



**BEFORE THE NATIONAL GREEN TRIBUNAL  
WESTERN ZONE BENCH, PUNE  
APPEAL NO.21/2023**

**Santosh Daundkar**

**----Appellant**

**Vs**

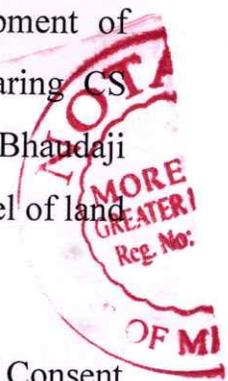
**The Secretary, MoEF & CC & Ors**

**-----Respondents**

**Affidavit on behalf of Respondent No.6 -Maharashtra Pollution  
Control Board.**

I, Pratap D. Jagtap, Age-adult , Occupation -Service , the Sub Regional Officer of the Maharashtra Pollution Control Board at Mumbai-I , having my office address at Kalpataru Point, 1<sup>st</sup> Floor, Near Sion Circle, Sion (East), Mumbai-400 001, do hereby state on solemn affirmation as under:-

- (1) I have perused the papers and proceedings in the above matter. I am conversant with the facts of the case and I am able to depose the same.

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- (2) I say and submit that the Appellant has filed the instant Appeal, by challenging the Environmental Clearance (EC) dated 11/4/2023 , on the ground that the EC has been granted in favour of Respondent No.9 i.e. M/s.Safal Developers Pvt Ltd (Project Proponent) for carrying out construction activity of super luxury private towers in the name of proposed Redevelopment of Municipal Property known as Barracks on plot bearing CS No.6(Pt) of F/North Ward, situated at Vishramwadi, Bhandaji Road, Sion Mumbai , despite the fact that the said parcel of land is reserved for Recreation Ground (RG) garden etc.
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- (3) I say and submit that the Respondent -Board had granted Consent to Establish vide letter dated 26/3/2019 to Respondent No.9- Project Proponent for a period upto the commissioning of the project or 5 years, whichever is earlier for their proposed Residential-cum-Commercial redevelopment Project at plot bearing C.S.No.6(pt) of F/North ward, Sion Division, situated at Vishramwadi, Bhandaji Road, Sion, Mumbai on total plot area 26,329.97 sqmtrs for total construction BUA of 1,67,807.5 sqmtrs , subject to certain terms and conditions, wherein one of the condition at Sr.No.10 was that the applicant shall not take effective steps towards proposed construction prior to obtaining Environment Clearance from the Competent Authority etc. A copy of the Consent to Establish dated 26/3/2019 is annexed herewith as an **Exhibit-I**.
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- (4) I say and submit that the Respondent -Board has received a complaint dtd 20/3/2023 from the Appellant regarding noise pollution caused due to the construction work at the aforesaid site thereby affecting the senior citizens residing at the old age home at Manav Seva Sansthan at Babasaheb Ambedkar Road, Sion. I say and submit that, in order to verify the said complaint, the official of the Respondent -Board at Mumbai-I visited the aforesaid site on 24/3/2023 and observed that the Respondent No.9-Project Proponent had obtained Consent to establish on 26/3/2019 for BUA of 1,67,807.5 sqmtrs. During the visit it was observed that excavation work was found in progress and piling work in some part of the aforesaid plot was found completed. The documents pertaining to EC, IOD CC etc was not available at the site. At the time of visit, there was no hammering activity like shore piling work observed and hence no noise was noticed. The Respondent No.9-Project Proponent has failed to submit Bank Guarantee of Rs.25 Lakhs towards Consent to Establish condition. A copy of the Visit Report dated 24/3/2023 alongwith typed copy of the same are annexed herewith as an **Exhibit-II collectively**.

In view of the above non-compliances, the Respondent - Board has issued Show cause notice to the Respondent No.9 - Project Proponent vide letter dated 13/4/2023 for failure to provide adequate barricading at the construction site, failure to provide documents like EC, IOD,CC , six monthly EC



compliance report, post monitoring EC report and non-submission of Bank Guarantee. A copy of the Show cause notice dated 13/4/2023 is annexed to the Appeal as an Annexure-A-20.

