक उद्यान अधीक्षक  
पुणे महानगरपालिका

  
मुख्य उद्यान अधीक्षक  
उद्यान विभाग  
पुणे महानगरपालिका

मुख्य उद्यान अधीक्षक  
ठपार क्र. आ/१९९  
दिनांक - २९/०८/२०२४





Exhibit "L"

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प्रति,

मा. मुख्य उद्यान अधीक्षक,  
 उद्यान विभाग,  
 पुणे महानगर पालिका,  
 शिवाजीनगर, पुणे.

विषय :- सर्व्हे नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३अ/४, मौजे. उंडी, ता. हवेली, जिल्हा-  
 पुणे येथील "न्याती इर्थॉस-१" समूह गृह बांधणी प्रकल्पाकरिता बैठकीचे इतिवृत्त प्राप्त  
 अंतर्गत पर्यावरण पूरक कामे करणेबाबत...

संदर्भ :- बैठकीचे इतिवृत्त (Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held  
 on 14<sup>th</sup> December, 2023)

महोदय,

विषयांकित मिळकतीसाठी संदर्भानुसार बैठकीचे इतिवृत्त प्राप्त झालेले आहे. त्यामध्ये नमूद अटी  
 व शर्तीस अनुसरून आम्ही आपले विभागाकडे पर्यावरण पूरक कामे करणेबाबत प्रस्ताव सादर करीत  
 आहोत.

चालू वर्षातील उपलब्ध तरतुदीनुसार जलसंधारण कार्यक्रम (Water Conservation Program  
 (जलयुक्त शिवार इ.)) चे काम रक्कम रुपये ६१.६६ लाख वापरण्याची योजना आखली आहे. त्यानुसार  
 आम्ही जलसंधारणाचे काम पुणे महानगरपालिके अंतर्गत करण्यास तयार आहोत. तरी आम्हांस आपले  
 विभागाकडून सदर कामाबाबत सहकार्य होण्याची विनंती आहे.

कळावे,

आपला विश्वासु

न्याती बिस्डर्स प्रा. ली. तर्फे  
 संचालक पिपुष नितीन न्याती

सोबत :- बैठकीचे इतिवृत्त

उद्यान कार्यालय  
 पुणे महानगरपालिका  
 भा.क्र. २०२५/२५१०/२४

पुणे उद्यान अधीक्षक



NYATI BUILDERS PRIVATE LIMITED

Head Office: Nyati Centre Survey No. 103, 129, Plot 8-C CT'S No. 1005 and CFS No. 1096 B  
 15, Wad, Pune-Nagar Road, Pune 411006, India

Real Estate | EPC | Hospitality | Healthcare | Foundation





उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. : २२६०  
दिनांक : १४/०८/२०२४

मे. न्याती बिल्डर्स प्रा. लि.

न्याती युनिटी, स.नं. १०३/१२९, प्लॉट बी+सी,  
सि.टी.एस. क्र. १९९५ व १९९५ बी, येरवडा, पुणे नगर रस्ता,  
पुणे- ४११००६,

विषय :- स.नं. २१/१अ/१ब/३अ/१/३अ/३/३अ/४, मौजे उंडी, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरणपूरक कामे पुणे महानगरपालिकेच्या उद्यानात आपल्या स्वनिधीतून जलसंधारण कार्यक्रम विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२४ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव

विषयाकित मिळकती चे प्रकल्पाचे एन्व्हायरल क्लिअरन्स बाबतच्या बैठकीच्या इतीवृत्तानुसार, अटी व शर्तीस अनुसरून आपणांकडून संदर्भ क्र. १ अन्वये पर्यावरणपूरक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने उद्यान विभागाकडून खाली नमूद पुणे महानगरपालिकेच्या ताब्यातील जागा सुचविण्यात येत असून, सदरचे ठिकाणी जलसंधारण कार्यक्रमा अंतर्गत अस्तित्वातील तळ्याचे खोलीकरण करणे विषयक कामे करण्याबाबतचा सविस्तर प्रस्ताव सादर करावा ही विनंती, ज्यायोगे पुढील आवश्यक ती प्रशासकीय कार्यावाही करून आपणांस काम करण्याची परवानगी देणे सोयीचे होईल.

प्रस्तावीत कामाची जागा

स्व. राजीव गांधी प्राणी संग्राहालय, कात्रज,

पुणे

कळावे,



13/08/2024  
मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका

2983



+91-20-6686 3333

+91-20-6686-3332

info@nyatigroup.com

www.nyatigroup.com

प्रति,

मा. मुख्य उद्यान अधीक्षक,  
उद्यान विभाग,  
पुणे महानगर पालिका,  
शिवाजीनगर, पुणे.

विषय :- सर्व्हे नं. २१/१अ /१ब /३अ / १/३अ /२/३अ /३/३अ /४, मौजे. उंडी, ता. हवेली, जिल्हा- पुणे येथील "न्याती इर्थॉस-१" समूह गृह बांधणी प्रकल्पाकरिता बैठकीचे इतिवृत्त प्राप्त अंतर्गत पर्यावरण पूरक कामे करणेबाबत...

संदर्भ :- १). आमचा दाखल प्रस्ताव आ. क्र. २०२४, दिनांक २५/०७/२०२४  
२). आपले विभागाचे पत्र जा. क्र. २२६०, दिनांक १४/०८/२०२४ अन्वये.

महोदय,

विषयाकित मिळकतीसाठी बैठकीचे इतिवृत्त प्राप्त अंतर्गत पर्यावरण पूरक कामे करण्याबाबत आम्ही आपल्या विभागाकडे संदर्भ क्रं. १ अन्वये प्रस्ताव सादर केलेला आहे. तदनंतर आम्हास आपले विभागाचे संदर्भ क्रं. २ अन्वयेचे कागदपत्रांचे पूर्तिबाबतचे पत्र प्राप्त झालेले असून सदर पत्रात आम्ही खालीलप्रमाणे खुलासा सादर करित आहोत.

- १) आपण सुचवल्याप्रमाणे आम्ही ' स्व. राजीव गांधी प्राणी संग्रहालय, कात्रज, पुणे येथे पाहणी करून सोबत मान्य दरपत्रकानुसार इन्व्हेसमेंट सादर करित आहोत.
- २) प्रकरणी प्राप्त बैठकीचे इतिवृत्त नुसार आम्हांस २.४६६५ कोटीचे पर्यावरण पूरक काम करण्याबाबत आदेश प्राप्त आहे. त्यानुसार २५% रक्कम वनीकरण (Afforestation) साठी, २५% रक्कम जलपुक्त शिवार (Water Conservation Program) साठी, २०% रक्कम खेळाच्या मैदानाचा विकास (Play Ground Development) करण्यासाठी, २०% रक्कम सीवरेज लाइन आणि एस टी पी घनकचरा व्यवस्थापन (Sewerage Lines and STP, Solid waste Management) साठी व १०% रक्कम शहरी हवा ध्वनी प्रदूषण नियंत्रण उपक्रम ( Urban Air/noise pollution control initiatives) साठी खर्च करावयाचे आदेश आहेत. त्यानुसार आम्ही सदर **जलसंधारण** विषयक कामासाठी आपले विभागाकडे (६१.६६ लक्षपर्यंत) प्रस्ताव सादर केलेला आहे.

तरी कृपया आम्हास वरील बाबींचे अवलोकन घेऊन मान्यता मिळणेसाठी विनंती आहे.

कळावे,

आपला विश्वासु

न्याती बिल्डर्स प्रा. ली. तर्फे  
संचालक पिपुष नितीन न्याती



न्याती बिल्डर्स प्रा. ली.  
संचालक पिपुष नितीन न्याती  
भा. क्र. २६३७ दि. १६/०८/२४

न्याती बिल्डर्स प्रा. ली.

## NYATI BUILDERS PRIVATE LIMITED

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C CTS No. 1995 and CTS No. 1996B,  
Yerwad, Pune-Nagar Road, Pune 411006, India

2985

2986

# VRUTIKA ENTERPRISES

- < Drip & Sprinkler Irrigation Systems & all type of plumbing work
- < All type of Civil work & Garden development work, Maintenance work contractor

## QUOTATION

Ref: VE/Q- 41/2024

To

M/s NYATI BUILDERS PRIVATE LIMITED

Address- Nyati Unitree, Survey No.103/129, Plot B+C of CTS  
No.1995 and 1996B Yerwada, Pune - Nagar Road, Pune-  
41006

Site - Kataraj pune.

**Subject - Sarw. Rajiv Gandhi Prani Sanghralay Kataraj Yethe Jalsandharan  
Vishyak Kame karne.**

Sr No.	Item Description	Quantity	Rate	Unit	Amount
1	Excavation for foundation in earth, soil of all types, sand, gravel and soft murum, including removing the excavated material up to a distance of 50 m. beyond the building area and stacking and spreading as directed, dewatering, preparing the bed for the foundation and necessary back filling, ramming, watering including shoring and strutting etc. complete. (Lift upto 1.5 m.) By Mechanical Means	1020	251	cum	256020

For VRUTIKA ENTERPRISES



Mahatama Phule Vasahat, Parvati, Pune - 411009. Mob. : 9673328404 / 9765894547  
Email : bharat.khomane@gmail.com

# VRUTIKA ENTERPRISES

- < Drip & Sprinkler Irrigation Systems & all type of plumbing work
- < All type of Civil work & Garden development work, Maintenance work contractor

2	Excavation for foundation in hard murum including removing the excavated material upto distance of 50 metres beyond the building area and stacking and spreading as directed, dewatering, preparing the bed for the foundation and necessary back filling, ramming, watering including shoring and strutting etc. complete. (Lift upto 1.50 m)	650	383	cum	248950
3	Excavation for foundation in hard murum including removing the excavated material upto a distance of 50 metres beyond the building area and stacking and spreading as directed, dewatering, preparing the bed for the foundation and necessary back filling, ramming, watering including shoring and strutting etc. complete. (Lift from 1.5 to 3.0m)	620	435	cum	269700
4	Excavation for foundation in Soft rock and old cement or lime Cu.M masonry foundations including removing the excavated material upto a distance of 50 metres beyond the building area and stacking as directed, including dewatering, preparing the bed for the foundation and necessary back filling with available earth /murum, ramming, watering including shoring and strutting etc. complete (lift upto 1.5m)	450	450	cum	202500
5	Excavation for foundation in Hard rock by blasting including trimming and leveling the bed by chiseling where necessary and removing the excavated material and stacking it in measurable heaps within a distance of 50 metres from the building area including dewatering and back filling with available earth/murum, watering, ramming, etc. complete. (Lift upto 1.5m)	380	912	cum	346560
6	Labour charges for removing grass, thorny shrubs, Jungli Sq.m shrub, Kubabul and alike grass along roadside making the ground clean by showel and phavaras etc. complete	6000	7	Sqm	42000
7	Providing dry/ trap/ granite/ quartzite/ gneiss rubble stone Cu.M soling 15 cm to 20 cm thick including hand packing and compacting etc. complete.	330	1838	Cum	606540

For VRUTIKA ENTERPRISES

Proprietor

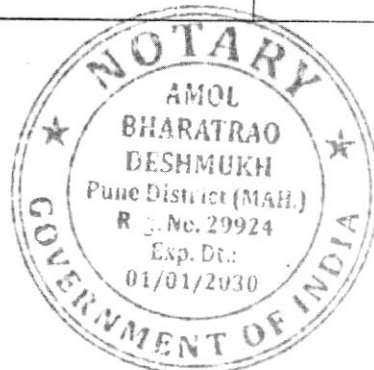
Mahatama Phule Vasahat, Parvati, Pune - 411009. Mob. : 9673328404 / 9765894547

Email : bharat.khomane@gmail.com

# VRUTIKA ENTERPRISES

- < Drip & Sprinkler Irrigation Systems & all type of plumbing work
- < All type of Civil work & Garden development work, Maintenance work contractor

8	Providing dry rubble stone pitching 23cm thick including all material, quarry spalls, labour etc. complete. Providing dry rubble stone pitching 23cm thick including all material, quarry spalls, labour etc. complete.	2260	405	sqm	915300
9	Transportation of material obtained from excavation including soil, rubble, bricks, RCC concrete, kerb stones, steel railing, iron pipes, channels etc. Obtained from dismantling, loading in a truck of minimum 5 Cum. capacity or designed capacity and transporting within the municipal limits or any designated place of corporation as directed by engineer incharge unloading, stacking or spreading of material etc. complete. 1) Lead upto 1 KM	3100	398	cum	1233800
10	Providing Second class Burnt Brick masonry with conventional/ I.S. type bricks in cement mortar 1:6 in foundations and plinth of inner walls/ in plinth external walls including bailing out water manually, striking joints on unexposed faces, raking out joints on exposed faces and watering etc. Complete.	35	8583	CuM	300405
11	Providing rough cast cement plaster externally in two coats to concrete, brick or stone masonry surfaces in all positions with base coat of 12 to 15 mm thick in C.M.1:4 and rough cast treatment 12 mm thick in proportion 1:1 1/2:3 including Scaffolding and fourteen days curing complete.	180	705	SqM	126900
12	Providing and applying two coats of lead/zinc base oil paint/ bituminous paint of approved colour to new structural steel work and iron work in buildings including scaffolding if necessary, cleaning and preparing the surface etc. complete. (excluding primer coat).	300	89	SqM	26700



For VRUTIKA ENTERPRISES

*[Signature]*  
Proprietor

# VRUTIKA ENTERPRISES

- ◀ Drip & Sprinkler Irrigation Systems & all type of plumbing work
- ◀ All type of Civil work & Garden development work, Maintenance work contractor

13	Providing and laying Cast in situ/Ready Mix cement concrete M-15 of trap/ granite/quartzite/gneiss metal for coping to plinth or parapet, moulded or chamfered as per drawing or as directed including steel centering, plywood/ steel formwork compacting, roughening them if special finish is to be provided, finishing uneven and honey com bed surface and curing etc. complete. The Cement Mortar 1:3 plaster is considered for renderin gun even and honeycorn bed surface only. Newly laid concrete shall be covered by gunny bag, plastic, tarpaulin etc. (Wooden centering will not be allowed.) With fine aggregate (Crushed sand VSI Grade)	80	7119	CuM	569520
14	R.C.C. pipes NP2-900mm	5.00	2,630.00	Nos	13150
15	Construction of embankment for casing zone with selected material directly from borrow area including cost of all materials, machimery, labour, all other operation such as collection of soil in layer of specified thickness, sorting out, breaking clods, levelling, sectioning egde side watering, compacting each layer to density control of not less than 95 percent or as stipulated using vibratory compactor including watering and with load up to 1 ton	272.00	247.00	Cum	67184
			<b>Total</b>		<b>5225229</b>
16	<b>Goods and service tax</b>		<b>18.00</b>	<b>%</b>	<b>9,40,541.22</b>
<b>Work Total Cost</b>					<b>61,65,770.22</b>

### Terms & Conditions: -

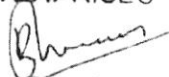
#### Payment Stage-

- 1 75% as an advance along with the work order
- 2 25% after final work completion.

Thanking You,  
Yours Faithfully,

For Vrutika Enterprises

For VRUTIKA ENTERPRISES

  
Proprietor

2990

Exhibit - "D"



+91-20-6686 3333  
 +91-20-6686-3332  
 epc@nyatigroup.com  
 info@nyatigroup.com  
 www.nyatigroup.com



CNI/402

W.O. No. - CNT/ETHOS/5/2024

Date: - 30/08/2024

To,

**Vrutika Enterprises****(Prop. Bharat Madhukar Khomane)**

Mob No. 9503515340

S No-36/5, Flat No-15, D Wing, Om Shanti Homes,  
Ambegaon Bk, Pune, Pune, Maharashtra, 411046**Subject: Work order for Water Conservation Work at Katraj, Pune**

Dear Sir,

We are pleased to award the above referred work to you i.e. **Vrutika Enterprises (Prop. Bharat Madhukar Khomane)** (Hereinafter referred as "the Contractor") as per the following mutually agreed terms, conditions to execute the work at Site- Nyati Ethos I - B3 .

**A) Terms & Conditions:**

1. Work shall be executed in best workmanlike manner as per approved drawings, standard specifications, and company's fixed guidelines and as per instructions of Site Engineer. If any inferior/ bad quality work is observed, it is require to Re-do by the contractor at his own cost.
2. This is mainly **Material+Labour** oriented work.
3. The rates shall remain unchanged till completion of work. The contractors scope & quantum of work may be increased or reduced as per the Company's requirement & Site conditions, and the contractor shall have No objection for the same, in such case the contracts value will be changed accordingly. If the contractor fails to execute the work under contractor's scope as required by Site In-charge, it will be get done through other agency & 1.5 times the Related Amount will be debited from the contractors account.
4. Time is essence of the project hence work must be completed strictly as per the construction schedule.
5. The R. A. bills shall be prepared & paid as per stages mentioned in schedule of payment & as per mode of release of Payment which is mutually agreed. Advances, whenever paid, shall be adjusted against R.A bills. Payment will be made as per the actual work executed by you and duly certified by Site In charge.
6. If contractor does not register any written complaint to company within 15 days from date of payment received through Cheque, D.D., RTGS for any less payment received due to Debits, penalty charges & any other reason even though without signing on acceptance of payment on bill copy & memo/ debit note by the contractor, under such circumstances it will be considered that the received payment is accepted by the contractor & no further claim of contractor will be entertained.
7. An amount equivalent to "0%" of value of work done shall be deducted, as retention amount, from each R.A. bill and the same shall be returned after defect liability period of 12 months from the date of satisfactory completion of work & no defect observed up to defect liability period. If any defect found then the amount required for the same shall be recovered from this retention amount and if the defect amount will be excess then the retention amount then the excess amount can be claim from the contractor. In the event of the labour contractor leaving the job in a haphazard manner or he is terminated for bad workmanship or misbehaviour or for any reason, the said retention amount, will be forfeited.

**NYATI BUILDERS PRIVATE LIMITED**

CIN - U45202MH1996PTC102620

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+E of CTS Np. 1995 and 1996B,  
Yerwada, Pune-Nagar Road, Pune- 411006, Maharashtra, India**For VRUTIKA ENTERPRISES**

Proprietor

8. TDS and all other taxes if any applicable shall be deducted from R.A. bills as applicable under the prevailing rules.
9. The contractor shall always keep the work site clean & tidy during the course of the contract.
10. The labour contractor shall be provided with a space for hutment for his labour, deployed by him at site and only the labourer deployed at the said site shall be allowed to stay in such accommodation. The contractor shall be responsible to verify all necessary required details of labour before allow to stay. The Contractor has to take the responsibility of the safety of all family members on site. All the material required for such hutment/shed will be supplied by company on returnable basis and the safety & security of labours shall be the contractor's responsibility. The labour contractor along with all his workmen and such labourer shall vacant the site, with their belonging, immediately after the work at the site is over, after informing the undersigned in advance.
11. Water and electricity shall be provided free of cost at the work site.
12. Contractor shall depute adequate number of supervisors and labourers for proper and timely completion of work. The labour should be ready to work in all the shifts as per the requirement.
13. If any extra work is required to be done contractor shall not refuse to carry out the same and contractor will be paid for the extra work as per approved rates.
14. In the event of any dispute the decision of Managing Director of the company shall be final and shall be binding on the contractor.
15. As per the requirement if there will be any variation i.e. increase or decrease in the quantity of original work order or previous amendment then the company will issue further amendment for such change in quantity and for such amendment the terms and condition, scope of work, statutory requirement or Legal compliance shall be remain same to contractor as mentioned in the main or original work order and the acceptance of the contractor will not required on such amendment.
16. Company reserved all rights for the termination of contract without assigning any reason at any time.

**B) Statutory Compliances / Legal Compliances:**

1. The Contractor shall responsible to deploy Labour at his own responsibility for the Work at site.
2. The Contractor shall be responsible to maintain all the records & compliances as per the Labour laws and other related laws.
3. The Contractor shall pay all his workers as per the Minimum Wages Act and as per the Payment of wages Act the contractor will be liable to pay any dues and arrears in case of any discrepancy will be found/ recorded.
4. The Contractor has responsible to take Insurance of all his workers present at the site. The contractor shall also responsible for all type of vehicle and machinery using on the site.
5. Contractor has to submit Pan Card, Insurance covering Workman Compensation Act, GST registration copy, Shop Act copy, License copy before raising of first bill.
6. The Contractor shall make sure that all his workers must wear and use the safety equipment's provided to them and shall follow all Safety norms and procedure while working at site. The contractor shall depute such number of Supervisors who will keep a continuous watch on the safety of workers or any person at site and the contractor shall be responsible to ensure that the workers are carrying out work within four corners of all applicable statutory and technical norms relating to safety, hygiene and work standards. If the labourer will not use or refuse to use the safety equipment then the contractor shall not allow any worker to work on site. The Contractor as employer of such labours shall be solely responsible for any accident, disability or death of his workers, labour or any person at the site.
7. The Contractor should make sure that the site is monitored by him personally and shall ensure implementation of all safety measures and shall be solely responsible for any accident, disability or death of the company employees or other contractors or worker of other contractor, or any person occurring at the site due to his negligence or his sub-contractors negligence or his suppliers vehicle negligence the contractor is solely responsible for any financial loss & any legal consequences arising there from.
8. The Contractor shall indemnify the Employer against all actions, losses, liabilities, damages, claims, costs, charges, demands and expenses that arise out of, relate to or are in connection with the loss of, or damage to, any property (including but not limited to property of the Employer) or injury to, or

Proprietor

- death of, any person on the site (including but not limited to any employee of the Employer).
9. The Contractor agrees to take all the responsibility for any kind of liabilities (including medical expense or others) regarding accident, non-payments and any other issues of his Labours.
  10. The Contractor agree to follow & to take complete responsibility for compliance rules and regulations as mentioned in The Minimum Wages Act, The Workman Compensation act, Building and other Constructions worker Act, Employee state insurance Act, Employee Provident Fund Act, including of all applicable statutory rules, regulations and laws.
  11. The Contractor shall not, under any circumstances, deploy any worker/labour below the age of 18, male or female at the work site. The contractor shall follow all the applicable rules and regulation relating to the women labour. In case, the contractor does deploy, then the contractor will be doing so solely at his own risk, costs and consequences where of shall be borne by the contractor alone.
  12. Contractor shall have government ID proof & residence proof of all his Labors.
  13. No sub-contracting shall be allowed by labour contractor without our permission and if the same is done the company shall treat all persons coming to the site on basis of such sub-contracting as trespassers.
  14. The Contractor is responsible for all types of activities and work carried out by the sub-contractor or any person on behalf of the contractor.
  15. The contractor shall responsible to takes all the necessary steps relating to the safety, health and security of all the labours or workmen or any person on the site.
  16. The Contractor hereby declare that he & his Labours do not suffer from any Covid-19 related Symptoms.
  17. The Contractor follow and comply the requirement of Govt. /competent Authority for the transit of labour from outstation if any. Will be solely responsible and liable for prosecution if any false information provided.
  18. The Contractor will strictly follow all Covid-19 safety Rules & regulations, precautions as per guidelines given by government/WHO & solely responsible and liable for safety & health of his & his labours.

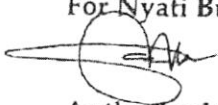
From the above it is understood that the Nyati Builders Pvt Ltd shall stand fully indemnified by the contractor in respect of any claim, liability & legal consequences arising in respect of the labour engaged by the contractor, whether on account of wages or accidents, including any person & the labour engaged through sub-contractors by the contractor.

Please sign the duplicate copy of this Work Order as token of your acceptance and return it to us.

Thanking you.

Yours faithfully,

For Nyati Builders Pvt Ltd



Authorised Signatory

That the contractor has been read out the contents, terms & conditions of these presents in their/his known language and that he/they have understood and have accepted the same.

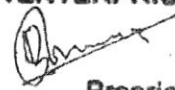
For Nyati Builders Pvt Ltd



Advocate

Encl: As above. CC: 1) Site In-charge.

For VRUTIKA ENTERPRISES



Proprietor

Accepted

Contractor

Accepted

For VRUTIKA ENTERPRISES



Proprietor

Contractor



For VRUTIKA ENTERPRISES

Proprietor

SCHEDULE OF RATE

SrNo	Labour_Name	Unit	Qty	Rate	Amount
1	Water Conservation Program (M+L) CSR Water Conservation Program (M+L)	Job	1.0000	5225229.00	5225229.00

**Note: -**

- 1) Detail quantity & rate for above work as per attached Annexure I.
- 2) Above rate is inclusive of ESIC, PF & Other statutory compliance & its expenses which is in contractor scope.
- 3) GST Will be extra on above.
- 4) Contractor should start the work only after getting order by PMC for said work, also contractor will do the work as per mentioned in Annexure I. If Contractor not followed & make any deviation then he should be liable for any legal consequences & Penalty there after decided by concern authorities.
- 5) Work to be done at Rajiv Gandhi Prani Sanghralay, Katraj, Pune.

Payment Terms: -

1. 50% advance will be given along with work order & same will be recover after completion of 50% work completion certify by PMC Authority by giving certificate of same.
2. 25% advance will be given further after 50% work completion certificate of PMC Authority which is to be submitted by contractor.
3. Balance 25% will be given after 100% work completion certificate by PMC Authority which is to be submitted by contractor.

**Date of Commencement:** As per instructions given by NBPL.

**Date of Completion:** As per instructions given by NBPL.

**Penalty for Delay:** Any delay in work as mentioned in duration of work will applicable for penalty/debit as decided by company.

For Nyati Builders Pvt Ltd



Authorized Signatory

**For VRUTIKA ENTERPRISES**



Proprietor

Accepted

Contractor

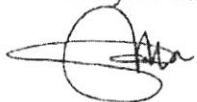
2994

Sarw. Rajiv Gandhi Prani Sanghralay, Katraj, Water Conservation Work.

