

**BEFORE THE NATIONAL GREEN TRIBUNAL  
(WEST ZONE BENCH AT PUNE)**

(Under Section 18(1) read with Sections 14, 15 of National Green  
Tribunal Act 2010)

**Original Application 154 /2024**

**IN THE MATTER OF:**

Krunnal Narayan Gharre

...Applicant

**Versus**

Pimpri Chinchwad Municipal Corporation and Ors ...Respondents

**AFFIDAVIT CUM OBJECTIONS TO THE RIVER  
REJUVENATION COMMITTEE REPORT**

MAIN INDEX

SR NO.	PARTICULARS	PAGE NO.
1	AFFIDAVIT	180
2	ANNEXURES	190



*Krunnal*

## INDEX II – LIST OF ANNEXURES

NO.	ANNEXURES	PAGE NO
1	<b>ANNEXURE 1</b> – PMRDA Town Planning Scheme showcasing calculation for Sewage generation estimation	190
2	<b>ANNEXURE 2-</b> Maps showing watershed area of Pavana river under PMRDA jurisdiction	203
3	<b>ANNEXURE 3-</b> Population of villages in Pavana watershed region as per 2011 census	204
4	<b>ANNEXURE 4</b> –satellite imagery showing development in few areas 2011 vs 2025	206
5	<b>ANNEXURE 5-</b> Section of PMRDA DP Map showing the proposed area for Residential, commercial industrial use	211

Place: Pune

Filed by: Krungal Gharre

Dated: 23<sup>rd</sup> June '25

E-mail: gharrekrungal@gmail.com



**BEFORE THE NATIONAL GREEN TRIBUNAL  
(WEST ZONE BENCH AT PUNE)  
MEMORANDUM OF APPLICATION  
(Under Section 18(1) read with Sections 14, 15 of National Green  
Tribunal Act 2010)**

**Original Application NO. 154 / 2024**

**AFFIDAVIT CUM OBJECTIONS TO THE RIVER  
REJUVENATION COMMITTEE REPORT DATED 16-6-2025**

**IN THE MATTER OF:**

**1. Krunnal Narayan Gharre**

Flat B101 Stargaze by Kolte Patil.

Bavdhan Budruk, Pune 411021

Ph: 9730749027. E-mail: gharrekrunnal@gmail.com

**...Applicant**

**AND**

**1. Pimpri Chinchwad Municipal Corporation(PCMC)**

Municipal Commissioner

PCMC Main Building, Wakdewadi

Chinchwad Pune -411005

Ph: 020-28333333 E-mail: [commissioner@pcmcindia.gov.in](mailto:commissioner@pcmcindia.gov.in)

**... Respondent 1**

**2. Pune Metropolitan Regional Development (PMRDA)**

Metropolitan Commissioner, PCNTDA

Pimpri-Chinchwad, Maharashtra 411044

Ph:2027659855 E-mail:[comm@pmrda.gov.in](mailto:comm@pmrda.gov.in)

**...Respondent 2**

**3. Pune Zilha Parishad**

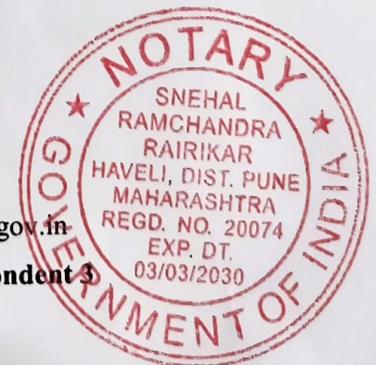
Chief Executive Officer

Bharatratna Babasaheb Ambedkar Road, Camp

Pune Maharashtra 411001

Ph: 020-26134313 E-mail:[ceozp.pune@maharashtra.gov.in](mailto:ceozp.pune@maharashtra.gov.in)

**...Respondent 3**



*Krunnal*

**4. The Maharashtra Pollution Control Board (MPCB)**

Regional Officer

Jog Center, 3rd floor, Mumbai Pune Road,

Wakdewadi, Pune, Maharashtra 411003

Ph:02025811627 E-mail:[ropune@mpcb.gov.in](mailto:ropune@mpcb.gov.in)

...Respondent 4

**5. District Collector of Pune**

District Collector, Pune

Collector Office, Sasoon Road

Pune, Maharashtra 411001

Ph: 020-26123370 E-mail: [collector.pune@maharashtra.gov.in](mailto:collector.pune@maharashtra.gov.in)