- (5) I say and submit that in the meantime, the Respondent No.9 - Project Proponent has obtained Environment Clearance from the Respondent No.3, for their aforesaid project on 11/4/2023 having Total Built Up Area of 1,35,577.8 sq.mtrs with certain terms and conditions. A copy of the Environment Clearance dated 11/4/2023 is annexed at page No.64 of the said Appeal .
- (6) I say and submit the Respondent No.9-Project Proponent vide reply dated 28/4/2023 submitted photocopies of the CC, IOD, EC and informed that they will provide additional adequate barricades and conduct noise monitoring at the site. The Respondent No.9-Project Proponent further informed that the half yearly post monitoring report submission is in process and they have submitted the Bank Guarantee of Rs.25 Lakhs as per Consent conditions.
- (7) I say and submit that in order to verify the present status, the official of the Respondent Board at Mumbai-I visited to the aforesaid site of Respondent No.9-Project Proponent on 30/11/2023 and observed that the construction work of Plinth Level was found in progress. The Respondent No.9-Project Proponent has provided barricades with height of 20 feet by tin



shed around the periphery and also provided sound proof barricades of height of 18 feet along the side of the Manav Seva Sansthan and Little Angle School. The Respondent No.9-Project Proponent has obtained Environment Clearance on 11/4/2023 and IOD and CC from the MCGM. They have submitted Bank Guarantee of Rs.25 Lakhs towards Consent to establish which is valid upto 26/4/2028. A copy of the Visit Report dated 30/11/2023 alongwith typed copy of the same are annexed herewith as an **Exhibit-III collectively**.

- (8) I say and submit that the Respondent-Board has given an opportunity of personal hearing to the Respondent No.9-Project Proponent on 5/12/2023 and accordingly issued Interim Directions vide letter dated 7/12/2023 to the Respondent No.9-Project Proponent and directed to operate the pollution control system continuously and efficiently so as to achieve the consented norms in order to avoid any pollution nuisance in the vicinity, to take precautionary measures to minimize the noise caused due to construction activity and ensure that the noise levels are within the limits so as to avoid any pollution nuisance in the vicinity and submit additional Bank Guarantee of Rs.1,00,000/- towards compliance . A copy of the Interim directions issued vide letter dated 7/12/2023 is annexed herewith as an **Exhibit-IV**.



(9) I say & submit that Respondent No. 5-MCGM is the competent Authority to take decision regarding said parcel of land is reserved for Recreation Ground (RG) garden.

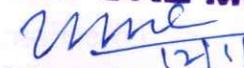
Solemnly affirmed on this <sup>ce.</sup> day of Jan 2024, at Mumbai

For and on behalf of Maharashtra  
Pollution Control Board,

  
(Pratap D. Jagtap)

Sub-Regional Officer-Mumbai-I



**BEFORE ME**  
  
12/1/2024  
**VASANT B. MORE**  
Notary Gr. Mumbai  
7, Vijaya Sadan, Flat No..304,  
Above Axis Bank,  
Sion West, Mumbai-400022

REGISTER Sr. No. 83/2024



## MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/ 24010437  
 Fax: 24023516  
 Website: <http://mpcb.gov.in>  
 E-mail: [cac-cell@mpcb.gov.in](mailto:cac-cell@mpcb.gov.in)



Kalpataru Point, 2<sup>nd</sup> - 4<sup>th</sup> Floor  
 Opp. Cine Planet Cinema,  
 Near Sion Circle, Sion (E)  
 Mumbai-400 022.

Consent order No. Format 1.0/BO/CAC-Cell/UAN No. 0000042676/E/8<sup>th</sup>CAC-1903001489  
 Date- 26/03/2019

To,  
 M/s Safal developers Pvt. Ltd.,  
 C.S. No. 6(pt) of F/North ward, Sion division,  
 situated at Vishramwadi, Bhaudaji Road, Sion, Mumbai – 400 022.

Subject: Grant of Consent to Establish for proposed Residential & Commercial redevelopment project in Red Category.

Ref.: 1. Minutes of Consent Appraisal Committee meeting held on 11/12/2018.