**ANNEXURE I**

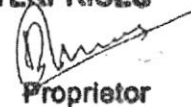
Sr No.	Item Description	Quantity	Rate	Unit	Amount
1	Excavation for foundation in earth, soil of all types, sand, gravel and soft murum, including removing the excavated material up to a distance of 50 m. beyond the building area and stacking and spreading as directed, dewatering, preparing the bed for the foundation and necessary back filling, ramming, watering including shoring and strutting etc. complete. (Lift upto 1.5 m.) By Mechanical Means	1020	251	cum	256020
2	Excavation for foundation in hard murum including removing the excavated material upto distance of 50 metres beyond the building area and stacking and spreading as directed, dewatering, preparing the bed for the foundation and necessary back filling, ramming, watering including shoring and strutting etc. complete. (Lift upto 1.50 m)	650	383	cum	248950
3	Excavation for foundation in hard murum including removing the excavated material upto a distance of 50 metres beyond the building area and stacking and spreading as directed, dewatering, preparing the bed for the foundation and necessary back filling, ramming, watering including shoring and strutting etc. complete. (Lift from 1.5 to 3.0m)	620	435	cum	269700
4	Excavation for foundation in Soft rock and old cement or lime Cu.M masonry foundations including removing the excavated material upto a distance of 50 metres beyond the building area and stacking as directed, including dewatering, preparing the bed for the foundation and necessary back filling with available earth /murum, ramming, watering including shoring and strutting etc. complete (lift upto 1.5m)	450	450	cum	202500

FOR VRUTIKA ENTERPRISES

For Nyati Builders Pvt Ltd  
Proprietor


Authorized Signatory

For VRUTIKA ENTERPRISES



Proprietor

Accepted

Contractor

Sr No.	Item Description	Quantity	Rate	Unit	Amount
5	Excavation for foundation in Hard rock by blasting including trimming and leveling the bed by chiseling where necessary and removing the excavated material and stacking it in measurable heaps within a distance of 50 metres from the building area including dewatering and back filling with available earth/murum, watering, ramming, etc. complete. (Lift upto 1.5m)	380	912	cum	346560
6	Labour charges for removing grass, thorny shrubs, Jungli Sq.m shrub, Kubabul and alike grass along roadside making the ground clean by showel and phavaras etc. complete	6000	7	Sqm	42000
7	Providing dry/ trap/ granite/ quartzite/ gneiss rubble stone Cu.M soling 15 cm to 20 cm thick including hand packing and compacting etc. complete.	330	1838	Cum	606540
8	Providing dry rubble stone pitching 23cm thick including all material,quarry spalls,labour etc. complete.Providing dry rubble stone pitching 23cm thick including all material,quarry spalls,labour etc. complete.	2260	405	sqm	915300
9	Transportation of material obtained from excavation including soil, rubble, bricks, RCC concrete, kerb stones, steel railing, iron pipes, channels etc. Obtained from dismantling, loading in a truck of minimum 5 Cum. capacity or designed capacity and transporting within the municipal limits or any designated place of corporation as directed by engineer incharge unloading, stacking or spreading of material etc. complete.1)Lead upto 1 KM	3100	398	cum	1233800
10	Providing Second class Burnt Brick masonry with conventional/ I.S. type bricks in cement mortar 1:6 in foundations and plinth of inner walls/ in plinth external walls including bailing out water manually , striking joints on unexposed faces, rakingout joints on exposed faces and watering etc. Complete.	35	8583	CuM	300405

For Nyati Builders Pvt Ltd

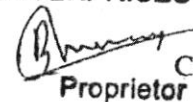
Accepted



Authorized Signatory

For VRUTIKA ENTERPRISES

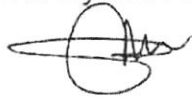
For VRUTIKA ENTERPRISES


Contractor  
Proprietor

2996

Sr No.	Item Description	Quantity	Rate	Unit	Amount
11	Providing rough cast cement plaster externally in two coats to concrete, brick or stone masonry surfaces in all positions with base coat of 12 to 15 mm thick in C.M.1:4 and rough cast treatment 12 mm thick in proportion 1:1 1/2:3 including Scaffolding and fourteen days curing complete.	180	705	SqM	126900
12	Providing and applying two coats of lead/ zinc base oil paint/ bituminous paint of approved colour to new structural steel work and iron work in buildings including scaffolding if necessary, cleaning and preparing the surfac eetc. complete. (excluding primer coat).	300	89	SqM	26700
13	Providing and laying Cast in situ/Ready Mix cement concrete M-15 of trap/ granite/quartzite/gneiss metal for coping to plinth or parapet, moulded or chamfered as per drawing or as directed including steel centering, plywood/ steel formwork compacting, roughening them if special finish is to be provided, finishing uneven and honey com bed surface and curing etc. complete.The Cement Mortar 1:3 plaster is considered for renderin gun even and honeycom bed surface only.Newly laid concrete shall be covered by gunny bag,plastic, tarpaulin etc.(Wooden centering will not be allowed.) With fine aggregate (Crushed sand VSI Grade)	80	7119	CuM	569520
14	R.C.C. pipes NP2-900mm	5.00	2,630.00	Nos	13150
15	Construction of embankment for <b>Casing zone with selected material directly</b> from borrow area including cost of all materials,machimery,labour,all other operation such as collection of soil in layer of specified thickness,sorting out,breaking clods,levelling, sectioning egde side watering,compacting each layer to density control of not less than 95 percent or as stipulated using vibratory compactor including watering and with lead up to 1 km & all lifts as directed.	272.00	247.00	Cum	67184
			<b>Total</b>		<b>5225229</b>

For Nyati Builders Pvt Ltd



Authorized Signatory



For VRUTIKA ENTERPRISES



Proprietor

Accepted

Contractor

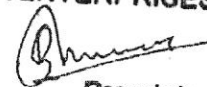
**Terms & Conditions:**

1. The expenses towards freight, loading, unloading of machineries & tools & tackles, Labour etc are inclusive in Rate.
2. If part work is allotted to other contractors, contractor should have no objection for the same, so contractor should confirm the work allotted to him in coordination with site in charge.
3. In case of any reduction in scope of work or termination, bill will be finalised strictly as per the payable percentage of completed stage of work & duly certified by the Site In charge. No other claims shall be entertained for payment.
4. Payment will be made as per the actual quantity executed at site & duly certified by Site In charge.
5. Above rates include scope which is mentioned in scope of work & Terms & Conditions.
6. The approved item rates will remain unchanged throughout the completion of work irrespective of any quantity.
7. Above rates are applicable for any height, lead & lift as per site conditions & drawings.
8. Your scope of work may be reduced as per the **Nyati Builders Pvt Ltd** requirement & Site conditions and you shall have no objection for the same.
9. If Any Work done by other agency of your scope then such amount will be deducted from your bill with additional penalty charges & you should have no objection for the same.
10. If **Nyati Builders Pvt Ltd** is not satisfied of your performance in terms of quality, speed & other non-acceptable issue, company is free to allot the remaining or part work to other agency & you should have no objection for the same.
11. GST as applicable shall be paid extra provided that contractor should submit all the required details & compliance as per the prevailing rules. If contractor fails to provide & comply the same then payment shall not be released.
12. Next RA Bill will not be released unless contractor paid P.F. & GST of previous bill.

For Nyati Builders Pvt Ltd

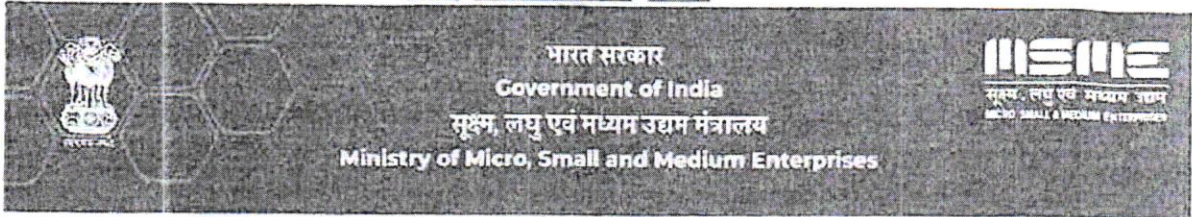


Authorised Signatory

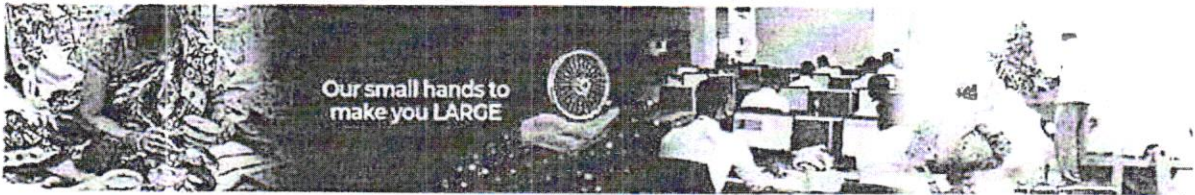
Accepted  
For VRUTIKA ENTERPRISES

Proprietor  
Contractor

2998

Print Print with Annexure Home



## UDYAM REGISTRATION CERTIFICATE



UDYAM REGISTRATION NUMBER	UDYAM-MH-26-0185447																				
NAME OF ENTERPRISE	VRUTIKA ENTERPRISES																				
TYPE OF ENTERPRISE*	MICRO																				
MAJOR ACTIVITY	MANUFACTURING																				
SOCIAL CATEGORY OF ENTREPRENEUR	GENERAL																				
NAME OF UNIT(S)	<table border="1"> <thead> <tr> <th>S.No.</th> <th>Name of Unit(s)</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>Vrutika Enterprises</td> </tr> </tbody> </table>	S.No.	Name of Unit(s)	1	Vrutika Enterprises																
S.No.	Name of Unit(s)																				
1	Vrutika Enterprises																				
OFFICAL ADDRESS OF ENTERPRISE	<table border="1"> <thead> <tr> <th>Flat/Door/Block No.</th> <th>S NO-36/5 Flat-15</th> <th>Name of Premises/ Building</th> <th>D WING, OM SHANTI HOMES</th> </tr> </thead> <tbody> <tr> <td>Village/Town</td> <td>PUNE CITY</td> <td>Block</td> <td>AMBEGAON BK</td> </tr> <tr> <td>Road/Street/Lane</td> <td>AMBEGAON BK</td> <td>City</td> <td>PUNE CITY</td> </tr> <tr> <td>State</td> <td>MAHARASHTRA</td> <td>District</td> <td>PUNE, Pin 411046</td> </tr> <tr> <td>Mobile</td> <td>9503515340</td> <td>Email:</td> <td>bharat.khokane@gmail.com</td> </tr> </tbody> </table>	Flat/Door/Block No.	S NO-36/5 Flat-15	Name of Premises/ Building	D WING, OM SHANTI HOMES	Village/Town	PUNE CITY	Block	AMBEGAON BK	Road/Street/Lane	AMBEGAON BK	City	PUNE CITY	State	MAHARASHTRA	District	PUNE, Pin 411046	Mobile	9503515340	Email:	bharat.khokane@gmail.com
Flat/Door/Block No.	S NO-36/5 Flat-15	Name of Premises/ Building	D WING, OM SHANTI HOMES																		
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State	MAHARASHTRA	District	PUNE, Pin 411046																		
Mobile	9503515340	Email:	bharat.khokane@gmail.com																		
DATE OF INCORPORATION / REGISTRATION OF ENTERPRISE	14/03/2019																				
DATE OF COMMENCEMENT OF PRODUCTION/BUSINESS	14/03/2019																				

SNo.	NIC 2 Digit	NIC 4 Digit	NIC 5 Digit	Activity
1	01 - Crop and animal production, hunting and related service activities	0161 - Support activities for crop production	01612 - Operation of agricultural irrigation equipment	Manufacturing
2	41 - Construction of building	4100 - Construction of buildings	41001 - Construction of buildings carried out on own-account basis or on a fee or contract basis	Manufacturing
3	41 - Construction of building	4100 - Construction of buildings	41002 - Activities relating to alteration, addition, repair, maintenance carried out on own-account basis or on a fee or contract basis	Manufacturing
4	42 - Civil Engineering	4220 - Construction of utility projects	42204 - Construction and maintenance of water main and line connection, water reservoirs including irrigation system (canal)	Manufacturing
5	42 - Civil Engineering	4290 - Construction of other civil engineering projects	42909 - Other civil engineering projects n.e.c.	Manufacturing
6	81 - Services to buildings and landscape activities	8130 - Landscape care and maintenance service activities	81300 - Landscape care and maintenance service activities	Services



For VRUTIKA ENTERPRISES

Proprietor

2999

7	95 - Repair of computers and personal and household goods	9522 - Repair of household appliances and home and garden equipment	95222 - Repair and servicing of home and garden equipment such lawn mowers, edgers, trimmers etc.	Services
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DATE OF UDYAM REGISTRATION

23/11/2021

\* In case of graduation (upward/reverse) of status of an enterprise, the benefit of the Government Schemes will be availed as per the provisions of Notification No. S.O. 2119(E) dated 26.06.2020 issued by the M/o MSME.

Disclaimer: This is computer generated statement, no signature required. Printed from <https://udyamregistration.gov.in> & Date of printing:- 28/11/2021

For any assistance, you may contact:

1. District Industries Centre: PUNE ( MAHARASHTRA )
2. MSME-DI: MUMBAI ( MAHARASHTRA )

Visit : [www.msme.gov.in](http://www.msme.gov.in) ; [www.dcmsme.gov.in](http://www.dcmsme.gov.in) ; [www.champions.gov.in](http://www.champions.gov.in)



BE A  
CHAMPION  
with the  
Ministry of  
MSME

For VENTURE ENTERPRISES

3000

महाराष्ट्र दुकाने व आस्थापना (नोकरीचे व सेवाशर्तीचे विनियमन) नियम, २०१८

नमुना "ग"  
(नियम ९ पहा)

सूचना दिल्याबाबत पावती



अर्जदाराने नमुना फ द्वारा व्यवसाय सुरु केल्याबाबतची सूचना खाली नमूद केलेल्या तपशीलासह या कार्यालयास दिलेली आहे. त्याचा तपशील पुढीलप्रमाणे:

१.	पावती क्रमांक	:	१९३१०००३१२७७८५६९								
२.	अर्जाचा (सूचनापत्राचा) आयडी क्रमांक	:	१००४८०९५१९०३								
३.	आस्थापनेचे नाव	:	वृत्तिका एंटरप्राइजेस VRUTIKA ENTERPRISES								
४.	कामगारांची एकूण संख्या	:	९								
			<table border="1"> <tr> <td>पुरुष</td> <td>स्त्री</td> <td>इतर</td> <td>एकूण</td> </tr> <tr> <td>९</td> <td>०</td> <td>०</td> <td>९</td> </tr> </table>	पुरुष	स्त्री	इतर	एकूण	९	०	०	९
पुरुष	स्त्री	इतर	एकूण								
९	०	०	९								
५.	अ) मालकाचे नाव	:	भरत मधुकर खोमणे BHARAT MADHUKAR KHOMANE								
	ब) आस्थापनेचा पत्ता	:	एस नं-३६/५, फ्लॅट नं-१५, ओम शांति होम्स, डी विंग, आंबेगाव बुद्रुक, आंबेगाव बुद्रुक, पुणे (महानगरपालिका.), पुणे शहर, पुणे, ४११०४६								
६.	सदरची पावती ही केवळ अर्जदाराने त्याचा व्यवसाय सुरु केल्याबद्दल कार्यालयास पाठविलेल्या सूचना पत्राची पोच पावती असून व्यवसाय अथवा व्यवसायाची जागा अस्तित्वात असल्याबद्दलचा पुरावा नाही. व्यवसायासाठी व व्यवसायाच्या जागेसाठी आवश्यक असणारी संबंधित सक्षम प्राधिकारी यांच्याकडील पूर्व / पश्चात परवानगी, अनुज्ञप्ती, परवाना धारण करण्याची सर्वस्वी जबाबदारी मालकाची राहिल. ही पोच पावती व्यवसायाच्या जागेचा मालकी हक्क किंवा मालमत्तेचा मालकी हक्क किंवा ताबा या प्रयोजनार्थ कोणत्याही कायद्यांतर्गत ग्राह्य धरता येणार नाही.										
७.	व्यवसायाचे स्वरूप	:	GOVERNMENT CONTRACTOR AND SUPPLIER OF LANDSCAPE IRRIGATION AND AMC WORK								
८.	पूर्वीचा नोंदणी प्रमाणपत्राचा क्रमांक व दिनांक, लागू असल्यास	:									

टीप : सदरची पोच पावती संगणकीय प्रणालीद्वारे तयार करण्यात आलेली असल्याने त्यावर स्वाक्षरीची आवश्यकता नाही.

दिनांक : १७-०९-२०१९

ठिकाण : Pune

कार्यालयाचा पत्ता : Office of the Deputy Commissioner of Labour, Pune, Address- Pune District Bungalow No. ५, Mumbai - Pune Road, Shivaji Nagar, Pune-४११००५

अर्जाचा आय.डी. क्रमांक	प्रदान केलेले सेवा मूल्य (रुपये)
१००४८०९५१९०३	२३.६०

For VRUTIKA ENTERPRISES

Proprietor

FOR VENTURA ENTERPRISES

Pratt & Whitney

3002



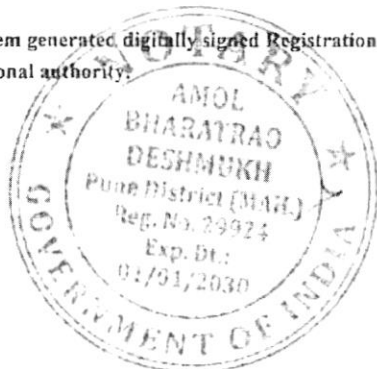
Government of India  
Form GST REG-06  
[See Rule 10(1)]

Registration Certificate

Registration Number : 27BTGPK2719G1ZP

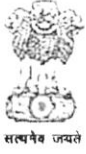
1.	Legal Name	BHARAT MADHUKAR KHOMANE			
2.	Trade Name, if any	VRUTIKA ENTERPRISES			
3.	Constitution of Business	Proprietorship			
4.	Address of Principal Place of Business	S NO-36/5, FLAT NO-15, D WING, OM SHANTI HOMES, AMBEGAON BK, PUNE, Pune, Maharashtra, 411046			
5.	Date of Liability	FOR VRUTIKA ENTERPRISES			
6.	Period of Validity	From	14/03/2019	To	NA
7.	Type of Registration	Regular			
8.	Particulars of Approving Authority	Centre			
Signature		Signature Not Verified Digitally signed by DS GOODS AND SERVICES TAX NETWORK(2) Date: 2019.03.14.13:30:22 IST			
Name		DEVI SINGH			
Designation		Superintendent			
Jurisdictional Office		PUNE-1			
9. Date of issue of Certificate		14/03/2019			
Note: The registration certificate is required to be prominently displayed at all places of business in the State.					

This is a system generated digitally signed Registration Certificate issued based on the approval of application granted on 14/03/2019 by the jurisdictional authority.



For VRUTIKA ENTERPRISES

Proprietor



Annexure A

GSTIN 27BTGPK2719G1ZP  
Legal Name BHARAT MADHUKAR KHOMANE  
Trade Name, if any VRUTIKA ENTERPRISES

**Details of Additional Places of Business**

Total Number of Additional Places of Business in the State 0

**For VRUTIKA ENTERPRISES**  
Proprietor

For VRUTIKA ENTERPRISES

Proprietor

3004



Annexure B

GSTIN	27BTGPK2719G1ZP
Legal Name	BHARAT MADHUKAR KHOMANE
Trade Name, if any	VRUTIKA ENTERPRISES

**Details of Proprietor**

1



Name	BHARAT MADHUKAR KHOMANE
Designation/Status	PROPRIETOR
Resident of State	Maharashtra

For VRUTIKA ENTERPRISES

  
Proprietor

3005

TERI

Proprietary

3006

SELF DECLARATION

My self Bharat Khomane Proprietor/Partner of Vrutika Enterprises

I/We have allotted work of Water conservation work of Project  
Nyati Ethos-1-B3 Building \_\_\_\_\_ vide work order no.  
CNT/ETHOS-1/5/2024 Dtd.- 30/8/24

I/ We agreed all terms & conditions, scope of work, specifications, rates, area & mode of measurement, safety clauses/ conditions as mentioned in work order, also I/ We have seen all drawings (Architectural/ Structural) including plan, elevation & section.

I/ We hereby agree approved rate & payment schedule/ stages & I/ We will execute the work till final completion of Water conservation work allotted to me without demanding any rate escalation & I/ We commit for timely completion of work as per the schedule.

If I/ We fail above commitment then you are free to terminate me without any notice & forfeit my balance payment & retention amount & agreed penalty as decided by you, I have no objection for the same.

Thanking You,



Signature:

*[Handwritten Signature]*

**For VRUTIKA ENTERPRISES**

Name:

Date:

*[Handwritten Signature]*  
Proprietor

3007



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. : 3436  
दिनांक : १०/१०/२०२४

मे. न्याती बिल्डर्स प्रा. लि.

न्याती युनिटी, स.नं. १०३/१२९, प्लॉट बी+सी,  
सि.टी.एस. क्र. १९९५ व १९९५ बी, येरवडा, पुणे नगर रस्ता,  
पुणे- ४११००६,

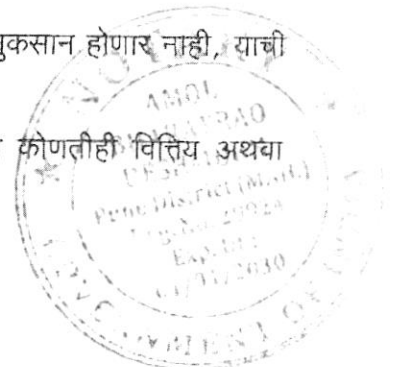
विषय :- स.नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात मे. न्याती बिल्डर्स प्रा. लि. यांचे जलसंधारणाचे विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

- संदर्भ :- १) आ.क्र. २०२४ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव  
२) जा.क्र. २२६० दि. १४/०८/२०२४ अन्वयेचे उद्यान विभागाचे  
३) आ.क्र. २६३१ दि. १९/०८/२०२४ अन्वयेचे मे. न्याती बिल्डर्स प्रा. लि. यांचे पत्र  
४) ठ.क्र. आ/२०२ दि. २९/०८/२०२४ अन्वयेची मान्यता

विषयाकित्त मिळकतीचे एन्व्हायरल क्लिअरन्स दाखला प्राप्त होताना, त्यामध्ये नमुद अटी व शर्तीस अनुसरून मे. न्याती बिल्डर्स प्रा. लि. यांनी संदर्भ क्र. १ अन्वये त्यांना आदेशीत असलेल्या कामांमधुन जलसंधारण विषयक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने संदर्भ क्र. २ अन्वये उद्यान विभागाकडुन स्व. राजीव गांधी प्राणी संग्रहालय, कात्रज येथील पुणे महानगरपालिकेच्या ताब्यात आलेल्या मिळकतीमधील तलावाची जागा सुचवुन काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करण्यास कळविण्यात आले होते. त्यानुसार संदर्भ क्र. ३ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव उद्यान विभागाकडे प्रस्ताव पत्र दाखल झालेले आहे. सदरच्या प्रस्तावावर संदर्भ क्र. ४ अन्वयेच्या प्राप्त मान्यतेस अनुसरून खालील अटी व शर्तीवर आपणांस काम करण्यासाठी परवानगी देण्यात येत आहे.

सदरचे काम करताना खालील अटी बंधनकारक आहे.

- १) प्रस्तावीत काम सुरु करताना व चालु असताना उद्यानात येणाऱ्या, प्राणी संग्रहालयातील नागरीकांना, प्राण्यांना कोणताही धोका अथवा नुकसान/ अडचण होणार नाही याची दक्षता घेणार, त्यासाठी आवश्यक त्या उपाययोजना करणार.
- २) प्रस्तावीत काम करताना उद्यानातील, प्राणी संग्रहालयातील इतर सोयी सुविधांचे नुकसान होणार नाही, याची दक्षता घेणार अथवा त्याची योग्य पद्धतीने दुरुस्ती करुन देणार.
- ३) प्रस्तावीत करण्यात येणाऱ्या कामाचे कामगार, ठेकेदार, मालाचे पुरवठादार यांची कोणतीही वित्तीय अथवा कायदेशीर जबाबदारी पुणे मनपाची राहणार नाही.