...Respondent 5

**MOST RESPECTFULLY SHOWETH:**

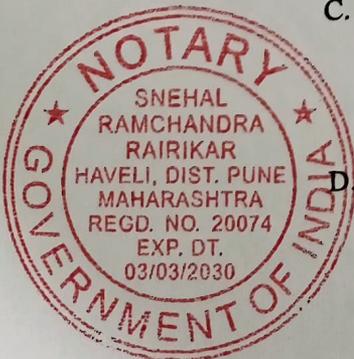
I. I, the Applicant Mr. Krungal Gharre, residing at Flat No. B-101, Stargaze Co-op Housing Society by Kolte Patil, Bavdhan Budruk, Pune 411021, Aged 40, Occupation : Advocate Email id: [Gharrekrungal@gmail.com](mailto:Gharrekrungal@gmail.com). Mob: 9730749027 have read the contents of River Rejuvenation committee report dated 16<sup>th</sup> June 2025 submitted as per orders of the Hon. Tribunal and have strong objections to the report for the following reasons, the details of which I have elaborated in latter part of the document:

A. The report neither complies with the directions issued by the Hon'ble Tribunal nor provides the specific details for which such a report was called for.

B. The report is statistically irrelevant, factually flawed, and presents a misleading picture of the ground reality

C. The report fails to address the legal and procedural issues of land acquisition arising from the cancellation of PMRDA's Regional Development Plan by the State Government.

D. Pune Jilha Parishad under whose jurisdiction falls 60% of River Pavana is not part of the RRC. Any plan/report without the inputs of the 60% stakeholder is flawed.



*Krunal*

**Details of above summary**

1. The River Rejuvenation Committee (RRC) has submitted its report pursuant to the orders of the Hon'ble Tribunal in O.A. Nos. 154/2024 and 91/2024 concerning pollution of the Pavana River. The Applicant respectfully submits the following objections to the said report

**Does not comply with the Hon. Tribunal orders**

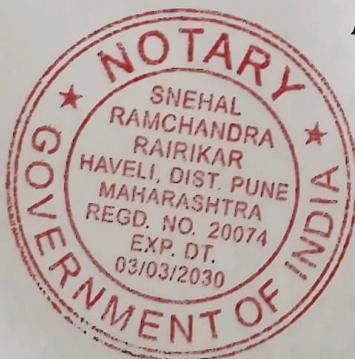
2. The report neither complies with the directions issued by the Hon'ble Tribunal nor provides the specific details for which such a report was called for. The Hon. Tribunal has repeatedly in Orders dated 6<sup>th</sup> June'24, 7<sup>th</sup> Jan'25 and 2<sup>nd</sup> April'25 stated that the RRC should submit a holistic report taking into consideration plans and proposals of all the respondents including fulfillment of budgetary requirements, legal hurdles, land acquisition hurdles etc so that if any specific orders needed to be given, it could be done based on such a report. Infact this was proposed by the respondents themselves. But, the current report only focusses on PMRDA and that too based on questionable data. The excerpts of the previous orders of the Hon. Tribunal are as below:

**a. Order dated 6<sup>th</sup> June'24 Para 9 and 10:**

*" We are of the view that before issuing any direction to the River Management Rejuvenation Committee, we would like to know with regard to the steps taken, which may be submitted by way of an affidavit by the MPCB and for that purpose, we provide two weeks' time from the date of uploading of this order"*

**b. Order dated 7<sup>th</sup> Jan'25 Para 5 and 6:**

*" ...question is as to how this action plan is to be implemented. In this regard, it is apprised that the River Rejuvenation Committee has already been constituted in O.A. No.673 of 2018 in the matter of a news item published in the Hindu, authored by*



*Law*

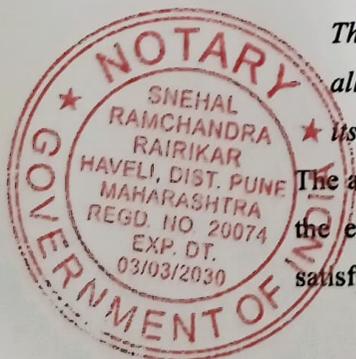
*Shri Jacob Koshy titled "More river stretches are now critically polluted : CPCB" and comprehensive action plans have been prepared for rejuvenation of identified PRS by River Rejuvenation Committee (RRC) constituted by the respective State Government/Union Territory Administration under the overall supervision and coordination of Principal Secretary, Environment Department of the concerned State/UT for bringing all the polluted river stretches identified by CPCB fit for bathing purposes.*

6. *We are of the view that the same Committee should convene a meeting of the Authorities concerned in the present case as well and after thorough consideration and consultation, may lay down the timeline for carrying out the action plan along with source of funding and submit a report to this Tribunal within three months."*