Your application No. 0000042676 Dated 14/02/2018

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 under Rule 6 of the Hazardous and Other Wastes (Management and 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:

- The Consent to Establish is granted for period up to commissioning of the project or up to 5 year whichever is earlier.
- The capital investment of the project is Rs. 912.78 Crs as per undertaking submitted by the project proponent.
- The Consent to Establish is granted for proposed Residential & Commercial redevelopment project of M/s Safal developers Pvt. Ltd. at plot bearing C.S. No. 6(pt) of F/North ward, Sion division, situated at Vishramwadi, Bhaudaji Road, Sion, Mumbai – 400 022 on total plot area 26,329.97 sq. mtrs. for total construction BUA of 1,67,807.5 sq. mtrs. including utilities and services of project as per construction permission issued by the Local Body.

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

Sr. No.	Description	Permitted quantity of discharge (CMD)	Standards to be achieved	Disposal
1.	Trade effluent	NIL	NA	NA
2.	Domestic effluent	636	As per Schedule -I	The treated domestic effluent shall be 60% recycled for secondary purposes and remaining shall be utilized on land for gardening.

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

Sr. No.	Description of stack/ source	Number Of Stack	Standards to be achieved
1	DG Sets (250, 400, 500 & 2x1,250 KVA)	5	As Per Schedule -II

6. Conditions under Solid Waste Management Rule, 2016:

Sr. No.	Type Of Waste	Quantity	Treatment	Disposal
1	Biodegradable	1,608 Kg/D	OWC followed by composting	Used as a manure for gardening
2	Non-Biodegradable	1,073 Kg/D	---	Segregate and Hand over to Local Body/ Sale to Scrap Merchant
3	STP Sludge	50 Kg/D	---	Used as manure for gardening

7. Conditions under Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 for treatment and disposal of hazardous waste:

Sr.No.	Type Of Waste	Category	Quantity	UOM	Treatment	Disposal
1	Used/ Spent Oil	5.1	As actual	Ltrs./A	--	Sale to Auth. Party/ Recycler

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. The applicant shall not take effective steps towards proposed construction prior to obtaining Environmental Clearance from the Competent Authority. As per para 2 of EIA Notification dtd. 14/09/2006, the effective steps include starting of any construction work or preparation of land by the project management. However, as clarified by the MoEF vide Office Memorandum No. J-1103/41/2006-IA.II(I) dtd. 19/08/2010, fencing of the site to protect it from getting encroached & construction of temporary shed(s) for guard(s) & acquisition of land shall not be treated as a effective step.
11. Project Proponent shall provide Sewage Treatment Plant so as to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit.
12. 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 utilized on land for gardening.
13. Project Proponent shall install online monitoring system for parameters BOD, TSS and Flow at the outlet of STP with the connectivity to MPCB Server.
14. Project Proponent shall install organic waste digester along with composting facility/ bio-digester (biogas) with composting facility for the treatment of wet garbage.
15. Project Proponent shall obtain NOC from MCGM for disposal of construction debris at specific site inspected and approved by Municipal Corporation.
16. This Consent is issued without prejudice to the order passed as may be passed by the Hon'ble Supreme Court of India in special leave petition Civil No. D23708/2017.
17. Project Proponent shall submit BG of Rs. 25 Lakhs towards compliance of EC and consent to establish condition.
18. Project Proponent shall not take effective steps towards demolition & construction unless obtaining NOC/permission from the MCGM for carrying out construction on their sites and that the construction debris generated from the particular site shall be transported and deposited in specific approved site.

For and on behalf of the  
Maharashtra Pollution Control Board

(E. Ravendiran, IAS)  
Member Secretary

Received Consent fee of –

Sr. No.	Amount	DR/ DD/ RTGS/ NEFT/ TRXN No.	Date	Bank Name
1	Rs. 18,25,560/-	7606825	03/10/2018	Union Bank of India

Copy to:

1. Regional Officer (Mumbai)/ Sub-Regional Officer (Mumbai-I), M.P.C. Board.  
- They are directed to ensure compliance of the Consent conditions.
2. Chief Accounts Officer, MPCB, Mumbai.
3. CC/CAC desk- for record & website updating purposes.

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

- 1) A) As per your application, you have proposed to provide 3 nos. of STPs of designed capacities 115 CMD (for Bldg. No. 1), 450 CMD (for Bldg. Nos. 2 & 3), 104 CMD (for Bldg. Nos. 4 & 5) with SBR Technology for the treatment of 636 CMD sewage.