- ४) प्रस्तावीत काम करणाऱ्या कामगारांच्या सुरक्षेची जबाबदारी विकसक यांची राहिल.
- ५) विकसक यांचेकडून कोणत्याही अटी व शर्तीचा भंग होत असल्याचे आढळल्यास अथवा काम योग्य रीतीने होत नसल्याचे आढळून आल्यास, सदर काम थांबविण्याचे अथवा दिलेली परवानगी रद्द करण्याचे अधिकार पुणे महानगरपालिका राखून ठेवत आहे.
- ६) प्रस्तावीत काम करत असताना उद्यान विभागाकडील हॉर्टीकल्चर सुपरवायजर, सहाय्यक उद्यान अधीक्षक, उद्यान अधीक्षक, अभियंता तसेच प्राणी संग्रहालयाचे संचालक यांनी केलेल्या सुचनांनुसार काम करणे आवश्यक राहिल. तसेच करण्यात येणाऱ्या कामाची देखभाल व दुरुस्ती काम पुर्ण झाल्यापासुन किमान ६ महिने कालावधीपर्यंत विना मोबदला करणे बंधनकारक राहिल.
- ७) प्रस्तावीत काम करणाऱ्या कामगारांना, ठेकेदारांना उद्यानामध्ये वास्तव्य/रहिवास करता येणार नाही.
- ८) प्रस्तावीत कामाचा प्रगती अहवाल प्रत्येक पातळीवर उद्यान विभागास लेखी स्वरूपात फोटोसह सादर करणार.
- ९) प्रस्तावीत करण्यात येणाऱ्या कामाचे पुर्ण झाल्याचे फोटोसह लेखी पत्राद्वारे उद्यान विभागाकडे कळविल्यानंतर, सदरच्या कामाची उद्यान विभागाकडील अधिकारी यांनी समक्ष पाहणी केल्यानंतर जागेवर काम समाधानकारकरित्या पुर्ण झाले असल्याचे दिसुन आल्यानंतरच उद्यान विभाग, पुणे महानगरपालिका यांचेकडून काम पुर्णत्वाचा दाखला दिला जाईल.
- १०) सदरच्या आपल्या स्वनिधीमधुन करण्यात येणाऱ्या आपणांकडून करण्यात येणाऱ्या सर्व काम, माल मटेरीयल, उत्पन्न यावर आपला कोणताही व कसलाही मालकी अथवा कायदेशीर अधिकार राहणार नाही, सदरच्या जलसंधारण, वृक्षारोपन व इतर कामांमधुन मधुन भविष्यात कोणतेही उत्पन्न प्राप्त झाल्यास, त्यावर संपुर्णपणे व केवळ उद्यान विभाग, पुणे महानगरपालिका यांचा अधिकार राहिल.
- ११) सदरचे करण्यात येणाऱ्या कामामध्ये उद्यान विभागाकडून काही बदल सुचविल्यास त्यानुसार बदल करणे अत्यावश्यक राहिल.
- १२) सदरचे काम पुर्ण झाल्यानंतर व आपणांस कामाचे पुर्णत्वाचे पत्र दिल्यानंतर, भविष्यात अत्यावश्यक वाटल्यास सदरच्या कामामध्ये कोणताही बदल करण्याचा अथवा संपुर्ण काम काढुन टाकण्याचा सर्वाधिकार उद्यान विभाग, पुणे महानगरपालिका राखून ठेवत आहे.

तरी वरील सर्व अटींचे पालन करुन काम करावे.

कळावे,



09/10/2024  
मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. :  
दिनांक :

मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका

विषय :- स.नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात मे. न्याती बिल्डर्स प्रा. लि. यांचे जलसंधारणाचे विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

- संदर्भ :- १) आ.क्र. २०२४ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव  
२) जा.क्र. २२६० दि. १४/०८/२०२४ अन्वयेचे उद्यान विभागाचे  
३) आ.क्र. २६३१ दि. १९/०८/२०२४ अन्वयेचे मे. न्याती बिल्डर्स प्रा. लि. यांचे पत्र

विषयाकित्त मिळकतीचे एन्व्हायरल क्लिअरन्स दाखला प्राप्त होताना, त्यामध्ये नमुद अटी व शर्तीस अनुसरून मे. न्याती बिल्डर्स प्रा. लि. यांनी संदर्भ क्र. १ अन्वये त्यांना आदेशीत असलेल्या कामांमधुन जलसंधारण विषयक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने संदर्भ क्र. २ अन्वये उद्यान विभागाकडून रच. राजीव गांधी प्राणी संग्रहालय, कात्रज येथील आरक्षण अंतर्गत पुणे महानगरपालिकेच्या ताब्यात आलेल्या मिळकतीमधील तलावाची जागा सुचवुन काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करण्यास कळविण्यात आले होते. त्यानुसार संदर्भ क्र. ३ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव उद्यान विभागाकडे पत्र दाखल झालेले आहे. सदरच्या प्रस्तावासोबत त्यांनी प्रस्तावीत जलसंधारण विषयक कामाच्या खर्चाचे अंदाजपत्रक (Estimate) दाखल केलेले आहे. सदरच्या प्रस्तावावर प्राप्त निर्देशा अनुसरून आदेशार्थ सदरचे निवेदन सादर करण्यात येत आहे.

सदरच्या कामामध्ये त्यांनी माती मुरुम खोदाई, मुरुम टाकणे, वाहतूक करणे, पिचिंग करणे, भराई करणे, गॅबीयन वॉल करणे, लेव्हल करणे, Geo Membrane HDPE Paper, वीट बांधकाम, चेंबर करणे इत्यादी अनुशंगीक कामे अंदाजे र.रु. ६१.६६ लक्ष (जी.एस.टी. चार्जेससह) करणार असल्याचे प्रस्तावीत केले आहे.

सदरच्या प्राणी संग्रहालयाचे आतील तलावामध्ये अनेक वर्षे पावसाचे पाणी येत असून त्याबरोबर आलेला गाळ साचून राहिलेला आहे. तसेच तलावाचे वरील भागातुन ड्रेनेजचे पाणी सातत्याने येत आहे, त्यामुळे तलावाचे पाणी खराब होत असल्याने पुणे मनपाने एच.टी.पी. प्रकल्प उभारण्याचे काम सुरु केले आहे. त्यामुळे भविष्यात ड्रेनेजचे पाणी थेट तलावामध्ये मिसळणार याची खबरदारी संबंधीत प्रकल्प उभारणाऱ्या विभागाकडून घेतली जाईल. तथापी सध्या तलावामध्ये साचलेला गाळ, माती, कचरा तसेच ड्रेनेजचा गाळ इत्यादी तलावामधुन काढुन तलावाची

खोली वाढविल्यास, तलावामधील जलचरांचा अधिवास निर्माण होउन जलचरांचा विकास अधिक चांगला होऊ शकेल. तसेच सदरच्या तलावामध्ये अधिक पाणी साचुन व जलसंधारण होउन, पावसाचे पाणी जमिनीमध्ये पाझरण्यास मदत होईल. जमिनीतील पाण्याची पातळी वाढण्यास मदत होईल. अशा प्रकारच्या कामांकरीता मे. महाराष्ट्र शासन तसेच मे.केंद्र शासन अधिकाधिक प्रोत्साहन देउन, अशी कामे करण्यासाठी आवाहन करीत असते. तसेच अशा कामांकरीता अनुदान आणि विविध योजना राबवुन निधी खर्च करत असते. तथापी प्रस्तुत काम खाजगी विकसक त्यांचे स्व-निधीतून करण्यास इच्छुक असून, सार्वजनिक उपयोगाकरीत करावयाच्या कामांसाठी प्रस्ताव दाखल केला आहे. प्रस्तावीत कामामधुन नमुद कामांना अनुसरुन विकसन विषयक कामे होणार असल्याने, प्राणी संग्राहालयात मुलभुत आवश्यक सुविधा उपलब्ध होणे शक्य असुन व त्यामध्ये पुणे मनपाचा आर्थिक फायदा होण्याची शक्यता आहे. तसेच सदरच्या प्राणी संग्राहालयामध्ये प्राप्त होणारा निधी प्राण्यांचे पिंजरे, खंदक इत्यादींच्या विकसनाकरिता कमी पडत असून, अशा प्रकारच्या विकसनाकरीता कोणताही निधी अद्याप प्राप्त न झाल्याने सदरची कामे प्रलंबित राहिली आहेत.

अशा प्रकारे कामे होणार असल्याने मनपाचा आर्थिक भार कमी होणार असल्याने अशा प्रकारच्या प्रस्तावांना तातडीने चालना देणे आवश्यक आहे. तसेच अशा प्रकारचे प्रस्ताव सादर करण्याकरीता विकसन व खाजगी संस्था/कंपनी यांना मोठ्या प्रमाणावर उद्युक्त करणेकरीता महानगरपालिकेकडून प्रोत्सहित करणे आवश्यक आहे.

सदरच्या प्रस्तावामध्ये विकसक यांनी पुणे महानगरपालिकेच्या मिळकतीमधील प्रस्तावीत विकसनाची कामे पूर्ण केल्यानंतर, त्यांच्या नावाचा बोर्ड लावण्याची परवानगी मिळण्याची विनंती केली आहे. सदरच्या प्रस्तावास मान्यता देताना खालील अटी बंधनकारक करणे अत्यावश्यक आहे.

१) प्रस्तावीत काम सुरु करताना व चालु असताना उद्यानात येणाऱ्या, प्राणी संग्राहालयातील नागरीकांना, प्राण्यांना कोणताही धोका अथवा नुकसान/ अडचण होणार नाही याची दक्षता घेणार, त्यासाठी आवश्यक त्या उपाययोजना करणार.

२) प्रस्तावीत काम करताना उद्यानातील, प्राणी संग्राहालयातील इतर सोयी सुविधांचे नुकसान होणार नाही, याची दक्षता घेणार अथवा त्याची योग्य पद्धतीने दुरुस्ती करुन देणार.

३) प्रस्तावीत करण्यात येणाऱ्या कामाचे कामगार, ठेकेदार, मालाचे पुरवठादार यांची कोणतीही वित्तीय अथवा कायदेशीर जबाबदारी पुणे मनपाची राहणार नाही.

४) प्रस्तावीत काम करणाऱ्या कामगारांच्या सुरक्षेची जबाबदारी विकसक यांची राहिल.

५) विकसक यांचेकडून कोणत्याही अटी व शर्तीचा भंग होत असल्याचे आढळल्यास अथवा काम योग्य रीतीने होत नसल्याचे आढळुन आल्यास, सदर काम थांबविण्याचे अथवा दिलेली परवानगी रद्द करण्याचे अधिकार पुणे महानगरपालिका राखुन ठेवत आहे.

६) प्रस्तावीत काम करत असताना उद्यान विभागाकडील हॉर्टिकल्चर सुपरवायजर, सहाय्यक उद्यान अधिक्षक, उद्यान अधिक्षक, अभियंता तसेच प्राणी संग्राहालयाचे सूचालक यांनी केलेल्या सुचनांनुसार काम करणे आवश्यक राहिल. तसेच करण्यात येणाऱ्या कामाची देखभाल व दुरुस्ती-काम पूर्ण झाल्यापासुन किमान ६ महिने कालावधीपर्यंत विना मोबदला करणे बंधनकारक राहिल.

७) प्रस्तावीत काम करणाऱ्या कामगारांना, ठेकेदारांना उद्यानामध्ये वास्तव्य/रहिवास करता येणार नाही.

८) प्रस्तावीत कामाचा प्रगती अहवाल प्रत्येक पातळीवर उद्यान विभागास लेखी स्वरूपात फोटोसह सादर करणार.

3012

९) प्रस्तावीत करण्यात येणाऱ्या कामाचे पुर्ण झाल्याचे फोटोसह लेखी पत्राद्वारे उद्यान विभागाकडे कळविल्यानंतर, सदरच्या कामाची उद्यान विभागाकडील अधिकारी यांनी समक्ष पाहणी केल्यानंतर जागेवर काम समाधानकारकरित्या पुर्ण झाले असल्याचे दिसून आल्यानंतरच उद्यान विभाग, पुणे महानगरपालिका यांचेकडून काम पुर्णत्वाचा दाखला दिला जाईल.

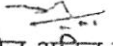
१०) सदरच्या आपल्या स्वनिधीमधून करण्यात येणाऱ्या आपणांकडून करण्यात येणाऱ्या सर्व काम, माल मटेरीयल, उत्पन्न यावर आपला कोणताही व कसलाही मालकी अथवा कायदेशीर अधिकार राहणार नाही, सदरच्या जलसंधारण, वृक्षारोपन व इतर कामांमधून मधुन भविष्यात कोणतेही उत्पन्न प्राप्त झाल्यास, त्यावर संपुर्णपणे व केवळ उद्यान विभाग, पुणे महानगरपालिका यांचा अधिकार राहिल.

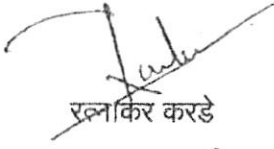
११) सदरचे करण्यात येणाऱ्या कामामध्ये उद्यान विभागाकडून काही बदल सुचविल्यास त्यानुसार बदल करणे अत्यावश्यक राहिल.

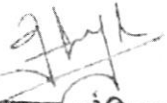
१२) सदरचे काम पुर्ण झाल्यानंतर व आपणांस कामाचे पुर्णत्वाचे पत्र दिल्यानंतर, भविष्यात अत्यावश्यक वाटल्यास सदरच्या कामामध्ये कोणताही बदल करण्याचा अथवा संपुर्ण काम काढून टाकण्याचा सर्वाधिकार उद्यान विभाग, पुणे महानगरपालिका राखून ठेवत आहे.

तरी वरील सर्व बाबींचा, मनपाचे सर्वसाधारण धोरण व आर्थिक हित लक्षात घेउन सदरच्या विषयाकित्त प्रस्तावाबाबत पुढील आदेश होणेस विनंती आहे.

मा. स. कळावे,

  
अमोल अनिल रुद्रके  
उप अभियंता  
उद्यान विभाग (स्थापत्य)  
पुणे महानगरपालिका

  
रत्नाकिर करडे  
सहाय्यक उद्यान अधिक्षक  
पुणे महानगरपालिका

  
मुख्य उद्यान अधिक्षक  
उद्यान विभाग  
पुणे महानगरपालिका



मुख्य उद्यान अधिक्षक  
ठराव क्र. आ/२०२  
दिनांक:- २२/०८/२०२४

3013

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Exhibit - "Q"

**HDFC BANK**

82, KALBATARU GARDENS  
85A, C-6, B ROAD PUNE-411001 MAHARASHTRA  
RTGS / NEFT IFSC : HDFC0000039

0 2 0 9 2 0 2 4  
D D M M Y Y Y Y  
Valid for 3 months only

Pay **Vrutika Enterprises**

Or Bearer

Rupees रुपये **TWENTY-FIVE LAKH SEVENTY-FOUR THOUSAND**

या धारक को

₹ \*\* 25,74,000.00

अदा करे

A/c No. खाता क्र. **00392320000623**

Brn: 0039 Pdt: 232  
PLUS CA

Payable at per through clearing/transfer at all branches of HDFC BANK LTD

For NYATI BUILDERS PRIVATE LIMITED  
*Alora*  
Authorized Signatories  
Please sign above

⑈009693⑈ 411240004⑈ 082735⑈ 29



3015

about:blank

B.P.4136

Highris

Advance Note

Company Nyati Builders Pvt Ltd  
Project Nyati Ethos I - B3  
Contractor Vrutika Enterprises  
Executed By Vrutika Enterprises

No.: 15613  
Date: 30/08/2024 00:00:00

To,

The Accounts Department,

Please release a sum of Rs. 2,600,000.00 for the Account of Vrutika Enterprises against work order no. 5 towards advance.  
Advance sanction of Rs. 26,00,000/- as per the Work Order payment terms & as instructed by V.P. Contracts

	Work Order
Total Work Allocated	6,165,770.22
Balance Work	6,165,770.22
Total Advance	0.00
Balance Advance	0.00
Current Advance amount	2,600,000.00
TDS amount	26,000.00
Net amount to pay	2,574,000.00

\* Advance sanction against Work Order of amount - 26,00,000/-.

Received  
A.H.  
28/08/2024  
07/11/2024

Payment to be made on priority.

**BILL INWARD**

02-109

**ENTERED**

D.D. No. 369/3

DTC. 10.9

Gauravh  
Gauravh Dalvi

Poyal

3016

Exhibit - "R"



+91-20-6686 3333

+91-20-6686-3332

info@nyatigroup.com

www.nyatigroup.com

प्रति,

मा. मुख्य उद्यान अधिकक,  
उद्यान विभाग,  
पुणे महानगर पालिका,  
शिवाजीनगर, पुणे.

विषय :- सर्व्हे नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३अ/४, मौजे. उंडी, ता. हवेली, जिल्हा-  
पुणे येथील "न्याती इथॉस-१" समूह गृह बांधणी प्रकल्पाकरिता बैठकीचे इतिवृत्त प्राप्त  
अंतर्गत पर्यावरण पूरक कामे करणेबाबत...

संदर्भ :- बैठकीचे इतिवृत्त (Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held  
on 14<sup>th</sup> December, 2023)

महोदय,

विषयांकित मिळकतीसाठी संदर्भानुसार बैठकीचे इतिवृत्त प्राप्त झालेले आहे. त्यामध्ये नमूद अटी  
व शर्तीस अनुसरून आम्ही आपले विभागाकडे पर्यावरण पूरक कामे करणेबाबत प्रस्ताव सादर करीत  
आहोत.

चालू वर्षातील उपलब्ध तरतुदीनुसार खेळाच्या मैदानाचा विकास (Play Ground  
Development) चे काम रक्कम रुपये ४९.३२ लाख वापरण्याची योजना आखली आहे. त्यानुसार आम्ही  
खेळाच्या मैदानाचा विकासाचे काम पुणे महानगरपालिके अंतर्गत करण्यास तयार आहोत. तरी आम्हांस  
आपले विभागाकडून सदर कामाबाबत सहकार्य होण्याची विनंती आहे.

कळावे,

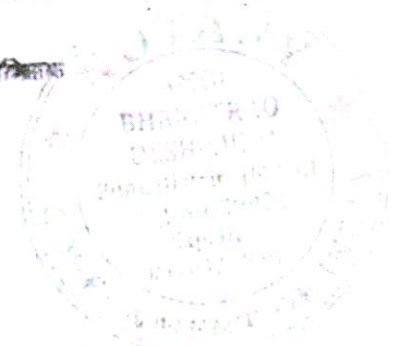
आपला विश्वासु

न्याती बिस्नेस प्रा. ली. तर्फे  
संचालक पिपुष नितीन न्याती

सोबत :- बैठकीचे इतिवृत्त

पुणे महानगरपालिका  
आ.क्र. 2023 दि. 24/10/23

पुणे महानगरपालिका



NYATI BUILDERS PRIVATE LIMITED

Head Office: Nyati Centre, Survey No. 193/129, Plot 3-C/CTS No. 1995 and CTS No. 1997B,  
Vardaan, Pune-Nagar Road, Pune 411006, India

Real Estate | EPC | Hospitality | Healthcare | Foundation

3017

3018

Exhibit "S"



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. : 22६3  
दिनांक : १४/०८/२०२४

मे. न्याती बिल्डर्स प्रा.लि.

न्याती युनिटी, स.नं. १०३/१२९, प्लॉट बी+सी,  
सि.टी.एस. क्र. १९९५ व १९९५ बी, येरवडा, पुणे नगर रस्ता,  
पुणे- ४११००६,

विषय :- स.नं. 21/१अ/१ब/३अ/१/३अ/३अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरणपूरक कामे पुणे महानगरपालिकेच्या उद्यानात आपल्या स्वनिधीतून खेळाच्या मैदानाचा विकास विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२४ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि.यांचा प्रस्ताव

विषयाकित मिळकती चे प्रकल्पाचे एनव्हायरल क्लिअरन्स बाबतच्या बैठकीच्या इतीवृत्तानुसार, अटी व शर्तीस अनुसरून आपणांकडून संदर्भ क्र. १ अन्वये पर्यावरणपूरक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने उद्यान विभागाकडून खाली नमूद पुणे महानगरपालिकेच्या ताब्यातील जागा सुचविण्यात येत असून, सदरचे ठिकाणी खेळाच्या मैदानाचा विकासा अंतर्गत उद्यानात लहान मुलांची खेळणी बसविणे विषयक कामे करण्याबाबतचा सविस्तर प्रस्ताव सादर करावा ही विनंती, ज्यायोगे पुढील आवश्यक ती प्रशासकीय कार्यावाही करून आपणांस काम करण्याची परवानगी देणे सोयीचे होईल.

प्रस्तावीत कामाची जागा

लुंबिनी उद्यान, गजराज उद्यान, देशप्रेमी उद्यान, हर्बल उद्यान,  
महाराष्ट्र हॉसिंग बोर्ड, येरवडा, पुणे,

कळावे,



13/08/2024  
मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका

3019



+91-20-6686 3333

+91-20-6686-3332

info@nyatigroup.com

www.nyatigroup.com

प्रति,

मा मुख्य उद्यान अधीक्षक,  
उद्यान विभाग  
पुणे महानगर पालिका,  
शिवाजीनगर, पुणे.

विषय :- सर्व्हे नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३अ/४, मौजे. उंड्री, ता. हवेली, जिल्हा- पुणे येथील "न्याती इथॉस-१" समूह गृह बांधणी प्रकल्पाकरिता बैठकीचे इतिवृत्त प्राप्त अंतर्गत पर्यावरण पूरक कामे करणेबाबत...

संदर्भ :- १). आमचा दाखल प्रस्ताव आ. क्रं. २०२३, दिनांक २५/०७/२०२४  
२). आपले विभागाचे पत्र जा. क्रं. २२६३, दिनांक १४/०८/२०२४ अन्वये.

महोदय,

विषयांकित मिळकतीसाठी बैठकीचे इतिवृत्त प्राप्त अंतर्गत पर्यावरण पूरक कामे करण्याबाबत आम्ही आपल्या विभागाकडे संदर्भ क्रं. १ अन्वये प्रस्ताव सादर केलेला आहे. तदनंतर आम्हास आपले विभागाचे संदर्भ क्रं. २ अन्वयेचे कागदपत्रांचे पूर्ततेबाबतचे पत्र प्राप्त झालेले असून सदर पत्रात आम्ही खालीलप्रमाणे खुलासा सादर करित आहोत.

- १) आपण सुचवल्याप्रमाणे आम्ही 'लुम्बिनी उद्यान, गजराज उद्यान, देशप्रेमी उद्यान, हर्बल उद्यान, महाराष्ट्र हौसिंग बोर्ड, येरवडा, पुणे येथे पाहणी करून सोबत मान्य दरपत्रकानुसार इन्व्हेसमेंट सादर करित आहोत.
- २) प्रकरणी प्राप्त बैठकीचे इतिवृत्त नुसार आम्हांस २.४६६५ कोटीचे पर्यावरण पूरक काम करण्याबाबत आदेश प्राप्त आहे. त्यानुसार २५% रक्कम वनीकरण (Afforestation) साठी, २५% रक्कम जलयुक्त शिवार (Water Conservation Program) साठी, २०% रक्कम खेळाच्या मैदानाचा विकास (Play Ground Development) करण्यासाठी, २०% रक्कम सीवरेज लाइन आणि एस टी पी घनकचरा व्यवस्थापन (Sewerage Lines and STP, Solid waste Management) साठी व १०% रक्कम शहरी हवा ध्वनी प्रदूषण नियंत्रण उपक्रम (Urban Air/noise pollution control initiatives) साठी खर्च करावयाचे आदेश आहेत. त्यानुसार आम्ही सदर **खेळाच्या मैदानाचा विकास** विषयक कामासाठी आपले विभागाकडे (४९.३२ लक्षपर्यंत) प्रस्ताव सादर केलेला आहे.

तरी कृपया आम्हास वरील बाबींचे अवलोकन घेऊन मान्यता मिळणेसाठी विनंती आहे.

कळावे,

आपला विश्वासु

न्याती बिल्डर्स प्रा. ली. तर्फे  
संचालक पियुष नितीन न्याती



जयदेव काशीनाथ  
२६३२ गेल्टर

२६३२ गेल्टर

पुणे उद्यान विभाग

## NYATI BUILDERS PRIVATE LIMITED

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C CTS No. 1995 and CTS No. 1996B,  
Yerwad, Pune-Nagar Road, Pune 411006, India

3021

3022

# VRUTIKA ENTERPRISES

- ◀ Drip & Sprinkler Irrigation Systems & all type of plumbing work
- ◀ All type of Civil work & Garden development work, Maintenance work contractor

## QUOTATION

Ref: VE/Q- 40/2024

To

M/s **NYATI BUILDERS PRIVATE LIMITED**

Address- Nyati Unitree, Survey No.103/129, Plot B+C of CTS No.1995 and  
1996B Yerwada, Pune - Nagar Road, Pune-41006

Site - Vimannagar pune.

**Subject - Lumbini Udyan,Herbal garden ,Deshpremi udyan Vimannagar yethil Udyanat  
Play Ground Tayar Karne.**

Sr No.	Product Description	Quantity	Rate	Unit	Amount
1	MPPS1.5 MTR	2	639400	Nos	1278800
2	COMBINATION SET	1	35296	Nos	35296
3	FOUR SEATER ARCH SWING	2	85260	Nos	170520
4	SPRING RIDER WHALE	2	20000	Nos	40000
5	SPRING RIDER DUCK	3	20000	Nos	60000
6	SPRING RIDER PONY	4	20000	Nos	80000
7	FOUR SEATER MGR	2	47230	Nos	94460
8	MULTI SEATER SEE - SAW	4	28160	Nos	112640
9	MINI WAVE SLIDE	3	29500	Nos	88500
10	MPPS2.1MTR	1	998140	Nos	998140
11	LOOP RUNG	2	31200	Nos	62400

For VRUTIKA ENTERPRISES

Mahatama Phule Vasahat, Parvati, Pune - 411009. Mob. : 9673328404 / 9765881111  
Email : bharat.khomane@gmail.com

# VRUTIKA ENTERPRISES

- ◀ Drip & Sprinkler Irrigation Systems & all type of plumbing work
- ◀ All type of Civil work & Garden development work, Maintenance work contractor

12	DOUBLE ARCH SWING	3	45800	Nos	137400
13	Providing and laying Cast in situ/Ready Mix cement concrete M-15 of trap/ granite/quartzite/gneiss metal for coping to plinth or parapet, moulded or chamfered as per drawing or as	18	7119	CUM	128142
14	Filling in plinth and floors with contractors material/brought from outside and approved by Engineer incharge in layers of 15 cm to 20 cm including watering and compaction etc. complete.	143	885	CUM	126555
15	PROVIDING and laying Natural River Sand in Play Area or required locations in Gardens, as per the instructions given by the Engineer Incharge, inclusive of material, Labour, Transportation, . etc all complete	95	3578	CUM	339910
16	Providing and Fixing Natural Burnt Brick for paving - providing 230 x 150mm natural burnt bricks of approved by dept. on existing leveled surface in the thickness 150mm with neat level and good manner so the joints should not be more than 10mm. Rate includes joint filling with burnt brick powder, curing, leveling, lead, lift wastage, cutting, material and labour etc. complete all.	480	590	Sqm	283200
17	Excavation	223	251	Cum	55973
18	Transportation	220	398	Cum	87560
			<b>Total</b>		<b>4179496.00</b>
19	<b>Goods and service tax</b>		<b>18.00</b>		<b>7,52,309.28</b>
<b>Work Total Cost</b>					<b>49,31,805.28</b>

**Terms & Conditions: -**

**Payment Stage-**

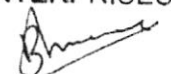
- 1 75% as an advance along with the work order
- 2 25% after final work completion.