**c. Order dated 2<sup>nd</sup> April'24 Para 1 and 7:**

*" 1. In compliance with our previous order dated 07.01.2025, vide paragraph No.6, we had directed that the River Rejuvenation Committee, which has been constituted in O.A. No.673 of 2018 dealing with the pollution in the rivers in the entire State of Maharashtra, shall convene a meeting of the parties concerned in the present case as well and would lay down a timeline for carrying out action plan along with source of funds and submit a report to this Tribunal within a period of three months. This period of three months is going to expire on 06.04.2025. In this regard, learned counsel Ms. Manasi Joshi, appearing for MPCB, has apprised us that a meeting of River Rejuvenation Committee has already been held on 28.03.2025, wherein PCMC has submitted the action taken report to the Principal Secretary, Environment Department on 01.04.2025. Therefore, it is prayed that additional four weeks' time may be allowed to the River Rejuvenation Committee for submission of its report"*

*The applicant submits that the current RRC report only complies to the extent of Para 7 of the order dated April 7'24 and doesnot satisfy the actual reason such a report was asked to be submitted.*



*Kund*

**Statistically irrelevant and flawed report**

3. It is humbly submitted that the RRC report is flawed, unscientific and misleading for the following reasons.

3.a) The report states that it will commission 3.52 MLD of STP in Pavana by 2030. As per MPCB standards and PMRDA town planning documents, the sewage generation is estimated based on water supply of 150 lpcd (litres per capita per day) with 15% loss. Considering this the 3.5 MLD planned STP will suffice for sewage generated by approx 35000 people. (Annexure 1 )

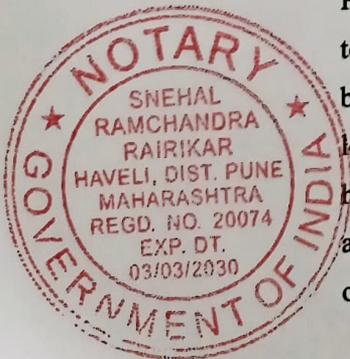
3.b) As per the 2011 census the population of the 54 villages mentioned in RRC report was 60768. (Annexure 2, 3)

3.c) Major part of the Pavan watershed region is one of the fastest developing areas in the district due to its proximity to Hinjewadi IT park, Talegaon and Urse MIDC and the Pune-Mumbai expressway. These areas have witnessed exponential growth as can be seen from the various comparative satellite imagery between 2011 and 2025 (Annexure 4)

3.d) PMRDA final DP that was recently cancelled by the state government had changed the zoning of 1000's of acres in this region to Residential, commercial or Industrial. (Annexure 5)

3.e) PCMC has jurisdiction over 25Km of river but they have 380 MLD of STP's, whereas PMRDA under which falls 35KM of river is proposing a mere 3.5 MLD STP to be operational in the year 2030. The proposed STP capacity was not sufficient even in 2011 and we have a plan that claims it will meet the needs of population in 2030

3.f) The RRC report states that PMRDA studied the area and found 15 Nalas leading to Pavana river, the applicant submits that this is false and misleading. PMRDA in its affidavit on Page. 66 Para 6 shared locations of 20 drains it had asked COEP to conduct water quality assessment, all of which were found to be polluting. These 20 locations identified were sampling locations and not an exhaustive list of nalas. The question arises how did the drains reduce from 20 to 15 in RRC report? The applicant humbly submits sewage doesn't decide its flow based on size of the nala and the attempt to minimize the extent and



*Kund*

scope of pollution should be rejected.

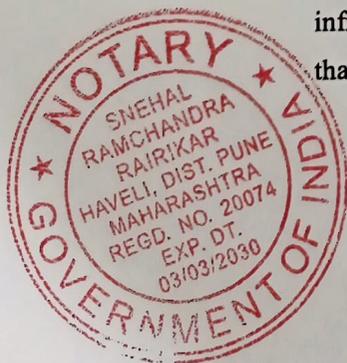
3.g) The applicant strongly objects to the data based on which the PMRDA DPR and this RRC report was submitted.