B) The Applicant shall operate the Sewage Treatment Plant (STP) to treat the sewage so as to achieve the following standards/ prescribed under EP Act, 1986 and Rules made there under from time to time, whichever is stringent:

Sr. No.	Parameters	Standards prescribed by Board
		Limiting Concentration in mg/l, except for pH
01	BOD (3 days 27°C )	10
02	Suspended Solids	20
03	COD	50
04	Residual Chlorine	1ppm

- 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. In no case, effluent shall find its way to any water body directly/ indirectly at any time.
- 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 an 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. The applicant shall consume water for various purposes as follows:

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	736
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.	For gardening	20

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

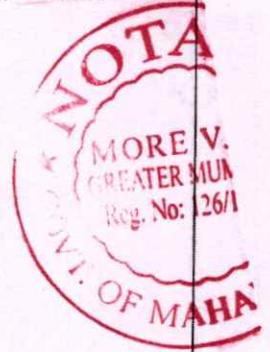
1. As per your application, you have proposed to install the Air pollution control (APC) system and also proposed to erect following stack(s) and to observe the following fuel pattern-

Sr. No.	Stack Attached To	APC System	Height in Mtrs.	Type of Fuel	Quantity & UoM	S%	SO <sub>2</sub> (Kg/day)
	D.G. Set (250 KVA)	Acoustic Enclosure	3	HSD	62.5 Kg/Hr	1	30
	D.G. Set (400 KVA)	Acoustic Enclosure	4	HSD	100 Kg/Hr	1	48
1	D.G. Set (500 KVA)	Acoustic Enclosure	5	HSD	125 Kg/Hr	1	60
2	D.G. Sets (2x1,250 KVA)	Acoustic Enclosure	10	HSD	625 Kg/Hr	1	300

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 Particulate matter	Not to exceed	150 mg/Nm <sup>3</sup>
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3. The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement alteration 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).

Details of Bank Guarantees

Sr. No.	C to E/O/R	Amt. of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity
1	C to E	Rs. 25 Lakh	Within 15 days	Towards compliance of the Environmental Clearance & Consent to Establish conditions	31/03/2024	Up to 31/07/2024

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.

Maharashtra Pollution Control Board

**Conditions during construction phase:**

a	During construction phase, applicant shall provide temporary sewage disposal and MSW facility for staff and worker quarters.
b	During construction phase, the ambient air and noise quality should be closely monitored to achieve Ambient Air Quality Standards and Noise by the project proponent through MoEF approved laboratory.
c	Noise should be controlled to ensure that it does not exceed the prescribed standards. During nighttime 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) Applicant 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) Applicant should make efforts to bring down noise level due to DG set, outside their 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 MoEF dated 17.05.2002 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.

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## MAHARASHTRA POLLUTION CONTROL BOARD

## Sub Regional Office, Mumbai-I

Tel. No. 022-24010437  
 Fax No. 022-24020781  
 Visit us at : <http://mpcb.gov.in>  
 Email : [sromumbai1@mpcb.gov.in](mailto:sromumbai1@mpcb.gov.in)



"Your Service is our Duty"

Kalptaru Point 2<sup>nd</sup> floor,  
 Sion Matunga Scheme Road No. 8,  
 Opposite Sion Circle,  
 Sion (E),  
 Mumbai – 400 022.

### Visit Report

**Date : 24.03.2023**

Name & Address of Industry : M/s Safal Developers Pvt. Ltd., C.S. no. 6 (pt), of F North ward, Sion Division situated at Vishramwadi, Bhau Daji Road, Sion, Mumbai-400022

Date of Visit : 24.03.2023

Visited By- : Shri. Darshan Mhatre

Contact Person- : No any authorized person on site

Contact No : -

Consent Status : Obtained C to E dated 26.03.2019.

### Observations:

This site is visited in r.e.f of complaint received to this office regarding noise pollution to the old age Home at Manav Seva Sansthan adjacent to above said site. During, visit following observations are made.

1. During visit construction work of Plinth level was found in progress.
2. Board has issued SCN dated 13.04.2023 as per complaint received to this office regarding Noise pollution.
3. P.P. has provided barricading with height 20 feet by tin sheet around the periphery & also provided sound proof barricading of height 18 feet along Manav Seva Sansthan & Little angel School side.