Thanking You,  
Yours Faithfully,

For Vrutika Enterprises



For VRUTIKA ENTERPRISES

  
Proprietor

3024

Exhibit "U"



+91-20-6686 3333  
+91-20-6686-3332  
epc@nyatigroup.com  
info@nyatigroup.com  
www.nyatigroup.com



W.O. No. - CNT/ETHOS/6/2024

Date: - 30/08/2024

CNT/402

To,

**Vrutika Enterprises**  
**(Prop. Bharat Madhukar Khomane)**

Mob No. 9503515340

S No-36/5, Flat No-15, D Wing, Om Shanti Homes,  
Ambegaon Bk, Pune, Pune, Maharashtra, 411046

**Subject: Work order for Play Ground Development Work at Viman Nagar, Pune**

Dear Sir,

We are pleased to award the above referred work to you i.e. **Vrutika Enterprises (Prop. Bharat Madhukar Khomane)** (Hereinafter referred as "the Contractor") as per the following mutually agreed terms, conditions to execute the work at Site- Nyati Ethos I - B3 .

**A) Terms & Conditions:**

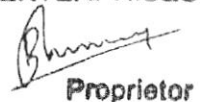
1. Work shall be executed in best workmanlike manner as per approved drawings, standard specifications, and company's fixed guidelines and as per instructions of Site Engineer. If any inferior/ bad quality work is observed, it is require to Re-do by the contractor at his own cost.
2. This is mainly **Material+Labour** oriented work.
3. The rates shall remain unchanged till completion of work. The contractors scope & quantum of work may be increased or reduced as per the Company's requirement & Site conditions, and the contractor shall have No objection for the same, in such case the contracts value will be changed accordingly. If the contractor fails to execute the work under contractor's scope as required by Site In-charge, it will be get done through other agency & 1.5 times the Related Amount will be debited from the contractors account.
4. Time is essence of the project hence work must be completed strictly as per the construction schedule.
5. The R. A. bills shall be prepared & paid as per stages mentioned in schedule of payment & as per mode of release of Payment which is mutually agreed. Advances, whenever paid, shall be adjusted against R.A bills. Payment will be made as per the actual work executed by you and duly certified by Site In charge.
6. If contractor does not register any written complaint to company within 15 days from date of payment received through Cheque, D.D., RTGS for any less payment received due to Debits, penalty charges & any other reason even though without signing on acceptance of payment on bill copy & memo/ debit note by the contractor, under such circumstances it will be considered that the received payment is accepted by the contractor & no further claim of contractor will be entertained.
7. An amount equivalent to "0%" of value of work done shall be deducted, as retention amount, from each R.A. bill and the same shall be returned after defect liability period of 12 months from the date of satisfactory completion of work & no defect observed up to defect liability period. If any defect found then the amount required for the same shall be recovered from this retention amount and if the defect amount will be excess then the retention amount then the excess amount can be claim from the contractor. In the event of the labour contractor leaving the job in a haphazard manner or he is terminated for bad workmanship or misbehaviour or for any reason, the said retention amount, will be forfeited.

**NYATI BUILDERS PRIVATE LIMITED**

CIN - U45202MH1996PTC102620

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C of CTS No. 1995 and 1996B,  
Yerwada, Pune-Nagar Road, Pune- 411006, Maharashtra, India

**For VRUTIKA ENTERPRISES**

  
**Proprietor**

8. TDS and all other taxes if any applicable shall be deducted from R.A. bills as applicable under the prevailing rules.
9. The contractor shall always keep the work site clean & tidy during the course of the contract.
10. The labour contractor shall be provided with a space for hutment for his labour, deployed by him at site and only the labourer deployed at the said site shall be allowed to stay in such accommodation. The contractor shall be responsible to verify all necessary required details of labour before allow to stay. The Contractor has to take the responsibility of the safety of all family members on site. All the material required for such hutment/shed will be supplied by company on returnable basis and the safety & security of labours shall be the contractor's responsibility. The labour contractor along with all his workmen and such labourer shall vacant the site, with their belonging, immediately after the work at the site is over, after informing the undersigned in advance.
11. Water and electricity shall be provided free of cost at the work site.
12. Contractor shall depute adequate number of supervisors and labourers for proper and timely completion of work. The labour should be ready to work in all the shifts as per the requirement.
13. If any extra work is required to be done contractor shall not refuse to carry out the same and contractor will be paid for the extra work as per approved rates.
14. In the event of any dispute the decision of Managing Director of the company shall be final and shall be binding on the contractor.
15. As per the requirement if there will be any variation i.e. increase or decrease in the quantity of original work order or previous amendment then the company will issue further amendment for such change in quantity and for such amendment the terms and condition, scope of work, statutory requirement or Legal compliance shall be remain same to contractor as mentioned in the main or original work order and the acceptance of the contractor will not required on such amendment.
16. Company reserved all rights for the termination of contract without assigning any reason at any time.

**B) Statutory Compliances / Legal Compliances:**

1. The Contractor shall responsible to deploy Labour at his own responsibility for the Work at site.
2. The Contractor shall be responsible to maintain all the records & compliances as per the Labour laws and other related laws.
3. The Contractor shall pay all his workers as per the Minimum Wages Act and as per the Payment of wages Act the contractor will be liable to pay any dues and arrears in case of any discrepancy will be found/ recorded.
4. The Contractor has responsible to take Insurance of all his workers present at the site. The contractor shall also responsible for all type of vehicle and machinery using on the site.
5. Contractor has to submit Pan Card, Insurance covering Workman Compensation Act, GST registration copy, Shop Act copy, license copy before raising of first bill.
6. The Contractor shall make sure that all his workers must wear and use the safety equipment's provided to them and shall follow all Safety norms and procedure while working at site. The contractor shall depute such number of Supervisors who will keep a continuous watch on the safety of workers or any person at site and the contractor shall be responsible to ensure that the workers are carrying out work within four corners of all applicable statutory and technical norms relating to safety, hygiene and work standards. If the labourer will not use or refuse to use the safety equipment then the contractor shall not allow any worker to work on site. The Contractor as employer of such labours shall be solely responsible for any accident, disability or death of his workers, labour or any person at the site.
7. The Contractor shall ensure that the site is monitored by him personally and shall ensure implementation of all safety measures and shall be solely responsible for any accident, disability or death of the company employees or other contractors or worker of other contractor, or any person occurring at the site due to his negligence or his sub-contractors negligence or his suppliers vehicle negligence the contractor is solely responsible for any financial loss & any legal consequences arising there from.
8. The Contractor shall indemnify the Employer against all actions, losses, liabilities, damages, claims, costs, charges, demands and expenses that arise out of, relate to or are in connection with the loss of, or damage to, any property (including but not limited to property of the Employer) or injury to, or

Proprietor

- death of, any person on the site (including but not limited to any employee of the Employer).
9. The Contractor agrees to take all the responsibility for any kind of liabilities (including medical expense or others) regarding accident, non-payments and any other issues of his Labours.
  10. The Contractor agree to follow & to take complete responsibility for compliance rules and regulations as mentioned in The Minimum Wages Act, The Workman Compensation act, Building and other Constructions worker Act, Employee state insurance Act, Employee Provident Fund Act, including of all applicable statutory rules, regulations and laws.
  11. The Contractor shall not, under any circumstances, deploy any worker/labour below the age of 18, male or female at the work site. The contractor shall follow all the applicable rules and regulation relating to the women labour. In case, the contractor does deploy, then the contractor will be doing so solely at his own risk, costs and consequences where of shall be borne by the contractor alone.
  12. Contractor shall have government ID proof & residence proof of all his Labors.
  13. No sub-contracting shall be allowed by labour contractor without our permission and if the same is done the company shall treat all persons coming to the site on basis of such sub-contracting as trespassers.
  14. The Contractor is responsible for all types of activities and work carried out by the sub-contractor or any person on behalf of the contractor.
  15. The contractor shall responsible to takes all the necessary steps relating to the safety, health and security of all the labours or workmen or any person on the site.
  16. The Contractor hereby declare that he & his Labours do not suffer from any Covid-19 related Symptoms.
  17. The Contractor follow and comply the requirement of Govt. /competent Authority for the transit of labour from outstation if any. Will be solely responsible and liable for prosecution if any false information provided.
  18. The Contractor will strictly follow all Covid-19 safety Rules & regulations, precautions as per guidelines given by government/WHO & solely responsible and liable for safety & health of his & his labours.

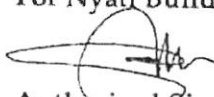
From the above it is understood that the Nyati Builders Pvt Ltd shall stand fully indemnified by the contractor in respect of any claim, liability & legal consequences arising in respect of the labour engaged by the contractor, whether on account of wages or accidents, including any person & the labour engaged through sub-contractors by the contractor.

Please sign the duplicate copy of this Work Order as token of your acceptance and return it to us.

Thanking you.

Yours faithfully,

For Nyati Builders Pvt Ltd



Authorized Signatory

That the contractor has been read out the contents, terms & conditions of these presents in their/his known language and that he/they have understood and have accepted the same.

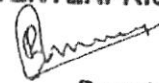
For Nyati Builders Pvt Ltd



Advocate

Encl: As above. CC: 1) Site In-charge.

**For VRUTIKA ENTERPRISES**

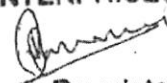


Proprietor

Accepted

Contractor

**For VRUTIKA ENTERPRISES**



Proprietor

Contractor

**For VRUTIKA ENTERPRISES**

SCHEDULE OF RATE

SrNo	Labour_Name	Unit	Qty	Rate	Amount
1	Playground Development (M+L) CSR Playground Development (M+L)	Job	1.0000	4179496.00	4179496.00

**Note: -**

- 1) Detail quantity & rate for above work as per attached Annexure I.
- 2) Above rate is inclusive of ESIC, PF & Other statutory compliance & its expenses which is in contractor scope.
- 3) GST Will be extra on above.
- 4) Contractor should start the work only after getting order by PMC for said work, also contractor will do the work as per mentioned in Annexure I. If Contractor not followed & make any deviation then he should be liable for any legal consequences & Penalty there after decided by concern authorities.
- 5) Work to be done at Lumbini Udyan, Herbal garden, Deshpremi udyan Vimannagar, Pune.

**Payment Terms: -**

1. 50% advance will be given along with work order & same will be recover after completion of 50% work completion certify by PMC Authority by giving certificate of same.
2. 25% advance will be given further after 50% work completion certificate of PMC Authority which is to be submitted by contractor.
3. Balance 25% will be given after 100% work completion certificate by PMC Authority which is to be submitted by contractor.

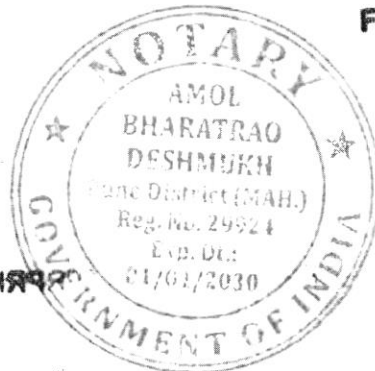
**Date of Commencement:** As per instructions given by NBPL.

**Date of Completion:** As per instructions given by NBPL.

**Penalty for Delay:** Any delay in work as mentioned in duration of work will applicable for penalty/debit as decided by company.

For Nyati Builders Pvt Ltd

Authorised Signatory



For VRUTIKA ENTERPRISES

Proprietor

Accepted

Contractor

3028

Lumbini Udyan, Herbal garden, Deshpremi udyan Vimannagar, Play Ground Work.  
**ANNEXURE I**

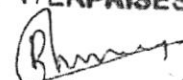
Sr No.	Product Description	Quantity	Rate	Unit	Amount
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6	SPRING RIDER PONY	4	20000	Nos	80000
7	FOUR SEATER MGR	2	47230	Nos	94460
8	MULTI SEATER SEE - SAW	4	28160	Nos	112640
9	MINI WAVE SLIDE	3	29500	Nos	88500
10	MPPS2.1MTR	1	998140	Nos	998140
11	LOOP RUNG	2	31200	Nos	62400
12	DOUBLE ARCH SWING	3	45800	Nos	137400
13	Providing and laying Cast in situ/Ready Mix cement concrete M-15 of trap/granite/quartzite/gneiss metal for coping to plinth or parapet, moulded or chamfered as per drawing or as directed including steel centering, plywood/ steel formwork compacting, roughening them if special finish is to be provided, finishing uneven and honey com bed surface and curing etc. complete. The Cement Mortar 1:3 plaster is considered for rendering gun even and honeycom bed surface only. Newly laid concrete shall be covered by gunny bag, plastic, tarpaulin etc. (Wooden centering will not be allowed.) With fine aggregate (Crushed sand VSI Grade)	18	7119	CUM	128142

For Nyati Builders Pvt Ltd



Authorised Signatory

For VRUTIKA ENTERPRISES

  
Proprietor

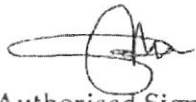
Accepted

Contractor



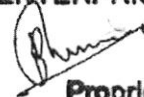
Sr No.	Product Description	Quantity	Rate	Unit	Amount
14	Filling in plinth and floors with contractors material/brought from outside and approved by Engineer incharge in layers of 15 cm to 20 cm including watering and compaction etc. complete.	143	885	CUM	126555
15	PROVIDING and laying Natural River Sand in Play Area or required locations in Gardens, as per the instructions given by the Engineer Incharge, inclusive of material, Labour, Transportation, , etc all complete	95	3578	CUM	339910
16	Providing and Fixing Natural Burnt Brick for paving - providing 230 x 150mm natural burnt bricks of approved by dept. on existing leveled surface in the thickness 150mm with neat level and good manner so the joints should not be more than 10mm. Rate includes joint filling with burnt brick powder, curing, leveling, lead, lift wastage, cutting, material and labour etc. complete all.	480	590	Sqm	283200
17	Excavation	223	251	Cum	55973
18	Transportation	220	398	Cum	87560
			<b>Total</b>		<b>4179496</b>

For Nyati Builders Pvt Ltd



Authorised Signatory

For VRUTIKA ENTERPRISES



Proprietor

Accepted

Contractor

For VRUTIKA ENTERPRISES

Pvt

3030

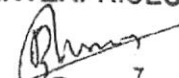
**Terms & Conditions:**

1. The expenses towards freight, loading, unloading of machineries & tools & tackles, Labour etc are inclusive in Rate.
2. If part work is allotted to other contractors, contractor should have no objection for the same, so contractor should confirm the work allotted to him in coordination with site in charge.
3. In case of any reduction in scope of work or termination, bill will be finalised strictly as per the payable percentage of completed stage of work & duly certified by the Site In charge. No other claims shall be entertained for payment.
4. Payment will be made as per the actual quantity executed at site & duly certified by Site In charge.
5. Above rates include scope which is mentioned in scope of work & Terms & Conditions.
6. The approved item rates will remain unchanged throughout the completion of work irrespective of any quantity.
7. Above rates are applicable for any height, lead & lift as per site conditions & drawings.
8. Your scope of work may be reduced as per the **Nyati Builders Pvt Ltd** requirement & Site conditions and you shall have no objection for the same.
9. If Any Work done by other agency of your scope then such amount will be deducted from your bill with additional penalty charges & you should have no objection for the same.
10. If **Nyati Builders Pvt Ltd** is not satisfied of your performance in terms of quality, speed & other non-acceptable issue, company is free to allot the remaining or part work to other agency & you should have no objection for the same.
11. GST as applicable shall be paid extra provided that contractor should submit all the required details & compliance as per the prevailing rules. If contractor fails to provide & comply the same then payment shall not be released.
12. Next RA Bill will not be released unless contractor paid GST of previous bill.

For Nyati Builders Pvt Ltd

Authorised Signatory

For VRUTIKA ENTERPRISES

  
Proprietor

Accepted

Contractor

SELF DECLARATION

My self Bharat Khomane Proprietor/Partner of Vrutika Enterprises

I/We have allotted work of play ground development work of Project  
Nyati Ethos I-B3 Building \_\_\_\_\_ vide work order no.  
CNT/ETHOS/6/2024 Dtd.- 30/8/24

I/ We agreed all terms & conditions, scope of work, specifications, rates, area & mode of measurement, safety clauses/ conditions as mentioned in work order, also I/ We have seen all drawings (Architectural/ Structural) including plan, elevation & section.

I/ We hereby agree approved rate & payment schedule/ stages & I/ We will execute the work till final completion of play ground development work allotted to me without demanding any rate escalation & I/ We commit for timely completion of work as per the schedule.

If I/ We fail above commitment then you are free to terminate me without any notice & forfeit my balance payment & retention amount & agreed penalty as decided by you, I have no objection for the same.

Thanking You,

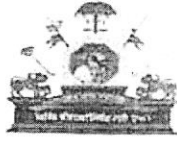


Signature: **For VRUTIKA ENTERPRISES**

Name:

Date:

Bharat Khomane  
 Proprietor



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. : 3538  
दिनांक : 30/10/2024

मे. न्याती बिल्डर्स प्रा. लि.

न्याती युनिट्री, स नं. १०३/१२९, प्लॉट बी+सी,  
सि.टी.एस. क्र. १९९५ व १९९५ बी, येरवडा, पुणे नगर रस्ता,  
पुणे- ४११००६

विषय :- स.नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३ अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात मे. न्याती बिल्डर्स प्रा. लि. यांचे स्वनिधीतून खेळाचे मैदान विकसनाचे विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२३ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव  
२) जा.क्र. २२६३ दि. १४/०८/२०२४ अन्वयेचे उद्यान विभागाचे  
३) आ.क्र. २६३२ दि. १९/०८/२०२४ अन्वयेचे मे. न्याती बिल्डर्स प्रा. लि. यांचे पत्र  
४) ठ. क्र. २०० दि. २९/०८/२०२४ अन्वयेची मान्यता

विषयाकित मिळकतीचे एन्व्हायरल क्लिअरन्स दाखला प्राप्त होताना, त्यामध्ये नमुद अटी व शर्तीस अनुसरून मे. न्याती बिल्डर्स प्रा. लि. यांनी संदर्भ क्र. १ अन्वये त्यांना आदेशीत असलेल्या कामांमधून खेळाचे मैदान विकसनाचे विषयक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने संदर्भ क्र. २ अन्वये उद्यान विभागाकडून गजराज उद्यान, देशप्रेमी उद्यान, हर्बल उद्यान, या महाराष्ट्र हौसिंग बोर्ड, येरवडा येथील पुणे महानगरपालिकेच्या ताब्यात आलेली उद्यानाची जागा सुचवून काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करण्यास कळविण्यात आले होते. त्यानुसार संदर्भ क्र. ३ अन्वयेचे मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव उद्यान विभागाकडे प्रस्ताव पत्र दाखल झालेले आहे. सदरच्या प्रस्तावावर प्राप्त मान्यतेस अनुसरून खालील अटी व शर्तीवर आपणांस काम करण्यासाठी परवानगी देण्यात येत आहे.


सदरचे काम करताना खालील अटी बंधनकारक आहे.

- १) प्रस्तावीत काम सुरु करताना व चालू असताना उद्यानात येणाऱ्या, प्राणी संग्राहालयातील नागरीकांना, प्राण्यांना कोणताही धोका अथवा नुकसान/ अडचण होणार नाही याची दक्षता घेणार, त्यासाठी आवश्यक त्या उपाययोजना करणार.
- २) प्रस्तावीत काम करताना उद्यानातील, प्राणी संग्राहालयातील इतर सोयी सुविधांचे नुकसान होणार नाही, याची दक्षता घेणार अथवा त्याची योग्य पद्धतीने दुरुस्ती करून देणार.
- ३) प्रस्तावीत करण्यात येणाऱ्या कामाचे कामगार, ठेकेदार, मालाचे पुरवठादार यांची कोणतीही वित्तीय अथवा कायदेशीर जबाबदारी पुणे मनपाची राहणार नाही.

- ४) प्रस्तावीत काम करणाऱ्या कामगारांच्या सुरक्षेची जबाबदारी विकसक यांची राहिल.
- ५) विकसक यांचेकडून कोणत्याही अटी व शर्तीचा भंग होत असल्याचे आढळल्यास अथवा काम योग्य रीतीने होत नसल्याचे आढळून आल्यास, सदर काम थांबविण्याचे अथवा दिलेली परवानगी रद्द करण्याचे अधिकार पुणे महानगरपालिका राखून ठेवत आहे.
- ६) प्रस्तावीत काम करत असताना उद्यान विभागाकडील हॉर्टिकल्चर सुपरवायजर, सहाय्यक उद्यान अधीक्षक, उद्यान अधीक्षक, अभियंता तसेच प्राणी संग्रहालयाचे संचालक यांनी केलेल्या सुचनांनुसार काम करणे आवश्यक राहिल. तसेच करण्यात येणाऱ्या कामाची देखभाल व दुरुस्ती काम पुर्ण झाल्यापासुन किमान ६ महिने कालावधीपर्यंत विना मोबदला करणे बंधनकारक राहिल.
- ७) प्रस्तावीत काम करणाऱ्या कामगारांना, ठेकेदारांना उद्यानामध्ये वास्तव्य/रहिवास करता येणार नाही.
- ८) प्रस्तावीत कामाचा प्रगती अहवाल प्रत्येक पातळीवर उद्यान विभागास लेखी स्वरूपात फोटोसह सादर करणार.
- ९) प्रस्तावीत करण्यात येणाऱ्या कामाचे पुर्ण झाल्याचे फोटोसह लेखी पत्राद्वारे उद्यान विभागाकडे कळविल्यानंतर, सदरच्या कामाची उद्यान विभागाकडील अधिकारी यांनी समक्ष पाहणी केल्यानंतर जागेवर काम समाधानकारक रित्या पुर्ण झाले असल्याचे दिसून आल्यानंतरच उद्यान विभाग, पुणे महानगरपालिका यांचेकडून काम पुर्णत्वाचा दाखला दिला जाईल.
- १०) सदरच्या आपल्या स्वनिधीमधुन करण्यात येणाऱ्या आपणांकडून करण्यात येणाऱ्या सर्व काम, माल मटेरीयल, उत्पन्न यावर आपला कोणताही व कसलाही मालकी अथवा कायदेशीर अधिकार राहणार नाही, सदरच्या जलसंधारण, वृक्षारोपन व इतर कामांमधुन मधुन भविष्यात कोणतेही उत्पन्न प्राप्त झाल्यास, त्यावर संपुर्णपणे व केवळ उद्यान विभाग, पुणे महानगरपालिका यांचा अधिकार राहिल.
- ११) सदरचे करण्यात येणाऱ्या कामामध्ये उद्यान विभागाकडून काही बदल सुचविल्यास त्यानुसार बदल करणे अत्यावश्यक राहिल.
- १२) सदरचे काम पुर्ण झाल्यानंतर व आपणांस कामाचे पुर्णत्वाचे पत्र दिल्यानंतर, भविष्यात अत्यावश्यक वाटल्यास सदरच्या कामामध्ये कोणताही बदल करण्याचा अथवा संपुर्ण काम काढून टाकण्याचा सर्वाधिकार उद्यान विभाग, पुणे महानगरपालिका राखून ठेवत आहे.

तरी वरील सर्व अटींचे पालन करून काम करावे.

कळाचे,

  
मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. :  
दिनांक :

मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका

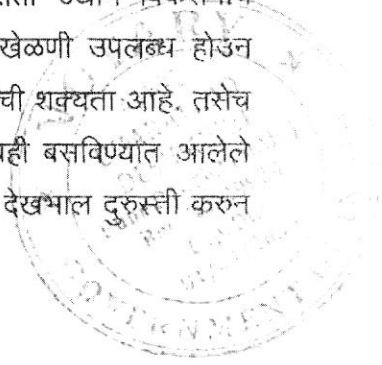
विषय :- स.नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३ अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात मे. न्याती बिल्डर्स प्रा. लि. यांचे खेळाच्या मैदानाचे विकसनाचे विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२३ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव  
२) जा.क्र. २२६३ दि. १४/०८/२०२४ अन्वयेचे उद्यान विभागाचे पत्र  
३) आ.क्र. २६३२ दि. १९/०८/२०२४ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव

विषयाकितं मिळकतीचे एन्व्हायरल क्लिअरन्स दाखला प्राप्त होताना, त्यामध्ये नमुद अटी व शर्तीस अनुसरून मे. न्याती बिल्डर्स प्रा. लि. यांनी संदर्भ क्र. १ अन्वये त्यांना आदेशीत असलेल्या कामांमधुन खेळाच्या मैदानाचा विकास विषयक नियंत्रक विषयक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने संदर्भ क्र. २ अन्वये उद्यान विभागाकडून लुंबिनी उद्यान, गजराज उद्यान, देशप्रेमी उद्यान, हर्बल उद्यान, महाराष्ट्र हाउसिंग बोर्ड, येरवडा, येथील उद्यान आरक्षण अंतर्गत पुणे महानगरपालिकेच्या ताब्यात आलेली उद्यानांची जागा सुचवुन काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करण्यास कळविण्यात आले होते. त्यानुसार संदर्भ क्र. ३ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव उद्यान विभागाकडे दाखल झालेला आहे. सदरच्या प्रस्तावासोबत त्यांनी प्रस्तावीत खेळाच्या मैदानाचा विकास विषयक कामाच्या खर्चाचे अंदाजपत्रक (Estimate) दाखल केलेले आहे. सदरच्या प्रस्तावावर प्राप्त निर्देशा अनुसरून आदेशार्थ सदरचे निवेदन सादर करण्यात येत आहे.