**Procedural legal issues related to land acquisition**

4. The RRC report has not elaborated on the procedural legal issues related to land acquisition for this project namely:

4.a) The RRC report records that a DPR of ₹218 crore for the Pavana River project was submitted to the Environment Department, Government of Maharashtra, on 4th February 2025. But, the Regional Development Plan (DP) of PMRDA was cancelled by the Government of Maharashtra on 2nd April 2025 2 months after this submission. The cancellation of the DP invalidates land reservations required for the implementation of the submitted DPR. In the absence of a valid DP, it remains unclear how land acquisition will be undertaken in accordance with Sections 125 and 126 of the Maharashtra Regional and Town Planning Act. Furthermore, any acquisition under the Right to Fair Compensation and Transparency in Land Acquisition, Rehabilitation and Resettlement (LARR) Act, 2013, mandates due notification, intimation, and an opportunity for the affected landowners to be heard. This critical legal and procedural hurdle has not been addressed in the proceedings of the meeting held on 2nd June 2025, which took place two months after the cancellation of the DP.

4.b) The Applicant submits that the said report and DPR are mere formalities aimed at fulfilling procedural compliance on paper, prepared without any grounding in actual field data or realistic implementation measures. Such a submission lacks substantive merit and ought to be viewed as a façade rather than a genuine attempt at addressing the environmental and infrastructural concerns involved. It is respectfully submitted that the same deserves to be duly scrutinized and admonished.



*Kand*

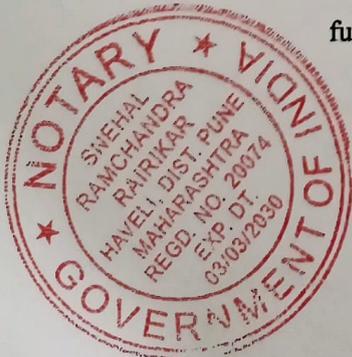
**Pune Jilha Parishad the majority stakeholder not part of the RRC**

5. The Pune Jilha Parishad has jurisdiction over 60% of Pavana river. Any project without the inputs of the 60% stakeholder is flawed. The Pune Jilha Parishad also is the administrative body for the 54 villages in Pavana watershed and their respective GramPanchayats. Pune Jilha Parishad through the Gram Panchayats is the fastest and most reliable medium through which actual ground data of both the population and geographic factors can be ascertained.

**PRAYER**

In view of the above objections The applicant prays that the Hon'ble Tribunal be pleased to

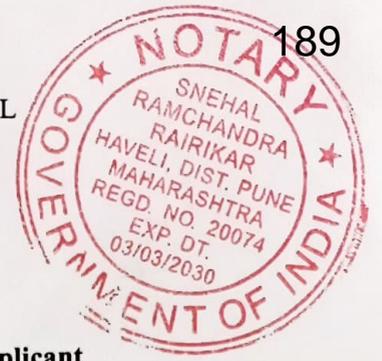
1. Reject the current RRC report and ask to resubmit as per the actual orders and with honest efforts.
2. Cancel the Pavana river DPR submitted by Respondent 2 and Respondent No.2 be directed to prepare a fresh DPR based on accurate current and projected population data, with proper mapping of all contributing nalas, and in consultation with the Pune Zilla Parishad and the respective Gram Panchayats.
3. Make Pune Jilha Parishad Respondent-3 a part of the River Rejuvenation Committee and further be directed to work with PMRDA for accurate collection of data.
4. The applicant based on previous experience has in the original application presented an elaborate plan for river restitution using simple task based Six Sigma approach, the same may be referred to by the respondents.
5. And such further orders as may be necessary considering the facts and circumstances and as the Hon'ble Tribunal deems fit in furtherance of justice, equity and good conscience.



*Kend*

BEFORE THE NATIONAL GREEN TRIBUNAL  
(WEST ZONE BENCH AT PUNE)

Original Application 154/2024



**IN THE MATTER OF:**

Krunnal Narayan Gharre

..Applicant

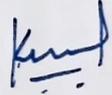
**Versus**

Pimpri Chinchwad Municipal Corporation and Ors ..Respondents

**AFFIDAVIT IN SUPPORT OF OBJECTIONS TO THE RIVER  
REJUVENATION COMMITTEE REPORT DATED 16-6-2025**

I, Krunnal Narayan Gharre son of Narayan Ghare, Aged 41 Years, Resident Flat B101, Stargaze by Kolte Patil, Bavdhan Pune 411021, do hereby take oath and state as under:-

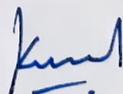
1. That I am the applicant in the present application and as such am well conversant with the facts and circumstances of the case.
2. That the annexed application has been drafted under my instructions. I admit that the content mentioned therein are true and correct to my personal knowledge.
3. That the contents of paragraphs and prayers including the annexures are true and correct to my personal knowledge, while the submissions made in grounds are also believed to be true and correct.