4. They have obtained EC from GOM dated. 11.04.2023 IOD & CC from MCGM.
5. They have submitted a B.G of Rs. 25 Lakhs towards Consent to Establish which is valid upto 26.04.2028.

**Sd/-**  
**(D. V. Mhatre)**  
**Field Officer, Mumbai-1**



MAHARASHTRA POLLUTION CONTROL BOARD  
Sub-Regional Office, Mumbai-1

Ph :- (022)-24015269

e-mail :-

sromumbai1@mpcb.gov.in

Website :- [http//mpcb.gov.in](http://mpcb.gov.in)



First Floor, Kalpataru Point,  
Sion Circle, Sion(E),  
Mumbai- 400 022.

Date: 24/03/2023

Visit Report

- 1) Name & Address of Industry : M/s. Satal Developers Pvt. Ltd,  
C.S.No. 6(PH) of Fort North Ward,  
Sion DV, Situated at Vishramwad  
Bhan Dasi Rd, Sion, Mumbai - 22.
- 2) Type of Industry : Const. Project.
- 3) Person Contacted : No any authorized person on site.
- 4) Phone Number : -
- 5) Consent Status : Obtained C to E dtd 26/03/2019.
- 6) Observation : Site is visited in ref of complaint

received to this office regarding noise pollution to the old Age Home at munav seva Sansthan adjacent to above said site, but

During visit following observations are made: -

- 1) P.P. has obtained consent to establish vide dtd. 26/03/2019 for total plot area 26329.97 sqm & for total construction BVA of 157807.5 sqm.
- 2) During visit it was observed that, ~~stone~~ ~~piling work~~ excavation work found in progress & piling work in some part of said plot found completed.
- 3) Information regarding EC, EoD, CC etc not available at site.

(P. Ino.)

- 4) During visit there was no any hammering activity like shore piling work observed, therefore there was no any noise noticed.
- 5) R.P. has not submitted B.G. of Rs. 25 lakhs towards C to E condition.

  
(D.V. Srikar)  
FO.M



**MAHARASHTRA POLLUTION CONTROL BOARD**  
**Sub Regional Office, Mumbai-I**

Tel. No. 022-24010437  
 Fax No. 022-24020781  
 Visit us at : <http://mpcb.gov.in>  
 Email : sromumbai1@mpcb.gov.in



"Your Service is our Duty"

Kalptaru Point 2<sup>nd</sup> floor,  
 Sion Matunga Scheme Road No. 8,  
 Opposite Sion Circle,  
 Sion (E),  
 Mumbai – 400 022.

**Visit Report**

**Date: 30.11.2023.**

Name & Address of Industry : M/s Safal Developers Pvt. Ltd., C.S. no. 6  
 (pt), of F North ward, Sion Division situated  
 at Vishramwadi, Bhau Daji Road, Sion,  
 Mumbai-400022

Date of Visit : 30.11.2023

Visited By- : Shri. Darshan Mhatre

Contact Person- : Suhas Gavhane

Contact No : 9869333853

Consent Status : C to E obtained dated 20.03.2019.

**Observations:**

This site is visited in r.e.f of SCN dated 13.04.2023 for checking complaine and verification of reply submitted by project. Duing, visit following observations are made.

1. During visit construction work of Plinth level was found in progress.
2. Board has issued SCN dated 13.04.2023 as per complaint received to this office regarding Noise pollution.
3. P.P. has provided barricading with height 20 feet by tin sheet around the periphery & also provided sound proof barricading of height 18 feet along Manav Seva Sansthan& Little angel School side.

4. They have obtained EC from GOM dated. 11.04.2023 IOD & CC from MCGM.
5. They have submitted a B.G of Rs. 25 Lakhs towards Consent to Establish which is valid upto 26.04.2028.

**Sd/-**  
**(Suhas Gavhane)**

**Sd/-**  
**(D. V. Mhatre)**  
**Field Officer, Mumbai-1**



# MAHARASHTRA POLLUTION CONTROL BOARD

Sub-Regional Office, Mumbai-1

Ph :- (022)-24015269  
 e-mail :-  
 sromumbai1@mpcb.gov.in  
 Website :- http://mpcb.gov.in



First Floor, Kalpataru Point,  
 Sion Circle, Sion(E),  
 Mumbai- 400 022.