सदरच्या कामामध्ये त्यांनी मोती खोदाई, मुरुम टाकणे, कर्बिंग लावणे, वाळू टाकणे, लहान मुलांची खेळणी बसविणे, क्रॉक्रेट करणे, इत्यादी अंदाजे र.रु. ४९.३२ लक्ष (जी.एस.टी. चार्जेससह) करणार असल्याचे प्रस्तावीत केले आहे.

सदरच्या खाजगी विकसकाकडून त्यांचे स्वयंनिधीमधुन सार्वजनिक उपयोगाकरीता उद्यान विकसनाचे खेळणीपट विकसन विषयक कामे होणार असल्याने, उद्यानात येणाऱ्या लहान मुलांना खेळणी उपलब्ध होउन खेळण्यासाठी सुविधा उपलब्ध होउ शकेल व त्यामध्ये पुणे मनपाचा आर्थिक फायदा होण्याची शक्यता आहे. तसेच सदरच्या उद्यानामध्ये अद्याप खेळणीपट तयार करण्यात आलेला असून, खेळणी साहित्यही बसविण्यात आलेले होते. तथापी सदरच्या उद्यानाती खेळणी सातत्याच्या वापरातून खराब झाली असून, सतत देखभाल दुरुस्ती करून



देखील योग्यरितीने वापरण्यास सुरक्षीत राहत नाहीत. त्यामुळे ती बदलणे आवश्यक आहे, तथापी त्याकरीता अद्याप त्याचे विकसनाकरीता कोणताही निधी अद्याप प्राप्त न झाल्याने सदरची कामे प्रलंबित राहिली आहेत.

अशा प्रकारे काम होणार असल्याने मनपाचा आर्थिक भार कमी होणार असल्याने अशा प्रकारच्या प्रस्तावांना तातडीने चालना देणे आवश्यक आहे. तसेच अशा प्रकारचे प्रस्ताव सादर करण्याकरीता विकसन व खाजगी संस्था/कंपनी यांना मोठ्या प्रमाणावर उद्युक्त करणेकरीता महानगरपालिकेकडून प्रोत्सहित करणे आवश्यक आहे.


सदरच्या प्रस्तावामध्ये विकसक यांनी पुणे महानगरपालिकेच्या मिळकतीमधील प्रस्तावीत विकसनाची कामे पूर्ण केल्यानंतर, त्यांच्या नावाचा बोर्ड लावण्याची परवानगी मिळण्याची विनंती केली आहे. सदरच्या प्रस्तावास मान्यता देताना खालील अटी बंधनकारक करणे अत्यावश्यक आहे.


- १) प्रस्तावीत काम सुरु करताना व चालु असताना उद्यानात येणाऱ्या नागरीकांना कोणताही धोका अथवा नुकसान/अडचण होणार नाही याची दक्षता घेणार, त्यासाठी आवश्यक त्या उपाययोजना करणार.
- २) प्रस्तावीत काम करताना उद्यानातील इतर सोयी सुविधांचे नुकसान होणार नाही, याची दक्षता घेणार अथवा त्याची योग्य पद्धतीने दुरुस्ती करून देणार.
- ३) प्रस्तावीत करण्यात येणाऱ्या कामाचे कामगार, ठेकेदार, मालाचे पुरवठादार यांची कोणतीही वित्तिय अथवा कायदेशीर जबाबदारी पुणे मनपाची राहणार नाही.
- ४) प्रस्तावीत काम करणाऱ्या कामगारांच्या सुरक्षेची जबाबदारी विकसक यांची राहिल.
- ५) विकसक यांचेकडून कोणत्याही अटी व शर्तीचा भंग होत असल्याचे आढळल्यास अथवा काम योग्य रीतीने होत नसल्याचे आढळून आल्यास, सदर काम थांबविण्याचे अथवा दिलेली परवानगी रद्द करण्याचे अधिकार पुणे महानगरपालिका राखून ठेवत आहे.
- ६) प्रस्तावीत काम करत असताना उद्यान विभागाकडील हॉर्टीकल्चर सुपरवायजर, सहाय्यक उद्यान अधीक्षक, उद्यान अधीक्षक, अभियंता यांनी केलेल्या सुचनांनुसार काम करणे आवश्यक राहिल. तसेच करण्यात येणाऱ्या कामाची देखभाल व दुरुस्ती काम पूर्ण झाल्यापासुन किमान ६ महिने कोलावधीपर्यंत विना मोबदला करणे बंधनकारक राहिल.
- ७) प्रस्तावीत काम करणाऱ्या कामगारांना, ठेकेदारांना उद्यानामध्ये वास्तव्य/रहिवास करता येणार नाही.
- ८) प्रस्तावीत कामाचा प्रगती अहवाल प्रत्येक पातळीवर उद्यान विभागास लेखी स्वरूपात फोटोसह सादर करणार.
- ९) प्रस्तावीत करण्यात येणाऱ्या कामाचे पूर्ण झाल्याचे फोटोसह लेखी पत्राद्वारे उद्यान विभागाकडे कळविल्या नंतर, सदरच्या कामाची उद्यान विभागाकडील अधिकारी यांनी समक्ष पाहणी केल्यानंतर जागेवर काम समाधानकारकरित्या पूर्ण झाले असल्याचे दिसुन आल्यानंतरच उद्यान विभाग, पुणे महानगरपालिका यांचेकडून काम पूर्णत्वाचा दाखला दिला जाईल.
- १०) सदरच्या आपल्या स्वनिधीमधुन करण्यात येणाऱ्या आपणांकडून करण्यात येणाऱ्या सर्व काम, माल मटेरीयल, उत्पन्न यावर आपला कोणताही व कसलाही मालकी अथवा कायदेशीर अधिकार राहणार नाही, सदरच्या जलसंधारण, वृक्षारोपन व इतर कामांमधुन मधुन भविष्यात कोणतेही उत्पन्न प्राप्त झाल्यास, त्यावर संपुर्णपणे व केवळ उद्यान विभाग, पुणे महानगरपालिका यांचा अधिकार राहिल.
- ११) सदरचे करण्यात येणाऱ्या कामामध्ये उद्यान विभागाकडून काही बदल सुचविल्यास त्यानुसार बदल करणे अत्यावश्यक राहिल.


१२) सदरचे काम पुर्ण झाल्यानंतर व आपणांस कामाचे पुर्णत्वाचे पत्र दिल्यानंतर, भविष्यात अत्यावश्यक वाटल्यास सदरच्या कामामध्ये कोणताही बदल करण्याचा अथवा संपुर्ण काम काढून टाकण्याचा सर्वाधिकार उद्यान विभाग, पुणे महानगरपालिका राखून ठेवत आहे.

तरी वरील सर्व बाबींचा, मनपाचे सर्वसाधारण धोरण व आर्थिक हित लक्षात घेउन सदरच्या विषयाकित प्रस्तावाबाबत पुढील आदेश होणेस विनंती आहे.

मा. स. कळावे,

  
अमोल अनिल रुद्रके  
उप अभियंता  
उद्यान विभाग (स्थापत्य)  
पुणे महानगरपालिका

  
स्रनाकर करडे  
सहाय्यक उद्यान अधिक्षक  
पुणे महानगरपालिका

  
मुख्य उद्यान अधिक्षक  
उद्यान विभाग  
पुणे महानगरपालिका

मुख्य उद्यान अधिक्षक  
ठराव क्र. आ/२००  
दिनांक - २९/०८/२०२४



3037

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Exhibit - 'K'

**HDFC BANK**

92, KALPATARU GARDENS  
BOAT CLUB ROAD PUNE-411001 MAHARASHTRA  
RTGS / NEFT IFSC : HDFC0000039

Pay **Vrutika Enterprises**

0 2 2 0  
D D M M Y Y Y Y  
Valid for 3 months only

Or Bearer

या धारक को

**Twenty Lakh Seventy-Nine Thousand Only**

Rupees रुपये

अदा करें

₹ \*\* 20,79,000.00

A/c No.  
खाता नं.

**00392320000623**

Brn: 0039 Pdt: 232  
PLUS CA

Payable at par through clearing/transfer at all branches of HDFC BANK LTD

For NYATI BUILDERS PRIVATE LIMITED

*Handwritten signature*  
*Concave*

Authorized Signatories  
Please sign above / यहाँ पर हस्ताक्षर करें

⑈009690⑈ 411240004⑈ 082735⑈ 29



Advance Note

Company: Nvati Builders Pvt Ltd  
Project: Nvati Elysium I - B3  
Contractor: Vinitka Enterprises  
Executed By: Vinitka Enterprises

No: 15614  
Date: 30.08.2024 00:00:00

To:

The Accounts Department

Please release a sum of Rs. 2,100,000.00 for the Account of Vinitka Enterprises against work order no. 6 towards advance. Advance sanction of Rs. 21,00,000/- as per the Work Order payment terms & as instructed by VP Contracts.

	Work Order
Total Work Allocated	4,931,865.28
Balance Work	4,931,865.28
Total Advance	0.00
Balance Advance	0.00

Current Advance amount	2,100,000.00
TDS amount	21,000.00
Net amount to pay	2,079,000.00

\* Advance sanction against work Order of amount 21,00,000/-.

Received  
23/10/2024

*[Handwritten signature]*  
23/10/2024

BILL INWARD  
ENTERED  
D.D. No. 3008  
DT. 22.10

Payment to be made on priority

*[Handwritten signature]*

Gauravh  
Gauravh Dalvi

Payal





+91-20-6686 3333

+91-20-6686-3332

info@nyatigroup.com

www.nyatigroup.com

प्रति

मा. मुख्य उद्यान अधिकक,  
उद्यान विभाग,  
पुणे महानगर पालिका,  
शिवाजीनगर, पुणे.

विषय :- सर्व्हे नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३अ/४, मौजे. उड्डी, ता. हवेली, जिल्हा-  
पुणे येथील "न्याती इथॉस-१" समूह गृह बांधणी प्रकल्पाकरिता बैठकीचे इतिवृत्त प्राप्त  
अंतर्गत पर्यावरण पूरक कामे करणेबाबत...

संदर्भ :- बैठकीचे इतिवृत्त (Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held  
on 14<sup>th</sup> December, 2023)

महोदय,

विषयांकित मिळकतीसाठी संदर्भानुसार बैठकीचे इतिवृत्त प्राप्त झालेले आहे. त्यामध्ये नमूद अटी व  
शर्तीस अनुसरून आम्ही आपले विभागाकडे पर्यावरण पूरक कामे करणेबाबत प्रस्ताव सादर करित आहोत.

चालू वर्षातील उपलब्ध तरतुदीनुसार सीवरेज लाइन आणि एस टी पी, घनकचरा व्यवस्थापन  
(Sewerage Line and STP, Solid Waste Management) चे काम रक्कम रुपये ४९.३२ लाख वापरण्याची  
योजना आखली आहे. त्यानुसार आम्ही सीवरेज लाइन आणि एस टी पी, घनकचरा व्यवस्थापनाचे काम पुणे  
महानगरपालिके अंतर्गत करण्यास तयार आहोत. तरी आम्हांस आपले विभागाकडून सदर कामाबाबत  
सहकार्य होण्याची विनंती आहे.

कळावे,

आपला विश्वासु

न्याती बिल्डर्स प्रा. ली. तर्फे  
संचालक पियुष नितीन न्याती



उद्यान कार्यालय  
पुणे महानगरपालिका  
आ.क्र. 2022 दि. 29/10/23

पुणे उद्यान अधिकक

सोबत :- बैठकीचे इतिवृत्त

NYATI BUILDERS PRIVATE LIMITED

Head Office: Nyati Builders Survey No. 103/129, Plot B-H, CTS No. 1495 and CFS No. 1296B,  
103/129, Line Nigam Road, Pune 411006, India

Real Estate | EPC | Hospitality | Healthcare | Foundation

3041

3042

Exhibit 'Y'



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. : 22E8  
दिनांक : १४/०८/२०२४

मे. न्याती बिल्डर्स प्रा. लि.

न्याती युनिटी, स.नं. १०३/१२९, प्लॉट बी+सी,  
सि.टी.एस. क्र. १९९५ व १९९५ बी, येरवडा, पुणे नगर रस्ता,  
पुणे- ४११००६,

विषय :- स.नं. 21/१अ/१ब/३अ/१/३अ/३/३अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात आपल्या स्वनिधीतून सीवरेज लाईन आणि एस. टी. पी., घनकचरा व्यवस्थापन चे विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२२ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि.यांचा प्रस्ताव

विषयाकित मिळकती चे प्रकल्पाचे एन्व्हायरल क्लिअरन्स बाबतच्या बैठकीच्या इतीवृत्तानुसार, अटी व शर्तीस अनुसरून आपणांकडून संदर्भ क्र. १ अन्वये पर्यावरणपूरक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने उद्यान विभागाकडून खाली नमूद पुणे महानगरपालिकेच्या ताब्यातील जागा सुचविण्यात येत असून, सदरचे ठिकाणी सीवरेज लाईनचे काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करावा ही विनंती, ज्यायोगे पुढील आवश्यक ती प्रशासकीय कार्यावाही करून आपणांस काम करण्याची परवानगी देणे सोयीचे होईल.

प्रस्तावीत कामाची जागा

स्व. राजीव गांधी प्राणी संग्राहालय, कात्रज, पुणे

कळाने,



13/08/2024  
मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका

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Exhibit - "2"



+91-20-6686 3333

+91-20-6686-3332

info@nyatigroup.com

www.nyatigroup.com

प्रति,

मा. मुख्य उद्यान अधिकक,  
उद्यान विभाग,  
पुणे महानगर पालिका,  
शिवजीनगर, पुणे

विषय :- सर्व्हे नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३अ/४, मौजे. उंडी, ता. हवेली, जिल्हा- पुणे येथील "न्याती इथॉस-१" समूह गृह बांधणी प्रकल्पाकरिता बैठकीचे इतिवृत्त प्राप्त अंतर्गत पर्यावरण पूरक कामे करणेबाबत...

संदर्भ :- १). आमचा दाखल प्रस्ताव आ. क्रं. २०२२, दिनांक २५/०७/२०२४  
२). आपले विभागाचे पत्र जा. क्रं. २२६४, दिनांक १४/०८/२०२४ अन्वये.

महोदय,

विषयांकित मिळकतीसाठी बैठकीचे इतिवृत्त प्राप्त अंतर्गत पर्यावरण पूरक कामे करण्याबाबत आम्ही आपल्या विभागाकडे संदर्भ क्रं. १ अन्वये प्रस्ताव सादर केलेला आहे. तदनंतर आम्हास आपले विभागाचे संदर्भ क्रं. २ अन्वयेचे कागदपत्रांचे पूर्ततेबाबतचे पत्र प्राप्त झालेले असून सदर पत्रात आम्ही खालीलप्रमाणे खुलासा सादर करीत आहोत.

- १) आपण सुचवल्याप्रमाणे आम्ही स्व. राजीव गांधी प्राणी संग्रहालय, कात्रज, पुणे येथे पाहणी करून सोबत मान्य दरपत्रकानुसार इंडेसमेंट सादर करीत आहोत.
- २) प्रकरणी प्राप्त बैठकीचे इतिवृत्त नुसार आम्हांस २.४६६५ कोटीचे पर्यावरण पूरक काम करण्याबाबत आदेश प्राप्त आहे. त्यानुसार २५% रक्कम वनीकरण (Afforestation) साठी, २५% रक्कम जलयुक्त शिवार (Water Conservation Program) साठी, २०% रक्कम खेळाच्या मैदानाचा विकास (Play Ground Development) करण्यासाठी, २०% रक्कम सीवरेज लाइन आणि एस टी पी घनकचरा व्यवस्थापन (Sewerage Lines and STP, Solid waste Management) साठी व १०% रक्कम शहरी हवा ध्वनी प्रदूषण नियंत्रण उपक्रम (Urban Air/noise pollution control initiatives) साठी खर्च करावयाचे आदेश आहेत. त्यानुसार आम्ही सदर सीवरेज लाइन आणि एस टी पी घनकचरा व्यवस्थापन विषयक कामासाठी आपले विभागाकडे (४९.३२ लक्षपर्यंत) प्रस्ताव सादर केलेला आहे.

तरी कृपया आम्हास वरील बाबींचे अवलोकन घेऊन मान्यता मिळणेसाठी विनंती आहे.

कळावे,

आपला विश्वासु

न्याती बिल्डर्स प्रा. ली. तर्फे  
संचालक पियुष नितीन न्याती



उद्योग विभाग  
पुणे महानगरपालिका  
जा. क्र. २६३३ १९५५२४

मुख्य उद्यान अधिकक

## NYATI BUILDERS PRIVATE LIMITED

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C CTS No. 1995 and CTS No. 1996B,  
Yerwad, Pune-Nagar Road, Pune 411006, India

Real Estate | EPC | Hospitality | Healthcare | Foundation

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# VRUTIKA ENTERPRISES

- < Drip & Sprinkler Irrigation Systems & all type of plumbing work
- < All type of Civil work & Garden development work, Maintenance work contractor

## QUOTATION

Ref: VE/Q- 42/2024

To

M/s NYATI BUILDERS PRIVATE LIMITED

Address- Nyati Unitree, Survey No.103/129, Plot B+C of CTS No.1995 and 1996B  
Yerwada, Pune - Nagar Road, Pune-41006


Site - Kataraj pune.



**Subject - Sawr. Rajiv Gandhi Prani Sagaralay Yethe Sewerage Line & STP, Solid Waste Management Vishyak Kame Karne.**

NO	DESCRIPTION OF ITEM	QTY	RATE	UNIT	AMOUNT
1	Providing ISI standard R.C.C. pipes in standard lengths of following class and diameter suitable for either collar joints or rubber ring joints, excluding GST levied by GOI & GOM in all respect including inspection charges, transport to departmental stores, unloading and stacking etc. complete as per IS-458/1988. Note :Only 85% rate is payable till satisfactory hydraulic testing is given.d) Class 'NP-II' -900 mm.	705	2630	Running Metre	1854150
2	Excavation for foundation / pipe trenches in earth, soils of all types, sand, gravel and soft murum, including removing the excavated material upto a distance of 50 metres and lifts as below, stacking and spreading as directed, normal dewatering, preparing the bed for foundation and excluding backfilling, etc. complete. (Bd-A-1/259) Lift 10.5 M to 12 M Excavation for foundation / pipe trenches in earth, soils of all types, sand, gravel and soft murum	85	262	Cubic Metre	22270

**For VRUTIKA ENTERPRISES**

  
Proprietor

Mahatama Phule Vasahat, Parvati, Pune - 411009. Mob. : 9673328404 / 9765894547

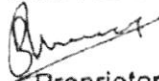
Email : bharat.khomane@gmail.com

# VRUTIKA ENTERPRISES

- < Drip & Sprinkler Irrigation Systems & all type of plumbing work
- < All type of Civil work & Garden development work, Maintenance work contractor

3	Excavation for foundation / pipe trenches in soft rock and old cement and lime masonry foundation by chiselling, wedging, line drilling by mechanical means or by all means other than blasting including removing the excavated material upto a distance of 50 M beyond the area and lifts as below, stacking as directed by Engineer-in-charge, normal dewatering, preparing the bed for foundation and excluding backfilling, etc. complete. (Bd-A 4/259) Lift 10.5 to 12.0 M Excavation for foundation / pipe trenches in soft rock and old cement and lime masonry foundation by chiselling, wedging, line drilling by mechanical means or by all means other than blasting	85	783	Cubic Metre	66555
4	Excavation for foundation / pipe trenches in hard rock and concrete road by chiselling, wedging, line drilling by mechanical means or by all means other than blasting including trimming and levelling the bed, removing the excavated material upto a distance of 50 metres beyond the area and lifts as below, stacking as directed by Engineer-in-charge, normal dewatering, excluding backfilling, etc. complete by all means. (Bd-A-6/259) Lift 10.5 to 12.0 M Excavation for foundation / pipe trenches in hard rock and concrete road by chiselling, wedging, line drilling by mechanical means or by all means other than blasting	1100	1250	Cubic Metre	1375000
5	Transportation of material obtained from excavation including soil, rubble, bricks, RCC concrete, kerb stones, steel railing, iron pipes, channels etc. Obtained from dismantling, loading in a truck of minimum 5 Cum. capacity or designed capacity and transporting within the municipal limits or any designated place of corporation as directed by engineer incharge unloading, stacking or spreading of material etc. complete.5)Lead upto 5 KM.	190	378	Cubic Metre	71820
6	Refilling the trenches with available excavated stuff with soft material first over pipeline and then hard material in 15 cm layers with all leads and lifts including consolidation, surcharging, etc. complete. Refilling the trenches with available excavated stuff with soft material first over pipeline and then hard material in 15 cm layers with all leads and lifts	1115	88	Running Metre	98120

For VRUTIKA ENTERPRISES

  
Proprietor

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# VRUTIKA ENTERPRISES

- < Drip & Sprinkler Irrigation Systems & all type of plumbing work
- < All type of Civil work & Garden development work, Maintenance work contractor

7	Lowering, laying and jointing in proper grade and alignment R.C.C. pipes in C.M.1:1 proportion jointing material or socketed R.C.C. pipes with rubber joints (including cost of rubber ring) including cost of conveyance from stores to site of work, cost of jointing material, labour, etc. complete as directed by Engineer-in-charge (For all class of pipes.) as per IS- 783-1985.15)900 mm	705	468	Number	329940
8	Providing and constructing on sewer line, B. B. masonry circular manhole with concentric cone 1.2 M dia. at bottom and 0.5 M dia. at top and upto a depth of 2.00 M with 23 cm. thick in 230 X 100 X 75 mm brick masonry in CM 1:5 proportion plastering both inside and outside in CM 1:3 with cement finish, half round RCC pipe of required dia excluding excavation including PCC1:3:6 in bed 100 mm thick, haunches and channels in 1:2:4 proportion concrete, finishing channels in smooth rendering, providing C.I. dapuri type steps each weighing 5.5 kg., 100 mm thick 1:2:4 coping on the top of the masonry & below frame including providing and fixing approved make and quality S.F.R.C. frame and cover of 56 cm dia. heavy duty 225 kg. etc. complete as directed by Engineer-in-charge. Note : The rate of this item is inclusive of hydraulic testing of chamber. Providing and constructing on sewer, B. B. masonry circular manhole with concentric cone	13	27823	Number	361699
				TOTAL	4179554
9	Goods and service tax			ADD GST 18%	752319.72
				TOTAL AMOUNT	4931873.72

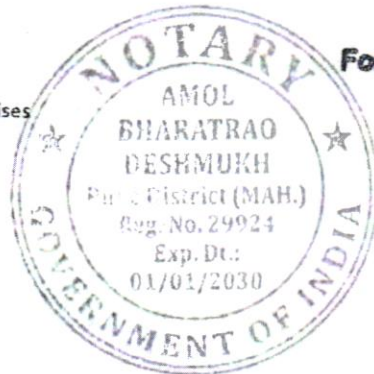
Terms & Conditions: -

### Payment Stage-

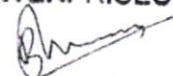
- 1 75% as an advance along with the work order
- 2 25% after final work completion

Thanking You,  
Yours Faithfully,

For Vrutika Enterprises



For VRUTIKA ENTERPRISES

  
Proprietor

Mahatama Phule Vasahat, Parvati, Pune - 411009. Mob. : 9673328404 / 9765894547  
Email : bharat.khomane@gmail.com

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Exhibit-AA



+91-20-6686 3333  
+91-20-6686-3332  
epc@nyatigroup.com  
info@nyatigroup.com  
www.nyatigroup.com

W.O. No. - CNT/ETHOS/7/2024

Date: - 30/08/2024

CNT/402

To,

**Vrutika Enterprises**

**(Prop. Bharat Madhukar Khomane)**

Mob No. 9503515340

S No-36/5, Flat No-15, D Wing, Om Shanti Homes,  
Ambegaon Bk, Pune, Pune, Maharashtra, 411046

**Subject: Work order for Sewerage Line, STP & Soild Waste Management work at Katraj, Pune**

Dear Sir,

We are pleased to award the above referred work to you i.e. **Vrutika Enterprises (Prop. Bharat Madhukar Khomane)** (Hereinafter referred as "the Contractor") as per the following mutually agreed terms, conditions to execute the work at **Site- Nyati Ethos I - B3**.

**A) Terms & Conditions:**

1. Work shall be executed in best workmanlike manner as per approved drawings, standard specifications, and company's fixed guidelines and as per instructions of Site Engineer. If any inferior/ bad quality work is observed, it is require to Re-do by the contractor at his own cost.
2. This is mainly **Material+Labour** oriented work.
3. The rates shall remain unchanged till completion of work. The contractors scope & quantum of work may be increased or reduced as per the Company's requirement & Site conditions, and the contractor shall have No objection for the same, in such case the contracts value will be changed accordingly. If the contractor fails to execute the work under contractor's scope as required by Site In-charge, it will be get done through other agency & 1.5 times the Related Amount will be debited from the contractors account.
4. Time is essence of the project hence work must be completed strictly as per the construction schedule.
5. The R. A. bills shall be prepared & paid as per stages mentioned in schedule of payment & as per mode of release of Payment which is mutually agreed. Advances, whenever paid, shall be adjusted against R.A bills. Payment will be made as per the actual work executed by you and duly certified by Site In charge.
6. If contractor does not register any written complaint to company within 15 days from date of payment received through Cheque, D.D., RTGS for any less payment received due to Debits, penalty charges & any other reason even though without signing on acceptance of payment on bill copy & memo/ debit note by the contractor, under such circumstances it will be considered that the received payment is accepted by the contractor & no further claim of contractor will be entertained.
7. An amount equivalent to "0%" of value of work done shall be deducted, as retention amount, from each R.A. bill and the same shall be returned after defect liability period of 12 months from the date of satisfactory completion of work & no defect observed up to defect liability period. If any defect found then the amount required for the same shall be recovered from this retention amount and if the defect amount will be excess then the retention amount then the excess amount can be claim from the contractor. In the event of the labour contractor leaving the job in a haphazard manner or he is terminated for bad workmanship or misbehaviour or for any reason, the said retention amount, will be forfeited.