DEPONENT –   
Krunnal Gharre

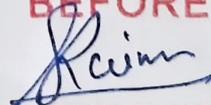
**VERIFICATION**

I, Krunnal Narayan Gharre, the applicant herein, do hereby verify that the contents of the above paragraphs are true to the best of my Knowledge and that I have not suppressed any material fact.

Date: 23<sup>rd</sup> June '25  
Place Pune

  
Krunnal Narayan Gharre  
DEPONENT

**BEFORE ME**

  
SNEHAL RAMCHANDRA RAIKAR  
ADVOCATE & NOTARY  
GOVERNMENT OF INDIA  
HAVELI, DIST. PUNE (MAHARASHTRA)  
REGD. NO. 20074  
EXP. DT. 03/03/2030

NOTED AND REGISTERED  
AT SR. NO. 128/2025  
DATE 23/06/2025

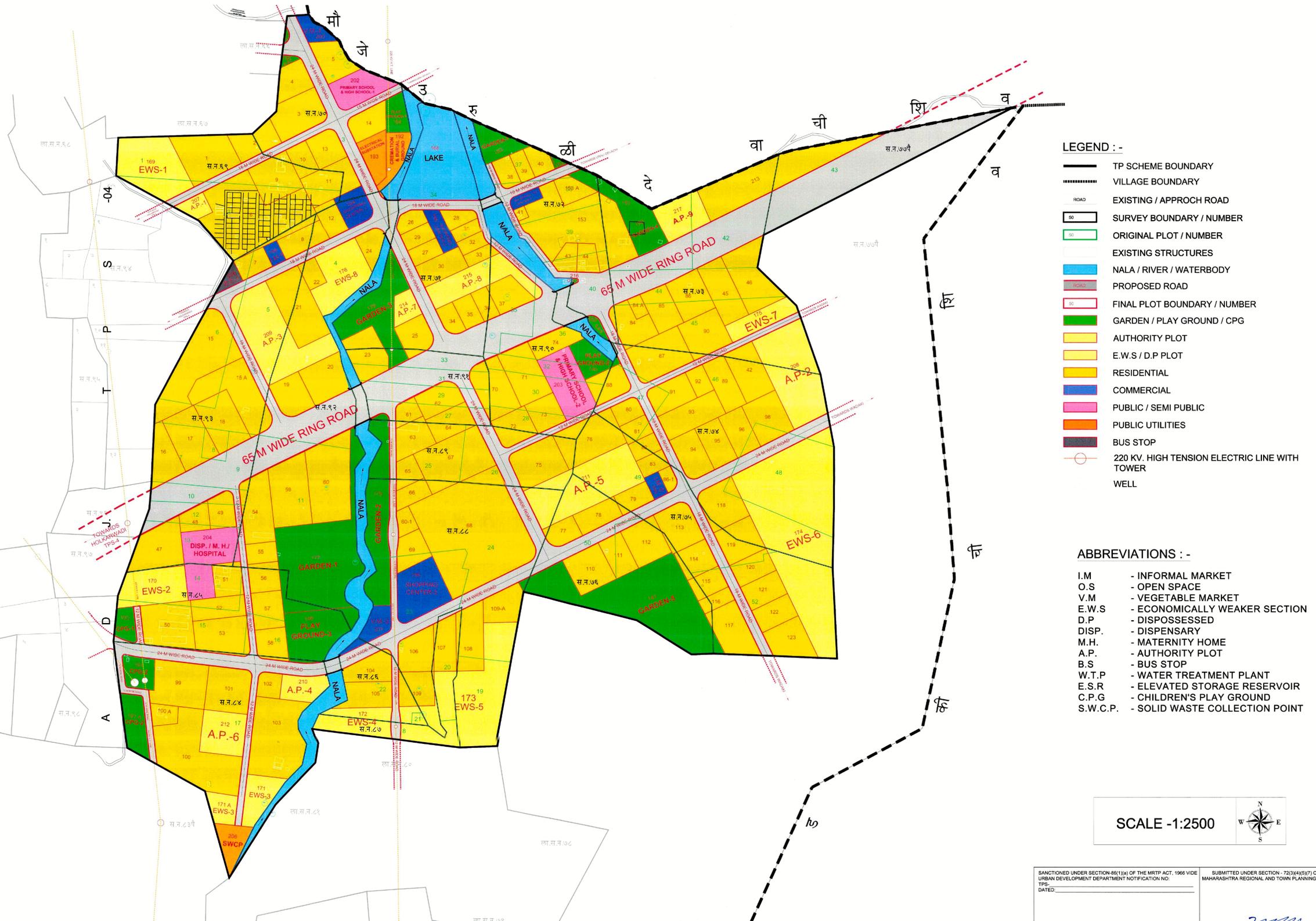


PLAN NO. 3

# HOLKARWADI

## PRELIMINARY TOWN PLANNING SCHEME NO : 05

PREPARED AND SUBMITTED UNDER SECTION-72(3)(4)(5)(7) OF THE MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966.