Date: 30/11/2023

## Visit Report

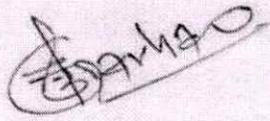
- 1) Name & Address of Industry : M/s. Safal Developers Pvt. Ltd.  
 C.S.No. 6 (PT) of F-North Ward,  
 Sion Div, Situated at Vishramwad,  
 Bhem Daji Rd, Sion, Mumbai-22.
- 2) Type of Industry : Construction Project.
- 3) Person Contacted : Suhas Gavhane.
- 4) Phone Number : 9869333853 (suhas.gavhane@lodha  
 group.com)
- 5) Consent Status : E to E. Obtained, dt. 20/03/2019.
- 6) Observation :

Site is visited in ref. of SCN dt. 13/04/2023 for checking the compliance & verification of reply submitted by project, during visit following observations are made:-

- 1) During visit construction work at plinth level was found in progress.
- 2) Board has issued SCN dt. 13/04/2023 as per complaint received to this office regarding noise pollution.
- 3) P.P. has provided barricading with height 20 feet with tin sheet around the periphery & also provided sound proof barricading of height 18 feet along Manar seva sansthan, & Little Angle school side.
- 4) They have obtained EC from SOM dt. 11/04/2023 FOD & CC from MCGM.

(P.T.O.)

5) they have submitted **508** of Rs. 25. Lakhs towards consent to establish which is valid upto 26/04/2028.



(Suhag Gadhane)

  
(D. V. Phatre)  
FO. M. I.



MAHARASHTRA POLLUTION CONTROL BOARD		
Phone :	(022)- 25505928	
Fax :	(022)- 25505926	
Email :	romumbai@mpcb.gov.in	
Visit At :	http://mpcb.gov.in	
		Kalpataru Point, 1 <sup>st</sup> floor, Sion-
		Matunga Scheme Road No. 8, Opp. Cine Planet Cinema, Near Sion Circle, Sion (E),
		Mumbai - 400 022

"Your Service is our Duty"

No: MPCB/ROM/ ID - 2312070004  
To

Date: 07/12/2023

M/s. Safal Developers Pvt. Ltd.  
C S No. 6 (Pt) of F-North Ward, Sion Div,  
Bhau Daji Road, Sion, Mumbai - 22.

**Sub:** Interim Directions u/s 33A of the Water (Prevention & Control of Pollution) Act, 1974 31A of the Air (Prevention & Control of Pollution) Act, 1981.

- Ref:** 1. Consent to establish was valid up to 26/03/2019  
2. Complaint received against your construction activity  
4. Show cause Notice issued by Board on 13/04/2023  
5. Reply submitted by you 02/05/2023  
6. Board official visited on site 30/11/2023  
7. Personal Hearing extended to you on 05/12/2023.

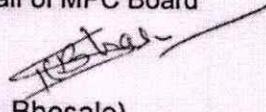
We refer to the Show cause Notice issued by Board vide letter dated 13/04/2023, your reply dated 06/09/2023 and personal hearing extended to you on 05/12/2023.

During the course of personal hearing, your reply dated 02/05/2023 & status report submitted by SRO Mumbai-I were taken on record. Considering your reply and status report, following conditional interim directions are issued for necessary compliance.

1. You shall operate pollution control system continuously and efficiently to achieve the consented norms to avoid any pollution nuisance in the vicinity.
2. You shall take precautionary measure to minimize the noise caused due construction activity and ensure that the noise levels should be within the limit to avoid any pollution nuisance in the vicinity.
3. You shall submit the additional Bank Guarantee of Rs. 1,00,000/- towards compliance of the same within 7 days period.

In case if you failed to comply with the above directions the Board will have no option than to issue appropriate action against you which please note.

For & on behalf of MPC Board

  
(S.R. Bhosale)

Regional Officer, Mumbai

**Copy submitted to: -**

1. Regional Officer (BMW), MPC Board, Sion, Mumbai – for information.
2. Law Officer, MPC Board, Sion, Mumbai – for information.

**Copy to:**

Sub Regional Officer, MPC Board, Mumbai -I- He is directed to serve copies of direction to industry & keep necessarily follow up.