**NYATI BUILDERS PRIVATE LIMITED**

CIN - U45202MH1996PTC102620

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C of CTS No. 1995 and 1996B,  
Yerwada, Pune-Nagar Road, Pune- 411006, Maharashtra, India

**For VRUTIKA ENTERPRISES**


Proprietor

8. TDS and all other taxes if any applicable shall be deducted from R.A. bills as applicable under the prevailing rules.
9. The contractor shall always keep the work site clean & tidy during the course of the contract.
10. The labour contractor shall be provided with a space for hutment for his labour, deployed by him at site and only the labourer deployed at the said site shall be allowed to stay in such accommodation. The contractor shall be responsible to verify all necessary required details of labour before allow to stay. The Contractor has to take the responsibility of the safety of all family members on site. All the material required for such hutment/shed will be supplied by company on returnable basis and the safety & security of labours shall be the contractor's responsibility. The labour contractor along with all his workmen and such labourer shall vacant the site, with their belonging, immediately after the work at the site is over, after informing the undersigned in advance.
11. Water and electricity shall be provided free of cost at the work site.
12. Contractor shall depute adequate number of supervisors and labourers for proper and timely completion of work. The labour should be ready to work in all the shifts as per the requirement.
13. If any extra work is required to be done contractor shall not refuse to carry out the same and contractor will be paid for the extra work as per approved rates.
14. In the event of any dispute the decision of Managing Director of the company shall be final and shall be binding on the contractor.
15. As per the requirement if there will be any variation i.e. increase or decrease in the quantity of original work order or previous amendment then the company will issue further amendment for such change in quantity and for such amendment the terms and condition, scope of work, statutory requirement or Legal compliance shall be remain same to contractor as mentioned in the main or original work order and the acceptance of the contractor will not required on such amendment.
16. Company reserved all rights for the termination of contract without assigning any reason at any time.

**B) Statutory Compliances / Legal Compliances:**

1. The Contractor shall responsible to deploy Labour at his own responsibility for the Work at site.
2. The Contractor shall be responsible to maintain all the records & compliances as per the Labour laws and other related laws.
3. The Contractor shall pay all his workers as per the Minimum Wages Act and as per the Payment of wages Act the contractor will be liable to pay any dues and arrears in case of any discrepancy will be found/ recorded.
4. The Contractor has responsible to take Insurance of all his workers present at the site. The contractor shall also responsible for all type of vehicle and machinery using on the site.
5. Contractor has to submit Pan Card, Insurance covering Workman Compensation Act, GST registration copy, Shop Act copy, License copy before raising of first bill.
6. The Contractor shall make sure that all his workers must wear and use the safety equipment's provided to them and shall follow all Safety norms and procedure while working at site. The contractor shall depute such number of Supervisors who will keep a continuous watch on the safety of workers on site. The contractor shall be responsible to ensure that the workers are carrying out work within four corners of all applicable statutory and technical norms relating to safety, hygiene and work standards. If the labourer will not use or refuse to use the safety equipment then the contractor shall not allow any worker to work on site. The Contractor as employer of such labours shall be solely responsible for any accident, disability or death of his workers, labour or any person at the site.
7. The Contractor should make sure that the site is monitored by him personally and shall ensure implementation of all safety measures and shall be solely responsible for any accident, disability or death of the company employees or other contractors or worker of other contractor, or any person occurring at the site due to his negligence or his sub-contractors negligence or his suppliers vehicle negligence the contractor is solely responsible for any financial loss & any legal consequences arising there from.

**For VRUTIKA ENTERPRISES**

  
Proprietor

8. The Contractor shall indemnify the Employer against all actions, losses, liabilities, damages, claims, costs, charges, demands and expenses that arise out of, relate to or are in connection with the loss of, or damage to, any property (including but not limited to property of the Employer) or injury to, or death of, any person on the site (including but not limited to any employee of the Employer).
9. The Contractor agrees to take all the responsibility for any kind of liabilities (including medical expense or others) regarding accident, non-payments and any other issues of his Labours.
10. The Contractor agree to follow & to take complete responsibility for compliance rules and regulations as mentioned in The Minimum Wages Act, The Workman Compensation act, Building and other Constructions worker Act, Employee state insurance Act, Employee Provident Fund Act, including of all applicable statutory rules, regulations and laws.
11. The Contractor shall not, under any circumstances, deploy any worker/labour below the age of 18, male or female at the work site. The contractor shall follow all the applicable rules and regulation relating to the women labour. In case, the contractor does deploy, then the contractor will be doing so solely at his own risk, costs and consequences where of shall be borne by the contractor alone.
12. Contractor shall have government ID proof & residence proof of all his Labors.
13. No sub-contracting shall be allowed by labour contractor without our permission and if the same is done the company shall treat all persons coming to the site on basis of such sub-contracting as trespassers.
14. The Contractor is responsible for all types of activities and work carried out by the sub-contractor or any person on behalf of the contractor.
15. The contractor shall responsible to takes all the necessary steps relating to the safety, health and security of all the labours or workmen or any person on the site.
16. The Contractor hereby declare that he & his Labours do not suffer from any Covid-19 related Symptoms.
17. The Contractor follow and comply the requirement of Govt. /competent Authority for the transit of labour from outstation if any. Will be solely responsible and liable for prosecution if any false information provided.
18. The Contractor will strictly follow all Covid-19 safety Rules & regulations, precautions as per guidelines given by government/WHO & solely responsible and liable for safety & health of his & his labours.

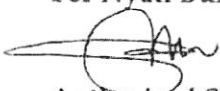
From the above it is understood that the Nyati Builders Pvt Ltd shall stand fully indemnified by the contractor in respect of any claim, liability & legal consequences arising in respect of the labour engaged by the contractor, whether on account of wages or accidents, including any person & the labour engaged through sub-contractors by the contractor.

Please sign the duplicate copy of this Work Order as token of your acceptance and return it to us.

Thanking you.

Yours faithfully,

For Nyati Builders Pvt Ltd



Authorized Signatory

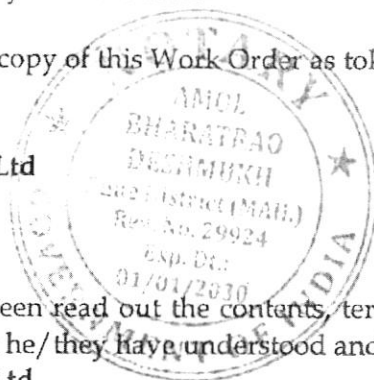
That the contractor has been read out the contents, terms & conditions of these presents in their/his known language and that he/they have understood and have accepted the same.

For Nyati Builders Pvt Ltd

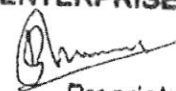


Advocate

Encl: As above. CC: 1) Site In-charge.



For VRUTIKA ENTERPRISES



Proprietor

Accepted

Contractor

For VRUTIKA ENTERPRISES



Proprietor

Contractor

SCHEDULE OF RATE

SrNo	Labour Name	Unit	Qty	Rate	Amount
1	Sewerage line & STP CSR Sewerage line & STP	Job	1.0000	4179554.00	4179554.00

**Note: -**

- 1) Detail quantity & rate for above work as per attached Annexure I.
- 2) Above rate is inclusive of ESIC, PF & Other statutory compliance & its expenses which is in contractor scope.
- 3) GST Will be extra on above.
- 4) Contractor should start the work only after getting order by PMC for said work, also contractor will do the work as per mentioned in Annexure I. If Contractor not followed & make any deviation then he should be liable for any legal consequences & Penalty there after decided by concern authorities.
- 5) Work to be done at Rajiv Gandhi Prani Sagaralay, Katraj, Pune.

**Payment Terms: -**


1. 50% advance will be given along with work order & same will be recover after completion of 50% work completion certify by PMC Authority by giving certificate of same.
2. 25% advance will be given further after 50% work completion certificate of PMC Authority which is to be submitted by contractor.
3. Balance 25% will be given after 100% work completion certificate by PMC Authority which is to be submitted by contractor.

**Date of Commencement:** As per instructions given by NBPL.

**Date of Completion:** As per instructions given by NBPL.

**Penalty for Delay:** Any delay in work as mentioned in duration of work will applicable for penalty/debit as decided by company.

For Nyati Builders Pvt Ltd

  
Authorized Signatory

FOR VRUTIKA ENTERPRISES

For VRUTIKA ENTERPRISES

  
Proprietor

Accepted

Contractor

3054

Sawr. Rajiv Gandhi Prani Sagaralay, Katraj, Sewerage Line & STP, Solid Waste Management Work  
**ANNEXURE I**

ITEM NO	DESCRIPTION OF ITEM	QTY	RATE	UNIT	AMOUNT
1	Providing ISI standard R.C.C. pipes in standard lengths of following class and diameter suitable for either collar joints or rubber ring joints, excluding GST levied by GOI & GOM in all respect including inspection charges, transport to departmental stores, unloading and stacking etc. complete as per IS-458/1988. Note :Only 85% rate is payable till satisfactory hydraulic testing is given.d) Class 'NP-II' -900 mm.	705	2630	Running Metre	1854150
2	Excavation for foundation / pipe trenches in earth, soils of all types, sand, gravel and soft murum, including removing the excavated material upto a distance of 50 metres and lifts as below, stacking and spreading as directed, normal dewatering, preparing the bed for foundation and excluding backfilling, etc. complete. (Bd-A-1/259) Lift 10.5 M to 12 M Excavation for foundation / pipe trenches in earth, soils of all types, sand, gravel and soft murum	85	262	Cubic Metre	22270
3	Excavation for foundation / pipe trenches in soft rock and old cement and lime masonry foundation by chiselling, wedging, line drilling by mechanical means or by all means other than blasting including removing the excavated material upto a distance of 50 M beyond the area and lifts as below, stacking as directed by Engineer-in-charge, normal dewatering, preparing the bed for foundation and excluding backfilling, etc. complete. (Bd-A 4/259) Lift 10.5 to 12.0 M Excavation for foundation / pipe trenches in soft rock and old cement and lime masonry foundation by chiselling, wedging, line drilling by mechanical means or by all means other than blasting	85	783	Cubic Metre	66555

For Nyati Builders Pvt Ltd



Authorized Signatory

For VRUTIKA ENTERPRISES

For VRUTIKA ENTERPRISES

Accepted



Proprietor Contractor



ITEM NO	DESCRIPTION OF ITEM	QTY	RATE	UNIT	AMOUNT
4	Excavation for foundation / pipe trenches in hard rock and concrete road by chiselling, wedging, line drilling by mechanical means or by all means other than blasting including trimming and levelling the bed, removing the excavated material upto a distance of 50 metres beyond the area and lifts as below, stacking as directed by Engineer-in-charge, normal dewatering, excluding backfilling, etc. complete by all means. (Bd-A-6/259) Lift 10.5 to 12.0 M Excavation for foundation / pipe trenches in hard rock and concrete road by chiselling, wedging, line drilling by mechanical means or by all means other than blasting	1100	1250	Cubic Metre	1375000
5	Transportation of material obtained from excavation including soil, rubble, bricks, RCC concrete, kerb stones, steel railing, iron pipes, channels etc. Obtained from dismantling, loading in a truck of minimum 5 Cum. capacity or designed capacity and transporting within the municipal limits or any designated place of corporation as directed by engineer incharge unloading, stacking or spreading of material etc. complete.5)Lead upto 5 KM.	190	378	Cubic Metre	71820
6	Refilling the trenches with available excavated stuff with soft material first over pipeline and then hard material in 15 cm layers with all leads and lifts including consolidation, surcharging, etc. complete. Refilling the trenches with available excavated stuff with soft material first over pipeline and then hard material in 15 cm layers with all leads and lifts	1115	88	Running Metre	98120
7	Lowering, laying and jointing in proper grade and alignment R.C.C. pipes in C.M.1:1 proportion jointing material or socketed R.C.C. pipes with rubber joints (including cost of rubber ring ) including cost of conveyance from stores to site of work, cost of jointing material, labour, etc. complete as directed by Engineerin- charge (For all class of pipes.) as per IS- 783-1985.15)900 mm	705	468	Number	329940

For Nyati Builders Pvt Ltd



Authorised Signatory

For VRUTIKA ENTERPRISES

  
 Proprietor


Accepted

Contractor

3056

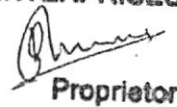
ITEM NO	DESCRIPTION OF ITEM	QTY	RATE	UNIT	AMOUNT
8	Providing and constructing on sewer line, B. B. masonry circular manhole with concentric cone 1.2 M dia. at bottom and 0.5 M dia. at top and upto a depth of 2.00 M with 23 cm. thick in 230 X 100 X 75 mm brick masonry in CM 1:5 proportion plastering both inside and outside in CM 1:3 with cement finish, half round RCC pipe of required dia excluding excavation including PCC1:3:6 in bed 100 mm thick, haunches and channels in 1:2:4 proportion concrete, finishing channels in smooth rendering, providing C.I. dapuri type steps each weighing 5.5 kg., 100 mm thick 1:2:4 coping on the top of the masonry & below frame including providing and fixing approved make and quality S.F.R.C. frame and cover of 56 cm dia. heavy duty 225 kg. etc. complete as directed by Engineer-in-charge. Note : The rate of this item is inclusive of hydraulic testing of chamber. Providing and constructing on sewer, B. B. masonry circular manhole with concentric cone	13	27823	Number	361699
				<b>TOTAL</b>	<b>4179554</b>

For Nyati Builders Pvt Ltd



Authorised Signatory

For VRUTIKA ENTERPRISES



Proprietor

Accepted

Contractor



Proprietor

**Terms & Conditions:**

1. The expenses towards freight, loading, unloading of machineries & tools & tackles, Labour etc are inclusive in Rate.
2. If part work is allotted to other contractors, contractor should have no objection for the same, so contractor should confirm the work allotted to him in coordination with site in charge.
3. In case of any reduction in scope of work or termination, bill will be finalised strictly as per the payable percentage of completed stage of work & duly certified by the Site In charge. No other claims shall be entertained for payment.
4. Payment will be made as per the actual quantity executed at site & duly certified by Site In charge.
5. Above rates include scope which is mentioned in scope of work & Terms & Conditions.
6. The approved item rates will remain unchanged throughout the completion of work irrespective of any quantity.
7. Above rates are applicable for any height, lead & lift as per site conditions & drawings.
8. Your scope of work may be reduced as per the **Nyati Builders Pvt Ltd** requirement & Site conditions and you shall have no objection for the same.
9. If Any Work done by other agency of your scope then such amount will be deducted from your bill with additional penalty charges & you should have no objection for the same.
10. If **Nyati Builders Pvt Ltd** is not satisfied of your performance in terms of quality, speed & other non-acceptable issue, company is free to allot the remaining or part work to other agency & you should have no objection for the same.
11. GST as applicable shall be paid extra provided that contractor should submit all the required details & compliance as per the prevailing rules. If contractor fails to provide & comply the same then payment shall not be released.
12. Next RA Bill will not be released unless contractor paid P.F. & GST of previous bill.

For Nyati Builders Pvt Ltd

Authorised Signatory

For VRUTIKA ENTERPRISES

Proprietor

Accepted

Contractor

3058

SELF DECLARATION

My self Bharat Khomane Proprietor/Partner of VRUTIKA Enterprises

I/We have allotted work of Sewerage Line, STP & Solid Waste Management work of Project

Nyad ETHA-1-B3 Building \_\_\_\_\_ vide work order no.

CNT/ETHA/7/2024 Dtd.- 30/8/24

I/ We agreed all terms & conditions, scope of work, specifications, rates, area & mode of measurement, safety clauses/ conditions as mentioned in work order, also I/ We have seen all drawings (Architectural/ Structural) including plan, elevation & section.

I/ We hereby agree approved rate & payment schedule/ stages & I/ We will execute the work till final completion of Sewerage Line, STP & Solid Waste Management work allotted to me without demanding any rate escalation & I/ We commit for timely completion of work as per the schedule.

If I/ We fail above commitment then you are free to terminate me without any notice & forfeit my balance payment & retention amount & agreed penalty as decided by you, I have no objection for the same.

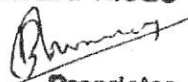
Thanking You,



Signature: **For VRUTIKA ENTERPRISES**

Name:

Date:

  
Proprietor

3059

KOLMBUTIK A ENTERPRISES

Form 101



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. : 3433  
दिनांक : १०/१०/२०२४

मे. न्याती बिल्डर्स प्रा.लि.

न्याती युनिट्री, स.नं. १०३/१२९, प्लॉट बी+सी,  
सि.टी.एस. क्र. १९९५ व १९९५ बी, येरवडा, पुणे नगर रस्ता,  
पुणे- ४११००६.

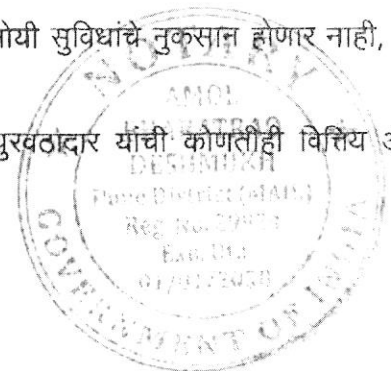
विषय :- स.नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३ अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील “ न्याती इथॉस” समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात मे. न्याती बिल्डर्स प्रा. लि. यांचे स्वनिधीतून सीवरेज लाईन व्यवस्थापनचे विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

- संदर्भ :- १) आ.क्र. २०२२ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि.यांचा प्रस्ताव  
२) जा.क्र. २२६४ दि. १४/०८/२०२४ अन्वयेचे उद्यान विभागाचे  
३) आ.क्र. २६३३ दि. १९/०८/२०२४ अन्वयेचे मे. न्याती बिल्डर्स प्रा. लि. यांचे पत्र  
४) ठ. क्र. २०१ दि. २९/०८/२०२४ अन्वयेची मान्यता

विषयाकित मिळकतीचे एन्व्हायरल क्लिअरन्स दाखला प्राप्त होताना, त्यामध्ये नमुद अटी व शर्तीस अनुसरून मे. न्याती बिल्डर्स प्रा. लि. यांनी संदर्भ क्र. १ अन्वये त्यांना आदेशीत असलेल्या कामांमधुन सीवरेज लाईन व्यवस्थापन विषयक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने संदर्भ क्र. २ अन्वये उद्यान विभागाकडून रच. राजीव गांधी प्राणी संग्रहालय, कात्रज येथील पुणे महानगरपालिकेच्या ताब्यात आलेली जागा सुचवुन काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करण्यास कळविण्यात आले होते. त्यानुसार संदर्भ क्र. ३ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव उद्यान विभागाकडे प्रस्ताव पत्र दाखल झालेले आहे. सदरच्या प्रस्तावावर प्राप्त मान्यतेस अनुसरून खालील अटी व शर्तींवर आपणांस काम करण्यासाठी परवानगी देण्यात येत आहे.

सदरचे काम करताना खालील अटी बंधनकारक आहे.

- १) प्रस्तावीत काम सुरु करताना व चालु असताना उद्यानात येणाऱ्या, प्राणी संग्रहालयातील नागरीकांना, प्राण्यांना कोणताही धोका अथवा नुकसान/ अडचण होणार नाही याची दक्षता घेणार, त्यासाठी आवश्यक त्या उपाययोजना करणार.
- २) प्रस्तावीत काम करताना उद्यानातील, प्राणी संग्रहालयातील इतर सोयी सुविधांचे नुकसान होणार नाही, याची दक्षता घेणार अथवा त्याची योग्य पद्धतीने दुरुस्ती करून देणार.
- ३) प्रस्तावीत करण्यात येणाऱ्या कामाचे कामगार, ठेकेदार, मालाचे पुरवठादार यांची कोणतीही वित्तीय अथवा कायदेशीर जबाबदारी पुणे मनपाची राहणार नाही.

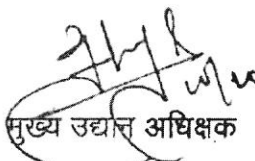


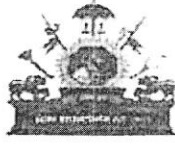
- ४) प्रस्तावीत काम करणाऱ्या कामगारांच्या सुरक्षेची जबाबदारी विकसक यांची राहिल.
- ५) विकसक यांचेकडून कोणत्याही अटी व शर्तीचा भंग होत असल्याचे आढळल्यास अथवा काम योग्य रीतीने होत नसल्याचे आढळून आल्यास, सदर काम थांबविण्याचे अथवा दिलेली परवानगी रद्द करण्याचे अधिकार पुणे महानगरपालिका राखून ठेवत आहे.
- ६) प्रस्तावीत काम करत असताना उद्यान विभागाकडील हॉर्टीकल्चर सुपरवायजर, राहाय्यक उद्यान अधीक्षक, उद्यान अधीक्षक, अभियंता तसेच प्राणी संग्रहालयाचे संचालक यांनी केलेल्या सुचनांनुसार काम करणे आवश्यक राहिल. तसेच करण्यात येणाऱ्या कामाची देखभाल व दुरुस्ती काम पूर्ण झाल्यापासुन किमान ६ महिने कालावधीपर्यंत विना मोबदला करणे बंधनकारक राहिल.
- ७) प्रस्तावीत काम करणाऱ्या कामगारांना, ठेकेदारांना उद्यानामध्ये वास्तव्य/रहिवास करता येणार नाही.
- ८) प्रस्तावीत कामाचा प्रगती अहवाल प्रत्येक पातळीवर उद्यान विभागास लेखी स्वरूपात फोटोसह सादर करणार.
- ९) प्रस्तावीत करण्यात येणाऱ्या कामाचे पूर्ण झाल्याचे फोटोसह लेखी पत्राद्वारे उद्यान विभागाकडे कळविल्यानंतर, सदरच्या कामाची उद्यान विभागाकडील अधिकारी यांनी समक्ष पाहणी केल्यानंतर जागेवर काम समाधानकारकरित्या पूर्ण झाले असल्याचे दिसून आल्यानंतरच उद्यान विभाग, पुणे महानगरपालिका यांचेकडून काम पूर्णत्वाचा दाखला दिला जाईल.
- १०) सदरच्या आपल्या स्वनिधीमधून करण्यात येणाऱ्या आपणांकडून करण्यात येणाऱ्या सर्व काम, माल मटेरीयल, उत्पन्न यावर आपला कोणताही व कसलाही मालकी अथवा कायदेशीर अधिकार राहणार नाही, सदरच्या जलसंधारण, वृक्षारोपन व इतर कामांमधून मधुन भविष्यात कोणतेही उत्पन्न प्राप्त झाल्यास, त्यावर संपुर्णपणे व केवळ उद्यान विभाग, पुणे महानगरपालिका यांचा अधिकार राहिल.
- ११) सदरचे करण्यात येणाऱ्या कामांमध्ये उद्यान विभागाकडून काही बदल सुचविल्यास त्यानुसार बदल करणे अत्यावश्यक राहिल.
- १२) सदरचे काम पूर्ण झाल्यानंतर व आपणांस कामाचे पूर्णत्वाचे पत्र दिल्यानंतर, भविष्यात अत्यावश्यक वाटल्यास सदरच्या कामांमध्ये कोणताही बदल करण्याचा अथवा संपुर्ण काम काढून टाकण्याचा सर्वाधिकार उद्यान विभाग, पुणे महानगरपालिका राखून ठेवत आहे.

तरी वरील सर्व अटींचे पालन करून काम करावे.

कळावे,



  
 मुख्य उद्यान अधीक्षक  
 पुणे महानगरपालिका



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. :  
दिनांक :

मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका

विषय :- स.नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३ अ/४, मौजे उंडी, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात मे. न्याती बिल्डर्स प्रा. लि. यांचे स्वनिधीतून सीवरेज लाईन व्यवस्थापनचे विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२२ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि.यांचा प्रस्ताव  
२) जा.क्र. २२६४ दि. १४/०८/२०२४ अन्वयेचे उद्यान विभागाचे  
३) आ.क्र. २६३३ दि. १९/०८/२०२४ अन्वयेचे मे. न्याती बिल्डर्स प्रा. लि. यांचे पत्र

विषयाकित मिळकतीचे एन्व्हायरल क्लिअरन्स दाखला प्राप्त होताना, त्यामध्ये नमुद अटी व शर्तीस अनुसरून मे. न्याती बिल्डर्स प्रा. लि. यांनी संदर्भ क्र. १ अन्वये त्यांना आदेशीत असलेल्या कामांमधून सीवरेज लाईन व्यवस्थापन विषयक नियंत्रक विषयक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने संदर्भ क्र. २ अन्वये उद्यान विभागाकडून स्व. राजीव गांधी प्राणी संग्रहालय, कात्रज येथील आरक्षणा अंतर्गत पुणे महानगरपालिकेच्या ताब्यात आलेली उद्यानाची जागा सुचवून काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करण्यास कळविण्यात आले होते. त्यानुसार संदर्भ क्र. ३ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव उद्यान विभागाकडे पत्र दाखल झालेले आहे. सदरच्या प्रस्तावासोबत त्यांनी प्रस्तावीत सीवरेज लाईन आणि एस. टी. पी., घनकचरा व्यवस्थापन विषयक कामाच्या खर्चाचे अंदाजपत्रक (Estimate) दाखल केलेले आहे. सदरच्या प्रस्तावावर प्राप्त निर्देशा अनुसरून आदेशार्थ सदरचे निवेदन सादर करण्यात येत आहे.