### LEGEND :-

- TP SCHEME BOUNDARY
- VILLAGE BOUNDARY
- ROAD
- SURVEY BOUNDARY / NUMBER
- ORIGINAL PLOT / NUMBER
- EXISTING STRUCTURES
- NALA / RIVER / WATERBODY
- PROPOSED ROAD
- FINAL PLOT BOUNDARY / NUMBER
- GARDEN / PLAY GROUND / CPG
- AUTHORITY PLOT
- E.W.S / D.P PLOT
- RESIDENTIAL
- COMMERCIAL
- PUBLIC / SEMI PUBLIC
- PUBLIC UTILITIES
- BUS STOP
- 220 KV. HIGH TENSION ELECTRIC LINE WITH TOWER
- WELL

### ABBREVIATIONS :-

- I.M - INFORMAL MARKET
- O.S - OPEN SPACE
- V.M - VEGETABLE MARKET
- E.W.S - ECONOMICALLY WEAKER SECTION
- D.P - DISPOSSESSED
- DISP. - DISPENSARY
- M.H. - MATERNITY HOME
- A.P. - AUTHORITY PLOT
- B.S - BUS STOP
- W.T.P - WATER TREATMENT PLANT
- E.S.R - ELEVATED STORAGE RESERVOIR
- C.P.G - CHILDREN'S PLAY GROUND
- S.W.C.P. - SOLID WASTE COLLECTION POINT

SCALE -1:2500



### PLAN No. - 3 : PLAN SHOWING ORIGINAL PLOTS AND FINAL PLOTS

SANCTIONED UNDER SECTION-86(1)(a) OF THE MRTP ACT, 1966 VIDE URBAN DEVELOPMENT DEPARTMENT NOTIFICATION NO. \_\_\_\_\_ DATED: \_\_\_\_\_

SUBMITTED UNDER SECTION- 72(3)(4)(5)(7) OF THE MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1966

(MARUTI D. RATHOD)  
ARBITRATOR  
TOWN PLANNING SCHEME NO. 05, HOLKARWADI, PUNE.

URBAN DEVELOPMENT DEPARTMENT, MANTRALAY, MUMBAI.

## I. INFRASTRUCTURE LAYOUT

50% of the total area of the TPS is allotted to the provision of roads and other infrastructure network and utilities within the TPS. Broadly, following are the sectors which are considered for provision of infrastructure facilities.

### 1.ROADS

Topographical survey of the entire area of TPS has been carried out. Based on this detail engineering of roads is worked out. Total roads proposed at this stage cover up to 26.03 Ha i.e. 21.29 % (Including Ring Road) of the total TPS area. Total length of proposed roads is 6.86 km excluding Ring road. A length of 1.55 km is under Proposed Ring Road with the ownership of PMRDA. The TPS road widths varies from 24.0 m to 9.0 m. Typical cross sections are prepared considering the purpose for which the road will be used and the proposed road widths.

### 2. STORM WATER DRAINAGE

One major nala of length 1.47 km. running from South to North is identified in the Scheme area. Total length of nala will be retained. Total length for proposed storm water drains network is 11.70 km out of 900 mm pipe drain. Five cross drainage works are proposed along the roads for TPS.

### 3. WATER SUPPLY SYSTEM

Presently the nearest option for source for water supply is identified at “existing lake” at Holkarwadi Town Planning Scheme area which is 1.05 km away from the proposed ESR. Two ESR each are proposed for TPS 4 & 5 at the same location in TPS 4. Water can be transferred to the proposed ESR in TPS 4 from the WTP to be constructed at Holkarwadi by gravity. Two Elevated Service Reservoirs of 3.90 MLD are proposed along the north side of Ring road of TPS 4 for TPS 5.

Considering the water supply rate of 150 lpcd and losses at 15% a water demand of 34 MLD is observed. Considering 24X 7 water supply, a Water Treatment Plant of 44 MLD is proposed out of which 20.20 MLD is considered for Holkarwadi Town Planning Scheme No. 05. Water supply network is proposed for 13.15 km with diameters ranging from 250 mm to 100 mm.

#### **4. SEWERAGE SYSTEM**

Based on the water supply and population of TPS-4 & TPS-5, sewage generation for TPS-4 & TPS-5 is 28.57 MLD. Hence 1 Sewage Treatment Plants of 28.57 MLD capacity is proposed. The location of STP is on the Northern side of TPS-4 area and near to the Nala. The sewage collection network has pipe diameter varying from 200 mm to 450 mm with a total length of 13.15km. 15% of treated water is considered for reutilization.

#### **5. SOLID WASTE MANAGEMENT SYSTEM**

The entire TPS-4 & TPS-5 area is divided into 4 zones. It is proposed that two trucks covering a zone of approximate area of 56.75 ha will collect the waste from door to door. The authority will collect the waste accordingly and dispose it at the disposal site allotted outside the TPS. The authority will do the necessary procedure of waste segregation and treatment.

#### **6. POWER SUPPLY:**

PMRDA with the consent of Maharashtra State Electricity Distribution Co. Ltd. will identify the source for supplying power to the TPS. Presently, the electric transmission is considered from source about 28 kms from Lonikand (Wagholi) away from TPS. The power distribution network within the TPS is estimated to be 6.95 km. 1 substation of adequate capacity is proposed within the TPS 5. The demand of about 230 street lights is considered in the total power demand estimation.

### **II. ARBITRATION PROCEEDINGS**

The State Government had appointed Shri Sanjay Chavan as an Arbitrator under sub-section (1) of section 72 of the Maharashtra Regional and Town Planning Act, 1966 for this Draft Scheme vide Urban Development Department Notification, TPS/1820/150/C.R.11/2020/Arbitrator/UD-13 Dated 07/02/2020.

The Arbitrator had undertaken the duties w.e.f. 02/03/2020 by publishing the Notice in Local News paper dated 02/07/2020 Indian Express and 03/07/2020 Dainik Sakal for information of the public.

# MAHARASHTRA POLLUTION CONTROL BOARD

Phone :- 24010437/24020781/24014701

Fax :- 24044532 / 24023516

Email :- enquiry@mpcb.gov.in

Visit At:- <http://mpcb.gov.in>



Kalpataru Point, 3rd & 4th floor, Sion-  
Matunga Scheme Road No. 8, Opp.  
Cine Planet Cinema, Near Sion Circle,  
Sion (E), Mumbai - 400 022

*Infrastructure/Orange/L.S.I*

Consent order No: *Format 1.0/BO/ROHQ/CE/PN-20203-13/CC-5709*

Date: *14/06/2014*

To,  
M/s. Xrbia North Hinjewadi Developers Pvt. Ltd.,  
S.No.1 Village- Bebadohal,  
Taluka Maval, Dist Pune.

Sub : Consent to Establish in Orange category for Building / construction project.

Ref : Minutes of Consent Committee meeting held on 10/06/2014

Your application:- CE1401000317

Date: 16/12/2013

For: Consent to Establish for Construction of Residential project.

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 Municipal Solid Waste (Management & Handling) Rule 2000 and E-Waste (Management & Handling Rule 2011 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 a period upto:- Commissioning of the unit or five years, whichever is earlier.
- The Proposed Capital investment of the Project is Rs 46.50 Crs. (As per CA certificate).
- The Consent to Establish is valid for development of new Residential project by **M/s. Xrbia North Hinjewadi Developers Pvt. Ltd.,** at **S.No.1 Village- Bebadohal, Taluka Maval, Dist Pune.** on total plot area of 26,100.0 Sq. mtrs and total construction built up area of 29290.31 Sq. mtrs. As per construction commencement certificate issued by local body.
- Conditions under Water (P&CP), 1974 Act for discharge of effluent:

Sr. no.	Description	Permitted quantity of discharge	Standards to be achieved	Disposal
1.	Trade effluent	Nil	NA	NA
2.	Domestic effluent	317.0 CMD	As per Schedule -I	60% shall be reused & recycled and remaining shall be discharged in municipal sewer.