सदरच्या कामामध्ये त्यांनी माती मुरुम खोदाई, मुरुम टाकणे, पाईपलाईन, चेंबर, कॉंक्रीट करणे, शोष खड्डे बांधकाम, प्लॅस्टर, पी.सी.सी, वॉटरपुफिंग करणे, वीट तुकडा, खडी, वाळू भराई करणे इत्यादी अनुशंगिक कामे अंदाजे र.रु. ४९.३२ लक्ष (जी.एस.टी. चार्जेससह) करणार असल्याचे प्रस्तावीत केले आहे.

सदरच्या प्राणी संग्रहालयाचे विकसन फेज नुसार होत असल्याने तसेच एकुण मिळकतीचे जमिनीचे लेव्हलमुळे एकात्मिक मलनिसःरण वाहिन्या विकसीत झालेल्या नसून, प्राण्यांचे मल:मुत्र, तसेच पिंजऱ्याचे स्वच्छतेचे सर्व पाणी थेट जमिनीत अथवा तलावत जात आहे. एकुण प्राणी संग्रहालयाच्या विकसनाच्या दृष्टीकोनातून आणि जमिनीच्या लेव्हल, पातळीच्या विचार करता पिंजऱ्यातील पाणी आवश्यक तो उतार मिळत नसल्याने मुख्य रस्त्यावरील मलनिसःरण वाहिनीस जोडणे अडचणीचे आहे. त्यामुळे ठिकठिकाणी आवश्यकतेनुसार शोष खड्डे, मलनिसःरण वाहिन्या, इत्यादी कामे करणे आवश्यक आहे. ज्यायोगे प्राण्यांचे मलमुत्र, धुण्याचे पाणी थेट तलावामध्ये जाणार नाही. सदरचे विकसन त्यांचे स्व निधितुन प्रस्तावीत कामे करणार असून, प्रस्तावीत कामामधून वर नमुद

केल्याप्रामाचे अनुसरून विकसन विषयक कामे होणार असल्याने, प्राणी संग्रहालयात मुलभुत आवश्यक सुविधा उपलब्ध होणे शक्य असून व त्यामध्ये पुणे मनपाचा आर्थिक फायदा होण्याची शक्यता आहे.. तसेच सदरच्या प्राणी संग्रहालयामध्ये प्राप्त होणारा निधी प्राण्यांचे पिंजरे, खंदक इत्यादींच्या विकसनाकरिता कमी पडत असून, अशा प्रकारच्या विकसनाकरिता कोणताही निधी अद्याप प्राप्त न झाल्याने सदरची कामे प्रलंबित राहिली आहेत.

अशा प्रकारे कामे होणार असल्याने मनपाचा आर्थिक भार कमी होणार असल्याने अशा प्रकारच्या प्रस्तावांना तातडीने चालना देणे आवश्यक आहे. तसेच अशा प्रकारचे प्रस्ताव सादर करण्याकरिता विकसन व खाजगी संस्था/कंपनी यांना मोठ्या प्रमाणावर उद्युक्त करणेकरिता महानगरपालिकेकडून प्रोत्साहित करणे आवश्यक आहे.

सदरच्या प्रस्तावामध्ये विकसक यांनी पुणे महानगरपालिकेच्या मिळकतीमधील प्रस्तावीत विकसनाची कामे पुर्ण केल्यानंतर, त्यांच्या नावाचा बोर्ड लावण्याची परवानगी मिळण्याची विनंती केली आहे. सदरच्या प्रस्तावास मान्यता देताना खालील अटी बंधनकारक करणे अत्यावश्यक आहे.

- १) प्रस्तावीत काम सुरु करताना व चालु असताना उद्यानात येणाऱ्या, प्राणी संग्रहालयातील नागरीकांना, प्राण्यांना कोणताही धोका अथवा नुकसान/ अडचण होणार नाही याची दक्षता घेणार, त्यासाठी आवश्यक त्या उपाययोजना करणार.
- २) प्रस्तावीत काम करताना उद्यानातील, प्राणी संग्रहालयातील इतर सोयी सुविधांचे नुकसान होणार नाही, याची दक्षता घेणार अथवा त्याची योग्य पद्धतीने दुरुस्ती करून देणार.
- ३) प्रस्तावीत करण्यात येणाऱ्या कामाचे कामगार, ठेकेदार, मालाचे पुरवठादार यांची कोणतीही वित्तीय अथवा कायदेशीर जबाबदारी पुणे मनपाची राहणार नाही.
- ४) प्रस्तावीत काम करणाऱ्या कामगारांच्या सुरक्षेची जबाबदारी विकसक यांची राहिल.
- ५) विकसक यांचेकडून कोणत्याही अटी व शर्तीचा भंग होत असल्याचे आढळल्यास अथवा काम योग्य रीतीने होत नसल्याचे आढळून आल्यास, सदर कामाचा बंधनकारक अथवा दिलेली परवानगी रद्द करण्याचे अधिकार पुणे महानगरपालिका राखून ठेवत आहे.
- ६) प्रस्तावीत काम करत असताना उद्यान विभागाकडील हॉर्टिकल्चर सुपरवायजर, सहाय्यक उद्यान अधीक्षक, उद्यान अधीक्षक, अभियंता तसेच प्राणी संग्रहालयाचे संचालक यांनी केलेल्या सुचनांनुसार काम करणे आवश्यक राहिल. तसेच करण्यात येणाऱ्या कामाची देखभाल व दुरुस्ती काम पुर्ण झाल्यापासुन किमान ६ महिने कालावधीपर्यंत विना मोबदला करणे बंधनकारक राहिल.
- ७) प्रस्तावीत काम करणाऱ्या कामगारांना, ठेकेदारांना उद्यानामध्ये वास्तव्य/रहिवास करता येणार नाही.
- ८) प्रस्तावीत कामाचा प्रगती अहवाल प्रत्येक पातळीवर उद्यान विभागास लेखी स्वरूपात फोटोसह सादर करणार.
- ९) प्रस्तावीत करण्यात येणाऱ्या कामाचे पुर्ण झाल्याचे फोटोसह लेखी पत्राद्वारे उद्यान विभागाकडे कळविल्यानंतर, सदरच्या कामाची उद्यान विभागाकडील अधिकारी यांनी समक्ष पाहणी केल्यानंतर जागेवर काम समाधानकारकरित्या पुर्ण झाले असल्याचे दिसुन आल्यानंतरच उद्यान विभाग, पुणे महानगरपालिका यांचेकडून काम पुर्णत्वाचा दाखला दिला जाईल.
- १०) सदरच्या आपल्या स्वनिधीमधुन करण्यात येणाऱ्या आपणांकडून करण्यात येणाऱ्या सर्व काम, माल मटेरीयल, उत्पन्न यावर आपला कोणताही व कसलाही मालकी अथवा कायदेशीर अधिकार राहणार नाही, सदरच्या

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जलसंधारण, वृक्षारोपन व इतर कामांमधुन मधुन भविष्यात कोणतेही उत्पन्न प्राप्त झाल्यास, त्यावर संपुर्णपणे व केवळ उद्यान विभाग, पुणे महानगरपालिका यांचा अधिकार राहिल.


११) सदरचे करण्यात येणाऱ्या कामामध्ये उद्यान विभागाकडून काही बदल सुचविल्यास त्यानुसार बदल करणे अत्यावश्यक राहिल.


१२) सदरचे काम पुर्ण झाल्यानंतर व आपणांस कामाचे पुर्णत्वाचे पत्र दिल्यानंतर, भविष्यात अत्यावश्यक वाटल्यास सदरच्या कामामध्ये कोणताही बदल करण्याचा अथवा संपुर्ण काम काढून टाकण्याचा सर्वाधिकार उद्यान विभाग, पुणे महानगरपालिका राखून ठेवत आहे.

तरी वरील सर्व बाबींचा, मनपाचे सर्वसाधारण धोरण व आर्थिक हित लक्षात घेउन सदरच्या विषयाकित प्रस्तावाबाबत पुढील आदेश होणेस विनंती आहे.

मा. स. कळावे,

  
अमोल अनिल रुद्रके  
उप अभियंता  
उद्यान विभाग (स्थापत्य)  
पुणे महानगरपालिका

  
रत्नाकर करडे  
सहाय्यक उद्यान अधीक्षक  
पुणे महानगरपालिका

  
मुख्य उद्यान अधीक्षक  
उद्यान विभाग  
पुणे महानगरपालिका



मुख्य उद्यान अधीक्षक  
उशव क्र. आ/ २०९  
दिनांक - २९/०५/२०२४

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Project Nyati Ethos I - B3  
Contractor Vrutika Enterprises  
Executed By Vrutika Enterprises

No. 15615  
Date 30/08/2024 00:00:00

To,

The Accounts Department.

Please release a sum of Rs. 2,100,000.00 for the Account of Vrutika Enterprises against work order no. 7 towards advance.  
Advance sanction of Rs. 21,00,000/- as per the Work Order payment terms & as instructed by V.P. Contracts

	Work Order
Total Work Allocated	4,931,873.72
Balance Work	4,931,873.72
Total Advance	0.00
Balance Advance	0.00
Current Advance amount	2,100,000.00
TDS amount	21,000.00
Net amount to pay	2,079,000.00

\* Advance sanction against work order of amount - 21,00,000/-

Received  
30/8/2024

Payment to be made on priority.

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Gauravh Daltvi

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प्रति,

मा. मुख्य उद्यान अधीक्षक,  
उद्यान विभाग,  
पुणे महानगर पालिका,  
शिवाजीनगर, पुणे.

विषय :- सर्व्हे नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३अ/४, मौजे. उंडी, ता. हवेली, जिल्हा-  
पुणे येथील "न्याती इथॉस-१" समूह गृह बांधणी प्रकल्पाकरिता बैठकीचे इतिवृत्त प्राप्त  
अंतर्गत पर्यावरण पूरक कामे करणेबाबत...

संदर्भ :- बैठकीचे इतिवृत्त (Minutes of 272<sup>nd</sup> Day 2 (Part A) meeting of SEIAA held  
on 14<sup>th</sup> December, 2023)

महोदय,

विषयांकित मिळकतीसाठी संदर्भानुसार बैठकीचे इतिवृत्त प्राप्त झालेले आहे. त्यामध्ये नमूद अटी  
व शर्तीस अनुसरून आम्ही आपले विभागाकडे पर्यावरण पूरक कामे करणेबाबत प्रस्ताव सादर करीत  
आहोत.

चालू वर्षातील उपलब्ध तरतुदीनुसार शहरी हवा/ध्वनी प्रदूषण नियंत्रण उपक्रम (Urban air/  
noise pollution control initiatives) चे काम रक्कम रुपये २४.६६ लाख वापरण्याची योजना आखली  
आहे. त्यानुसार आम्ही शहरी हवा/ध्वनी प्रदूषण नियंत्रण उपक्रमाचे काम पुणे महानगरपालिके अंतर्गत  
करण्यास तयार आहोत. तरी आम्हांस आपले विभागाकडून सदर कागाबाबत सहकार्य होण्याची विनंती  
आहे.

कळावे,  
आपला विश्वासु

न्याती बिल्डर्स प्रा. ली. तर्फे  
संचालक पियुष नितीन न्याती



पुणे कार्यालय  
३०६ पञ्चमहापालिका

दि. २०२३ २५/०१/२४

पुणे न्याय अखिला

सोबत : बैठकीचे इतिवृत्त

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3069



उद्यान कार्यालय

पुणे महानगरपालिका

जा.क्र. : 2262-

दिनांक : 9/8/2024

मे. न्याती बिल्डर्स प्रा. लि.

न्याती युनिट्री, स.नं. १०३/१२९, प्लॉट बी-सी,  
सि.टी.एस. क्र. १९९५ व १९९५ बी, येरवडा, पुणे नगर रस्ता,  
पुणे- ४११००६,

विषय :- स.नं. 21/१अ/१ब/३अ/१/३अ/३/३अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरणपूरक कामे पुणे महानगरपालिकेच्या उद्यानात आपल्या स्वनिधीतून शहरी हवा/ध्वनी प्रदूषण नियंत्रण उपक्रम विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२१ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि.यांचा प्रस्ताव

विषयाकित मिळकती चे प्रकल्पाचे एन्व्हायरल क्लिअरन्स बाबतच्या बैठकीच्या इतीवृत्तानुसार, अटी व शर्तीस अनुसरून आपणांकडून संदर्भ क्र. १ अन्वये पर्यावरणपूरक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने उद्यान विभागाकडून खाली नमूद पुणे महानगरपालिकेच्या ताब्यातील जागा सुचविण्यात येत असून, सदरचे ठिकाणी शहरी हवा/ध्वनी प्रदूषण नियंत्रण उपक्रम विषयक कामे करण्याबाबतचा सविस्तर प्रस्ताव सादर करावा ही विनंती, ज्यायोगे पुढील आवश्यक ती प्रशासकीय कार्यावाही करून आपणांस काम करण्याची परवानगी देणे सोयीचे होईल.

प्रस्तावीत कामाची जागा

स्वामी विवेकानंद उद्यान, विमान नगर,

लोहगाव, पुणे

कळावे,



मुख्य उद्यान अधीक्षक

पुणे महानगरपालिका

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Exhibit - FF  
OK



+91-20-6686 3333

+91-20-6686-3332

info@nyatigroup.com

www.nyatigroup.com

प्रति,

म. मुख्य उद्यान अधिकक,  
उद्यान विभाग,  
पुणे महानगर पालिका,  
शिवाजीनगर, पुणे

विषय :- सर्व्हे नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३अ/४, मौजे. उंडी, ता. हवेली, जिल्हा- पुणे येथील "न्याती इथॉस-१" समूह गृह बांधणी प्रकल्पाकरिता बैठकीचे इतिवृत्त प्राप्त अंतर्गत पर्यावरण पूरक कामे करणेबाबत...

संदर्भ :- १). आमचा दाखल प्रस्ताव आ. क्रं. २०२१, दिनांक २५/०७/२०२४  
२). आपले विभागाचे पत्र जा. क्रं. २२६२, दिनांक १४/०८/२०२४ अन्वये.

महोदय,

विषयांकित मिळकतीसाठी बैठकीचे इतिवृत्त प्राप्त अंतर्गत पर्यावरण पूरक कामे करण्याबाबत आम्ही आपल्या विभागाकडे संदर्भ क्रं. १ अन्वये प्रस्ताव सादर केलेला आहे. तदनंतर आम्हास आपले विभागाचे संदर्भ क्रं. २ अन्वयेचे कागदपत्रांचे पूर्तिबाबतचे पत्र प्राप्त झालेले असून सादर पत्रात आम्ही खालीलप्रमाणे खुलासा सादर करित आहोत.

- १) आपण सुचवल्याप्रमाणे आम्ही स्वामी विवेकानंद उद्यान, विमाननगर, लोहगांव, पुणे येथे पाहणी करून सोबत मान्य दरपत्रकानुसार इन्व्हेसमेंट सादर करित आहोत.
- २) प्रकरणी प्राप्त बैठकीचे इतिवृत्त नुसार आम्हांस २.४६६५ कोटीचे पर्यावरण पूरक काम करण्याबाबत आदेश प्राप्त आहे. त्यानुसार २५% रक्कम वनीकरण (Afforestation) साठी, २५% रक्कम जलयुक्त शिवार (Water Conservation Program) साठी, २०% रक्कम खेळाच्या मैदानाचा विकास (Play Ground Development) करण्यासाठी, २०% रक्कम सीवरेज लाइन आणि एस टी पी घनकचरा व्यवस्थापन (Sewerage Lines and STP, Solid waste Management) साठी व १०% रक्कम शहरी हवा ध्वनी प्रदूषण नियंत्रण उपक्रम (Urban Air/noise pollution control initiatives) साठी खर्च करावयाचे आदेश आहेत. त्यानुसार आम्ही सादर **शहरी हवा ध्वनी प्रदूषण नियंत्रण उपक्रम** विषयक कामासाठी आपले विभागाकडे (२४.६६ लक्षपर्यंत) प्रस्ताव सादर केलेला आहे.

तरी कृपया आम्हास वरील बाबींचे अवलोकन घेऊन मान्यता मिळणेसाठी विनंती आहे.

कळावे,

आपला विश्वासु

न्याती बििल्डर्स प्रा. ली. तर्फे  
संचालक पियुष नितीन न्याती



उद्यान विभाग  
पुणे महानगर पालिका  
क्र. २६३४ १९/८/२०२४

## NYATI BUILDERS PRIVATE LIMITED

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C CTS No. 1995 and CTS No. 1996B,  
Yerwad, Pune-Nagar Road, Pune 411006, India

Real Estate | EPC | Hospitality | Healthcare | Foundation

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# VRUTIKA ENTERPRISES

- ◀ Drip & Sprinkler Irrigation Systems & all type of plumbing work
- ◀ All type of Civil work & Garden development work, Maintenance work contractor

## QUOTATION

Ref: Ve/Q- 39/2024

To

M/s **NYATI BUILDERS PRIVATE LIMITED**

Address- Nyati Unitree, Survey No.103/129, Plot B+C of CTS  
No.1995 and 1996B Yerwada, Pune - Nagar Road, Pune-  
41006

Site - Vimannagar pune.

**Subject - Swamivivekanand Udayn Vimannagar Udyanat Udyanvishyak Kame Karne.**

Sr No.	Item Description	Quantity	Rate	Unit	Amount
1	Preparation of shrubery	1800	789	Sqm	1420200
2	Providing, laying and fixing P.V.C. pipe of 40mm	160.00	316	Rmt	50560
3	Providing, laying and fixing P.V.C. pipe of 50mm	180.00	443	Rmt	79740
4	Providing, laying and fixing P.V.C. pipe of 75mm	90.00	453	Rmt	40770
5	65 mm dia. CPVC pipe SCH - 40	120.00	850	Rmt	102000
6	Valve Boxes 12", Rectangular shape with openable top green cover Make - Jain /Toro /Nelson/ Rain Bird	3.00	2,375.00	Per No	7125
7	PVC Service saddle 40 mm x 1/2 ", 10 kg/cm2 Make - Jain / Finolex / Kisan	290.00	50.00	Per No	14500
8	Spray Pop-up sprinkler	290.00	959	Per No	278110

**For VRUTIKA ENTERPRISES**

Mahatama Phule Vasahat, Parvati, Pune - 411009. Mob. : 9673328404 / 9765894517  
Email : bharat.khomane@gmail.com

*Bharat Khomane*  
Proprietor

# VRUTIKA ENTERPRISES

- ◀ Drip & Sprinkler Irrigation Systems & all type of plumbing work
- ◀ All type of Civil work & Garden development work, Maintenance work contractor

9	Solenoid Valves of size 2" with flow control and Female BSP inlet-Outlet	3.00	4,980.00	Per No	14940
10	2C x 14AWC Cable Make – Hunter / Rainbird / Netafin / Toro	560.00	146.00	Meter	81760
			<b>Total</b>		<b>2089705</b>
11	<b>Goods and service tax</b>		18.00	%	3,76,146.90
<b>Work Total Cost</b>					<b>24,65,851.90</b>

Terms & Conditions: -

**Payment Stage-**

- 1 75% as an advance along with the work order
- 2 25% after final work completion.

Thanking You,  
Yours Faithfully,

For Vrutika Enterprises

For VRUTIKA ENTERPRISES

  
Proprietor



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Exhibit-GG



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+91-20-6686-3332  
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info@nyatigroup.com  
www.nyatigroup.com



CNT/402

W.O. No. - CNT/ETHOS/8/2024

Date: - 30/08/2024

To,

**Vrutika Enterprises**  
(Prop. Bharat Madhukar Khomane)

Mob No. 9503515340

S No-36/5, Flat No-15, D Wing, Om Shanti Homes,  
Ambegaon Bk, Pune, Pune, Maharashtra, 411046

**Subject: Work order for Urban Air/ Noise Pollution Control at Viman Nagar, Pune**

Dear Sir,

We are pleased to award the above referred work to you i.e. **Vrutika Enterprises (Prop. Bharat Madhukar Khomane)** (Hereinafter referred as "the Contractor") as per the following mutually agreed terms, conditions to execute the work at Site- Nyati Ethos I - B3 .

**A) Terms & Conditions:**

1. Work shall be executed in best workmanlike manner as per approved drawings, standard specifications, and company's fixed guidelines and as per instructions of Site Engineer. If any inferior/ bad quality work is observed, it is require to Re-do by the contractor at his own cost.
2. This is mainly **material+Labour** oriented work.
3. The rates shall remain unchanged till completion of work. The contractors scope & quantum of work may be increased or reduced as per the Company's requirement & Site conditions, and the contractor shall have No objection for the same, in such case the contracts value will be changed accordingly. If the contractor fails to execute the work under contractor's scope as required by Site In-charge, it will be get done through other agency & 1.5 times the Related Amount will be debited from the contractors account.
4. Time is essence of the project hence work must be completed strictly as per the construction schedule.
5. The R. A. bills shall be prepared & paid as per stages mentioned in schedule of payment & as per mode of release of Payment which is mutually agreed. Advances, whenever paid, shall be adjusted against R.A bills. Payment will be made as per the actual work executed by you and duly certified by Site In charge.
6. If contractor does not register any written complaint to company within 15 days from date of payment received through Cheque, D.D., RTGS for any less payment received due to Debits, penalty charges & any other reason even though without signing on acceptance of payment on bill copy & memo/ debit note by the contractor, under such circumstances it will be considered that the received payment is accepted by the contractor & no further claim of contractor will be entertained.
7. An amount equivalent to "0%" of value of work done shall be deducted, as retention amount, from each R.A. bill and the same shall be returned after defect liability period of 12 months from the date of satisfactory completion of work & no defect observed up to defect liability period. If any defect found then the amount required for the same shall be recovered from this retention amount and if the defect amount will be excess then the retention amount then the excess amount can be claim from the contractor. In the event of the labour contractor leaving the job in a haphazard manner or he is terminated for bad workmanship or misbehaviour or for any reason, the said retention amount, will be forfeited.

**NYATI BUILDERS PRIVATE LIMITED**

CIN - U45202MH1996PTC102620

Head Office : Nyati Unitree, Survey No. 103/129, Plot B+C of CTS No. 1995 and 1996B,  
Yerwada, Pune-Nagar Road, Pune- 411006, Maharashtra, India

> **For VRUTIKA ENTERPRISES**

Proprietor

8. TDS and all other taxes if any applicable shall be deducted from R.A. bills as applicable under the prevailing rules.
9. The contractor shall always keep the work site clean & tidy during the course of the contract.
10. The labour contractor shall be provided with a space for hutment for his labour, deployed by him at site and only the labourer deployed at the said site shall be allowed to stay in such accommodation. The contractor shall be responsible to verify all necessary required details of labour before allow to stay. The Contractor has to take the responsibility of the safety of all family members on site. All the material required for such hutment/shed will be supplied by company on returnable basis and the safety & security of labours shall be the contractor's responsibility. The labour contractor along with all his workmen and such labourer shall vacate the site, with their belonging, immediately after the work at the site is over, after informing the undersigned in advance.
11. Water and electricity shall be provided free of cost at the work site.
12. Contractor shall depute adequate number of supervisors and labourers for proper and timely completion of work. The labour should be ready to work in all the shifts as per the requirement.
13. If any extra work is required to be done contractor shall not refuse to carry out the same and contractor will be paid for the extra work as per approved rates.
14. In the event of any dispute the decision of Managing Director of the company shall be final and shall be binding on the contractor.
15. As per the requirement if there will be any variation i.e. increase or decrease in the quantity of original work order or previous amendment then the company will issue further amendment for such change in quantity and for such amendment the terms and condition, scope of work, statutory requirement or Legal compliance shall be remain same to contractor as mentioned in the main or original work order and the acceptance of the contractor will not required on such amendment.
16. Company reserved all rights for the termination of contract without assigning any reason at any time.

**B) Statutory Compliances / Legal Compliances:**

1. The Contractor shall responsible to deploy Labour at his own responsibility for the Work at site.
2. The Contractor shall be responsible to maintain all the records & compliances as per the Labour laws and other related laws.
3. The Contractor shall pay all his workers as per the Minimum Wages Act and as per the Payment of wages Act the contractor will be liable to pay any dues and arrears in case of any discrepancy will be found/ recorded.
4. The Contractor has responsible to take Insurance of all his workers present at the site. The contractor shall also responsible for all type of vehicle and machinery using on the site.
5. Contractor has to submit Pan Card, Insurance covering Workman Compensation Act, GST registration copy, Shop Act copy, License copy before raising of first bill.
6. The Contractor shall make sure that all his workers must wear and use the safety equipment's provided to them and shall follow all Safety norms and procedure while working at site. The contractor shall depute such number of Supervisors who will keep a continuous watch on the safety of workers or any person at site and the contractor shall be responsible to ensure that the workers are carrying out work within four corners of all applicable statutory and technical norms relating to safety, hygiene and work standards. If the labourer will not use or refuse to use the safety equipment then the contractor shall not allow any worker to work on site. The Contractor as employer of such labours shall be solely responsible for any accident, disability or death of his workers, labour or any person at the site.
7. The Contractor should make sure that the site is monitored by him personally and shall ensure implementation of all safety measures and shall be solely responsible for any accident, disability or death of the company employees or other contractors or worker of other contractor, or any person occurring at the site due to his negligence or his sub-contractors negligence or his suppliers vehicle negligence the contractor is solely responsible for any financial loss & any legal consequences arising there from.
8. The Contractor shall indemnify the Employer against all actions, losses, liabilities, damages, claims, costs, charges, demands and expenses that arise out of, relate to or result from the loss of, or damage to, any property (including but not limited to property of the Employer) or injury to, or

Proprietor

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- death of, any person on the site (including but not limited to any employee of the Employer).
9. The Contractor agrees to take all the responsibility for any kind of liabilities (including medical expense or others) regarding accident, non-payments and any other issues of his Labours.
  10. The Contractor agree to follow & to take complete responsibility for compliance rules and regulations as mentioned in The Minimum Wages Act, The Workman Compensation act, Building and other Constructions worker Act, Employee state insurance Act, Employee Provident Fund Act, including of all applicable statutory rules, regulations and laws.
  11. The Contractor shall not, under any circumstances, deploy any worker/labour below the age of 18, male or female at the work site. The contractor shall follow all the applicable rules and regulation relating to the women labour. In case, the contractor does deploy, then the contractor will be doing so solely at his own risk, costs and consequences where of shall be borne by the contractor alone.
  12. Contractor shall have government ID proof & residence proof of all his Labors.
  13. No sub-contracting shall be allowed by labour contractor without our permission and if the same is done the company shall treat all persons coming to the site on basis of such sub-contracting as trespassers.
  14. The Contractor is responsible for all types of activities and work carried out by the sub-contractor or any person on behalf of the contractor.
  15. The contractor shall responsible to takes all the necessary steps relating to the safety, health and security of all the labours or workmen or any person on the site.
  16. The Contractor hereby declare that he & his Labours do not suffer from any Covid-19 related Symptoms.
  17. The Contractor follow and comply the requirement of Govt. /competent Authority for the transit of labour from outstation if any. Will be solely responsible and liable for prosecution if any false information provided.
  18. The Contractor will strictly follow all Covid-19 safety Rules & regulations, precautions as per guidelines given by government/WHO & solely responsible and liable for safety & health of his & his labours.

From the above it is understood that the **Nyati Builders Pvt Ltd** shall stand fully indemnified by the contractor in respect of any claim, liability & legal consequences arising in respect of the labour engaged by the contractor, whether on account of wages or accidents, including any person & the labour engaged through sub-contractors by the contractor.

Please sign the duplicate copy of this Work Order as token of your acceptance and return it to us.

Thanking you.

Yours faithfully,

For Nyati Builders Pvt Ltd

Authorised Signatory

That the contractor has been read out the contents, terms & conditions of these presents in their/his known language and that he/they have understood and have accepted the same.

For Nyati Builders Pvt Ltd

Advocate

Encl: As above. CC: 1) Site In-charge.

FOR NYATI BUILDERS PVT LTD

For VRUTIKA ENTERPRISES

Proprietor

Accepted

Contractor

Accepted

For VRUTIKA ENTERPRISES

Proprietor

Contractor



SCHEDULE OF RATE

SrNo	Labour Name	Unit	Qty	Rate	Amount
1	Urban Air/Noise Pollution Control (M+L) CSR Urban Air/Noise Pollution Control (M+L)	Job	1.0000	2089705.00	2089705.00

**Note: -**

- 1) Detail quantity & rate for above work as per attached Annexure I.
- 2) Above rate is inclusive of ESIC, PF & Other statutory compliance & its expenses which is in contractor scope.
- 3) GST Will be extra on above.
- 4) Contractor should start the work only after getting order by PMC for said work, also contractor will do the work as per mentioned in Annexure I. If Contractor not followed & make any deviation then he should be liable for any legal consequences & Penalty there after decided by concern authorities.
- 5) Work to be done at Swamivivekanand Udayn Vimannagar, Pune.

**Payment Terms: -**

1. 50% advance will be given along with work order & same will be recover after completion of 50% work completion certify by PMC Authority by giving certificate of same.
2. 25% advance will be given further after 50% work completion certificate of PMC Authority which is to be submitted by contractor.
3. Balance 25% will be given after 100% work completion certificate by PMC Authority which is to be submitted by contractor.

**Date of Commencement:** As per instructions given by NBPL.

**Date of Completion:** As per instructions given by NBPL.

**Penalty for Delay:** As per instructions given by NBPL. Penalty for delay as mentioned in duration of work will applicable for penalty/debit as decided by company.

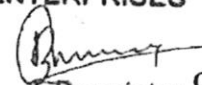
For Nyati Builders Pvt.Ltd



Authorised Signatory



For VRUTIKA ENTERPRISES



Proprietor Contractor

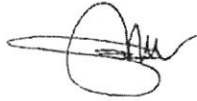
Accepted

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Swamivivekanand Udayn Vimannagar, Urban Air/ Noise Pollution Control  
**ANNEXURE I**

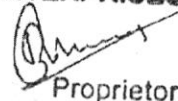
Sr No.	Item Description	Quantity	Rate	Unit	Amount
1	Preparation of shrubery	1800	789	Sqm	1420200
2	Providing, laying and fixing P.V.C. pipe of 40mm	160.00	316	Rmt	50560
3	Providing, laying and fixing P.V.C. pipe of 50mm	180.00	443	Rmt	79740
4	Providing, laying and fixing P.V.C. pipe of 75mm	90.00	453	Rmt	40770
5	65 mm dia. CPVC pipe SCH - 40	120.00	850	Rmt	102000
6	Valve Boxes 12", Rectanglar shape with openable top green cover Make - Jain /Toro /Nelson/ Rain Bird	3.00	2,375.00	Per No	7125
7	PVC Service saddle 40 mm x 1/2 ", 10 kg/cm2 Make - Jain / Finolex / Kisan	290.00	50.00	Per No	14500
8	Spray Pop-up sprinkler	290.00	959	Per No	278110
9	Solenoid Valves of size 2" with flow control and Female BSP inlet-Outlet Make - Hunter /Toro / Nelson / Rain Bird	3.00	4,980.00	Per No	14940
10	2C x 14AWC Cable Make - Hunter / Rainbird / Netafin / Toro	560.00	146.00	Meter	81760
			<b>Total</b>		<b>2089705</b>

For Nyati Builders Pvt Ltd



Authorised Signatory  
FOR VRUTIKA ENTERPRISES

For VRUTIKA ENTERPRISES Accepted



Proprietor

Contractor



**Terms & Conditions:**

1. The expenses towards freight, loading, unloading of machineries & tools & tackles, Labour etc are inclusive in Rate.
2. If part work is allotted to other contractors, contractor should have no objection for the same, so contractor should confirm the work allotted to him in coordination with site in charge.
3. In case of any reduction in scope of work or termination, bill will be finalised strictly as per the payable percentage of completed stage of work & duly certified by the Site In charge. No other claims shall be entertained for payment.
4. Payment will be made as per the actual quantity executed at site & duly certified by Site In charge.
5. Above rates include scope which is mentioned in scope of work & Terms & Conditions.
6. The approved item rates will remain unchanged throughout the completion of work irrespective of any quantity.
7. Above rates are applicable for any height, lead & lift as per site conditions & drawings.
8. Your scope of work may be reduced as per the **Nyati Builders Pvt Ltd** requirement & Site conditions and you shall have no objection for the same.
9. If Any Work done by other agency of your scope then such amount will be deducted from your bill with additional penalty charges & you should have no objection for the same.
10. If **Nyati Builders Pvt Ltd** is not satisfied of your performance in terms of quality, speed & other non-acceptable issue, company is free to allot the remaining or part work to other agency & you should have no objection for the same.
11. GST as applicable shall be paid extra provided that contractor should submit all the required details & compliance as per the prevailing rules. If contractor fails to provide & comply the same then payment shall not be released.
12. Next RA Bill will not be released unless contractor paid P.F. & GST of previous bill.

For Nyati Builders Pvt Ltd



Authorized Signatory

For VRUTIKA ENTERPRISES



Proprietor

Accepted

Contractor

3082

SELF DECLARATION

My self Bharat Khomane Proprietor/Partner of VRUTIKA ENTERPRISES

I/We have allotted work of Urban Air/Noise Pollution Control work of Project  
Nyati Ethos-I-B3 Building \_\_\_\_\_ vide work order no.  
CNT/ETHOS/8/2024 Dtd.- 30/8/24

I/ We agreed all terms & conditions, scope of work, specifications, rates, area & mode of measurement, safety clauses/ conditions as mentioned in work order, also I/ We have seen all drawings (Architectural/ Structural) including plan, elevation & section.

I/ We hereby agree approved rate & payment schedule/ stages & I/ We will execute the work till final completion of Urban Air/Noise Pollution Control work allotted to me without demanding any rate escalation & I/ We commit for timely completion of work as per the schedule.

If I/ We fail above commitment then you are free to terminate me without any notice & forfeit my balance payment & retention amount & agreed penalty as decided by you, I have no objection for the same.

Thanking You,

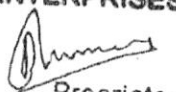


Signature:

Name:

Date:

**For VRUTIKA ENTERPRISES**

  
Proprietor

3083

AMERIKANA



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. : 3432  
दिनांक : 30/10/2024

मे. न्याती बिल्डर्स प्रा. लि.

न्याती युनिटी, स.नं. १०३/१२९, प्लॉट बी+सी,  
सि.टी.एस. क्र. १९९५ व १९९५ बी, येरवडा, पुणे नगर रस्ता,  
पुणे- ४११००६

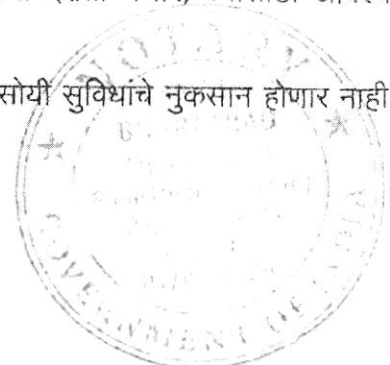
विषय :- स.नं. २१/१अ/१ब/३अ/१/३अ/२/३अ/३/३ अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात मे. न्याती बिल्डर्स प्रा. लि. यांचे स्वनिधीतून शहरी हवा / ध्वनी प्रदूषण नियंत्रण विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

- संदर्भ :- १) आ.क्र. २०२१ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि.यांचा प्रस्ताव  
२) जा.क्र. २२६२ दि. १४/०८/२०२४ अन्वयेचे उद्यान विभागाचे  
३) आ.क्र. २६३४ दि. १९/०८/२०२४ अन्वयेचे मे. न्याती बिल्डर्स प्रा. लि. यांचे पत्र  
४) ठ. क्र. २०३ दि. २९/०८/२०२४ अन्वयेची मान्यता

विषयाकित्त मिळकतीचे एन्व्हायरल क्लिअरन्स दाखला प्राप्त होताना, त्यामध्ये नमुद अटी व शर्तीस अनुसरून मे. न्याती बिल्डर्स प्रा. लि. यांनी संदर्भ क्र. १ अन्वये त्यांना आदेशीत असलेल्या कामांमधुन शहरी हवा / ध्वनी प्रदूषण नियंत्रण विषयक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने संदर्भ क्र. २ अन्वये उद्यान विभागाकडुन स्वामी विवेकानंद उद्यान, विमाननगर, लोहगाव येथील पुणे महानगरपालिकेच्या ताब्यात आलेली उद्यानाची जागा सुचवुन काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करण्यास कळविण्यात आले होते. त्यानुसार संदर्भ क्र. ३ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव उद्यान विभागाकडे प्रस्ताव पत्र दाखल झालेले आहे. सदरच्या प्रस्तावावर प्राप्त मान्यतेस अनुसरून खालील अटी व शर्तीवर आपणांस काम करण्यासाठी परवानगी देण्यात येत आहे.

सदरचे काम करताना खालील अटी बंधनकारक आहे.

- १) प्रस्तावीत काम सुरु करताना व चालु असताना उद्यानात येणाऱ्या, प्राणी संग्रहालयातील नागरीकांना, प्राण्यांना कोणताही धोका अथवा नुकसान/ अडचण होणार नाही याची दक्षता घेणार, त्यासाठी आवश्यक त्या उपाययोजना करणार.
- २) प्रस्तावीत काम करताना उद्यानातील, प्राणी संग्रहालयातील इतर सोयी सुविधांचे नुकसान होणार नाही, याची दक्षता घेणार अथवा त्याची योग्य पद्धतीने दुरुस्ती करून देणार.



- ३) प्रस्तावीत करण्यात येणाऱ्या कामाचे कामगार, ठेकेदार, मालाचे पुरवठादार यांची कोणतीही वित्तीय अथवा कायदेशीर जबाबदारी पुणे मनपाची राहणार नाही.
- ४) प्रस्तावीत काम करणाऱ्या कामगारांच्या सुरक्षेची जबाबदारी विकसक यांची राहिल.
- ५) विकसक यांचेकडून कोणत्याही अटी व शर्तीचा भंग होत असल्याचे आढळल्यास अथवा काम योग्य रीतीने होत नसल्याचे आढळून आल्यास, सदर काम थांबविण्याचे अथवा दिलेली परवानगी रद्द करण्याचे अधिकार पुणे महानगरपालिका राखून ठेवत आहे.
- ६) प्रस्तावीत काम करत असताना उद्यान विभागाकडील हॉर्टिकल्चर सुपरवायजर, सहाय्यक उद्यान अधीक्षक, उद्यान अधीक्षक, अभियंता तसेच प्राणी संग्रहालयाचे संचालक यांनी केलेल्या सुचनांनुसार काम करणे आवश्यक राहिल. तसेच करण्यात येणाऱ्या कामाची देखभाल व दुरुस्ती काम पुर्ण झाल्यापासून किमान ६ महिने कालावधीपर्यंत विना मोबदला करणे बंधनकारक राहिल.
- ७) प्रस्तावीत काम करणाऱ्या कामगारांना, ठेकेदारांना उद्यानामध्ये वास्तव्य/रहिवास करता येणार नाही.
- ८) प्रस्तावीत कामाचा प्रगती अहवाल प्रत्येक पातळीवर उद्यान विभागास लेखी स्वरूपात फोटोसह सादर करणार.
- ९) प्रस्तावीत करण्यात येणाऱ्या कामाचे पुर्ण झाल्याचे फोटोसह लेखी पत्राद्वारे उद्यान विभागाकडे कळविल्यानंतर, सदरच्या कामाची उद्यान विभागाकडील अधिकारी यांनी समक्ष पाहणी केल्यानंतर जागेवर काम समाधानकारकरित्या पुर्ण झाले असल्याचे दिसून आल्यानंतरच उद्यान विभाग, पुणे महानगरपालिका यांचेकडून काम पुर्णत्वाचा दाखला दिला जाईल.
- १०) सदरच्या आपल्या स्वनिधीमधून करण्यात येणाऱ्या आपणांकडून करण्यात येणाऱ्या सर्व काम, माल मटेरीयल, उत्पन्न यावर आपला कोणताही व कसलाही मालकी अथवा कायदेशीर अधिकार राहणार नाही, सदरच्या जलसंधारण, वृक्षारोपन व इतर कामांमधून मधुन भविष्यात कोणतेही उत्पन्न प्राप्त झाल्यास, त्यावर संपुर्णपणे व केवळ उद्यान विभाग, पुणे महानगरपालिका यांचा अधिकार राहिल.
- ११) सदरचे करण्यात येणाऱ्या कामामध्ये उद्यान विभागाकडून काही बदल सुचविल्यास त्यानुसार बदल करणे अत्यावश्यक राहिल.
- १२) सदरचे काम पुर्ण झाल्यानंतर व आपणांस कामाचे पुर्णत्वाचे पत्र दिल्यानंतर, भविष्यात अत्यावश्यक वाटल्यास सदरच्या कामामध्ये कोणताही बदल करण्याचा अथवा संपुर्ण काम काढून टाकण्याचा सर्वाधिकार उद्यान विभाग, पुणे महानगरपालिका राखून ठेवत आहे.

तरी वरील सर्व अटींचे पालन करून काम करावे

कळावे,



मुख्य उद्यान अधीक्षक  
पुणे महानगरपालिका



उद्यान कार्यालय  
पुणे महानगरपालिका  
जा.क्र. :  
दिनांक :

मुख्य उद्यान अधिकशक  
पुणे महानगरपालिका

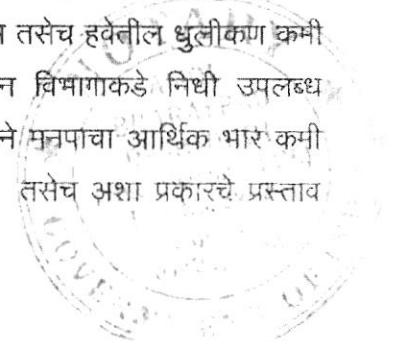
विषय :- स.नं. 21/१अ/१ब/३अ/१/३अ/२/३अ/३/३ अ/४, मौजे उंड्री, ता. हवेली, जि. पुणे येथील "न्याती इथॉस" समूह गृह बांधणी प्रकल्पाकरिता एन्व्हायर्नमेंट ना-हरकत पत्राचे अनुषंगाने, पर्यावरण पूरक कामे पुणे महानगरपालिकेच्या उद्यानात मे. न्याती बिल्डर्स प्रा. लि. यांचे शहरी हवा/ध्वनी प्रदूषण नियंत्रण उपक्रम विषयक कामे करण्याबाबतच्या प्राप्त प्रस्तावाबाबत

संदर्भ :- १) आ.क्र. २०२१ दि. २५/०७/२०२४ अन्वये प्राप्त मे. न्याती बिल्डर्स प्रा. लि.यांचा प्रस्ताव  
२) जा.क्र. २२६२ दि. १४/०८/२०२४ अन्वयेचे उद्यान विभागाचे पत्र  
३) आ.क्र. २६३४ दि. १९/०८/२०२४ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव

विषयाकित्त मिळकतीचे एन्व्हायरल क्लिअरन्स दाखला प्राप्त होताना, त्यामध्ये नमुद अटी व शर्तीस अनुसरून मे. न्याती बिल्डर्स प्रा. लि. यांनी संदर्भ क्र. १ अन्वये त्यांना आदेशीत असलेल्या कामांमधुन शहरी हवा /ध्वनी प्रदूषण नियंत्रक विषयक कामे करण्याबाबत पत्र दाखल केले होते. सदरच्या पत्राच्या अनुषंगाने संदर्भ क्र. २ अन्वये उद्यान विभागाकडुन स्वामी विवेकानंद उद्यान, विमाननगर, लोहगाव येथील उद्यान आरक्षण अंतर्गत पुणे महानगरपालिकेच्या ताब्यात आलेली उद्यानाची जागा सुचवुन काम करण्याबाबतचा सविस्तर प्रस्ताव सादर करण्यास कळविण्यात आले होते. त्यानुसार संदर्भ क्र. ३ अन्वयेचा मे. न्याती बिल्डर्स प्रा. लि. यांचा प्रस्ताव उद्यान विभागाकडे दाखल झालेला आहे. सदरच्या प्रस्तावासोबत त्यांनी प्रस्तावीत शहरी हवा /ध्वनी प्रदूषण विषयक कामाच्या खर्चाचे अंदाजपत्रक(Estimate) दाखल केलेले आहे. सदरच्या प्रस्तावावर प्राप्त निर्देशा अनुसरून आदेशार्थ सदरचे निवेदन सादर करण्यात येत आहे.

सदरच्या कामामध्ये त्यांनी मोठी झाडे लावणे, झुडपे लावणे, फुलांची झाडे व झुडपे लावणे, खत टाकणे, माती टाकणे, स्वयंचलित यंत्रणा(Automation System) इरीगेशन सिस्टीम बसवुन कार्यान्वीत करणे, हवा प्रदूषण व ध्वनी प्रदूषण नियंत्रण उपक्रमाबाबतचे बॅनर, बोर्ड लावणे इत्यादी अंदाजे र.रु. २४.६६लक्ष (जी.एस.टी. चार्जेससह) करणार असल्याचे प्रस्तावीत केले आहे.

सदरच्या खाजगी विकसकाकडून त्यांचे स्वयंनिधीमधुन सार्वजनिक उपयोगाकरीता उद्यानामध्ये नागरी हवा /ध्वनी प्रदूषण नियंत्रक विषयक कामे होणार असल्याने, उद्यानात येणाऱ्या नागरीकांना हिरवळ, झाडे झुडपे यांची सुविधा उपलब्ध होउन, परीसरातील वातावरणामध्ये ऑक्सीजनचे प्रमाण सुधारण्यास तसेच हवेलील धुलीकण कमी होण्यास मदत होण्याची शक्यता आहे. तसेच अशा प्रकारच्या कामाकरीता उद्यान विभागाकडे निधी उपलब्ध नसल्याने, सदरची कामे प्रलंबित राहिली आहेत. अशा प्रकारे काम होणार असल्याने मनुष्यांचा आर्थिक भार कमी होणार असल्याने अशा प्रकारच्या प्रस्तावांना तातडीने चालना देणे आवश्यक आहे. तसेच अशा प्रकारचे प्रस्ताव



सादर करण्याकरीता विकसन व खाजगी संस्था/कंपनी यांना मोठ्या प्रमाणावर उद्युक्त करणेकरीता महानगरपालिकेकडून प्रोत्सहित करणे आवश्यक आहे.

सदरच्या प्रस्तावामध्ये विकसक यांनी पुणे महानगरपालिकेच्या मिळकतीमधील प्रस्तावीत विकसनाची कामे पुर्ण केल्यानंतर, त्यांच्या नावाचा बोर्ड लावण्याची परवानगी मिळण्याची विनंती केली आहे. सदरच्या प्रस्तावास मान्यता देताना खालील अटी बंधनकारक करणे अत्यावश्यक आहे.

१) प्रस्तावीत काम सुरु करताना व चालु असताना उद्यानात येणाऱ्या नागरीकांना कोणताही धोका अथवा नुकसान/ अडचण होणार नाही याची दक्षता घेणार, त्यासाठी आवश्यक त्या उपाययोजना करणार.

२) प्रस्तावीत काम करताना उद्यानातील इतर सोयी सुविधांचे नुकसान होणार नाही, याची दक्षता घेणार अथवा त्याची योग्य पद्धतीने दुरुस्ती करून देणार.

३) प्रस्तावीत करण्यात येणाऱ्या कामाचे कामगार, ठेकेदार, मालाचे पुरवठादार यांची कोणतीही वित्तीय अथवा कायदेशीर जबाबदारी पुणे मनपाची राहणार नाही.

४) प्रस्तावीत काम करणाऱ्या कामगारांच्या सुरक्षेची जबाबदारी विकसक यांची राहिल.

५) विकसक यांचेकडून कोणत्याही अटी व शर्तीचा भंग होत असल्याचे आढळल्यास अथवा काम योग्य रीतीने होत नसल्याचे आढळून आल्यास, सदर काम थांबविण्याचे अथवा दिलेली परवानगी रद्द करण्याचे अधिकार पुणे महानगरपालिका राखून ठेवत आहे.

६) प्रस्तावीत काम करत असताना उद्यान विभागाकडील हॉर्टीकल्चर सुपरवायजर, सहाय्यक उद्यान अधीक्षक, उद्यान अधीक्षक, अभियंता यांनी केलेल्या सुचनांनुसार काम करणे आवश्यक राहिल. तसेच करण्यात येणाऱ्या कामाची देखभाल व दुरुस्ती काम पुर्ण झाल्यापासुन किमान ६ महिने कालावधीपर्यंत विना मोबदला करणे बंधनकारक राहिल.

७) प्रस्तावीत काम करणाऱ्या कामगारांना, ठेकेदारांना उद्यानामध्ये वास्तव्य/रहिवास करता येणार नाही.

८) प्रस्तावीत कामाचा प्रगती अहवाल प्रत्येक पातळीवर उद्यान विभागास लेखी स्वरूपात फोटोसह सादर करणार.

९) प्रस्तावीत करण्यात येणाऱ्या कामाचे पुर्ण झाल्याचे फोटोसह लेखी पत्राद्वारे उद्यान विभागाकडे कळविल्या नंतर, सदरच्या कामाची उद्यान विभागाकडील अधिकारी यांनी समक्ष पाहणी केल्यानंतर जागेवर काम समाधानकारकरित्या पुर्ण झाले असल्याचे दिसुन आल्यानंतरच उद्यान विभाग, पुणे महानगरपालिका यांचेकडून काम पुर्णत्वाचा दाखला दिला जाईल.

१०) सदरच्या आपल्या स्वनिधीमधुन करण्यात येणाऱ्या आपणांकडून करण्यात येणाऱ्या सर्व काम, माल मटेरीयल, उत्पन्न यावर आपला कोणताही व कसलाही मालकी अथवा कायदेशीर अधिकार राहणार नाही, सदरच्या जलसंधारण, वृक्षारोपन व इतर कामांमधुन मधुन भविष्यात कोणतेही उत्पन्न प्राप्त झाल्यास, त्यावर संपुर्णपणे व केवळ उद्यान विभाग, पुणे महानगरपालिका यांचा अधिकार राहिल.


११) सदरचे करण्यात येणाऱ्या कामामध्ये उद्यान विभागाकडून काही बदल सुचविल्यास त्यानुसार बदल करणे अत्यावश्यक राहिल.

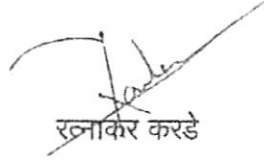
१२) सदरचे काम पुर्ण झाल्यानंतर व आपणांस कामाचे पुर्णत्वाचे पत्र दिल्यानंतर, भविष्यात अत्यावश्यक वाटल्यास सदरच्या कामामध्ये कोणताही बदल करण्याचा अथवा संपुर्ण काम काढुन टाकण्याचा सर्वाधिकार उद्यान विभाग, पुणे महानगरपालिका राखून ठेवत आहे.


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तरी वरील सर्व बाबींचा, मनपाचे सर्वसाधारण धोरण व आर्थिक हित लक्षात घेउन सदरच्या विषयाकित प्रस्तावाबाबत पुढील आदेश होणेस विनंती आहे.

मा. स. कळावे,

  
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उप अभियंता  
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मुख्य उद्यान अधीक्षक  
उद्यान विभाग  
पुणे महानगरपालिका

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