- 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 (350.0 KVA)	1	As per Schedule -II

M/s. Xrbia North Hinjewadi Developers Pvt. Ltd., SRO Pune II/O-L/97090000

Page 1 of 6

## 6. Conditions under Municipal Solid Waste (Management and Handling) Rule, 2000

Sr. No.	Type Of Waste	Quantity	UOM	Treatment	Disposal
1.	Biodegradable Waste	587.0	Kg/Day	OWC	Used as manure
2.	Non Biodegradable Waste	880.0	Kg/Day	Segregation	By sale
3.	STP Sludge	35.0	Kg/D	---	Used as manure

7. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
8. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
9. The applicant shall submit an affidavit within 15 days in the prescribed format towards not taking further effective steps prior to obtaining the Environment Clearance.
10. As per Para 2 of EIA notification dated-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); Dated-19/8/2010, fencing of the site to protect it from getting encroached & construction of temporary shed(s) for the guard(s) & acquisition of land shall not be treated as an effective steps.
11. The applicant shall submit an affidavit for complying provisions of RRZ policy 2009 such as Excess treated effluent generated from STP shall be connected to sewer line provided by local body & not store / dispose MSW within 500 mtrs from HFL of Pawana River.
12. This consent is issued as per distance certificate issued by Executive Engineer, Khadkwasala Irrigation Division, Pune-II on dated 09/04/2014 mentioning location of STP & Organic waste convertor plant 122.50 mtrs & 137.5 mtrs respectively from HFL of Pawana River.

For and on behalf of the  
Maharashtra Pollution Control Board

(Rajeev Kumar Mital) IAS  
Member Secretary

Received Consent fee of –

Sr. No.	Amount(Rs.)	DD. No.	Date	Drawn On
1	75100.0	084676	02/12/2013	Oriental Bank of Commerce

Copy to:

1. Regional Officer, MPCB, Pune. And Sub-Regional Officer, Pune-I, they are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB, Mumbai.
3. CC/CAC desk- for record & website updation purposes.

Schedule-ITerms & conditions for compliance of Water Pollution Control:

- 1) A] As per your consent application, you have proposed to provide the sewage treatment system with the design capacity of 360.0 CMD

B] The Applicant shall operate the sewage treatment system 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.

1	pH	Not to exceed	6.5 to 9.0
2	Suspended Solids	Not to exceed	100 mg/l.
3	BOD 3 Days 27 degree C	Not to exceed	100 mg/l.
4	Detergent	Not to exceed	01 mg/l.

C] The treated domestic effluent shall be 60% recycled and reused for flushing, fire fighting and cooling of Air conditioners etc. The remaining shall be discharged into Municipal sewer/ utilized on land for gardening after conforming to above standards. The firm shall affix the separate meter for ensurance of 60% recycling of treated sewage and keep the records of the same. 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 water, works 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 firm 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) In case, the water consumption of the project is not covered under the water consumption of local body, in that situation, the project proponent shall submit the CESS Returns in the prescribed format given under the provision of Water (Prevention & Control of Pollution) Cess Act, 1977 and Rules made thereunder for various category of water consumption.

In case the water consumption is duly assessed under the quantity of water consumption of local body, the project proponent shall submit certificate to that effect from the concern local body with the request not to assess CESS on their water consumption, being already assessed on the water consumption of local body.

Sr. no.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Domestic purpose	440.0

Schedule-IITerms & conditions for compliance of Air & Noise Pollution Control:

1. As per your application, you have proposed to erect following stack (s) and to observe the following fuel pattern-

Sr. No.	Stack Attached To	Height in Mtrs. (Above roof top)	Type of Fuel	Quantity
1.	DG sets (350.0 KVA)	5.0	HSD/ Diesel	500.0

\* D.G. Set shall be operate only in case of power failure.

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:

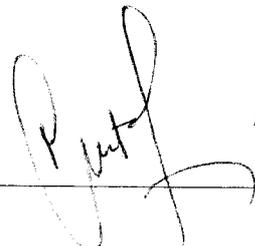
Particulate matter	Not to exceed	150.00 mg/Nm <sup>3</sup> .
--------------------	---------------	-----------------------------

3. The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement/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)
5. 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 generating activity shall be carried out during day time only.

**Schedule-III  
Details of Bank Guarantees**

Sr. No.	Consent (C to E/O/R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Establish	Rs. 3.0 lakh	15 days	Rs. 3.0 lakh for ensuring the compliance of consent conditions.	Upto Commissioning of the unit	Five years



Schedule-IVGeneral Conditions:

The following general conditions shall apply as per the type of the industry.

- 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 Municipal Solid Waste (Management & Handling) Rule 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) The industry shall take adequate measures for control of noise levels from its own sources within the premises in respect of noise to less than 55 dB(A) during day time and 45 dB(A) during the night time. Day time is reckoned between 6 a.m. to 10 p.m and night time is reckoned between 10 p.m to 6 a.m.
  - d) 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.
  - e) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
  - f) 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.
  - g) D.G. Set shall be operated only in case of power failure.
  - h) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
  - i) 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 Municipal Solid Waste (Management & Handling) Rule 2000 & 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) The industry 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.**

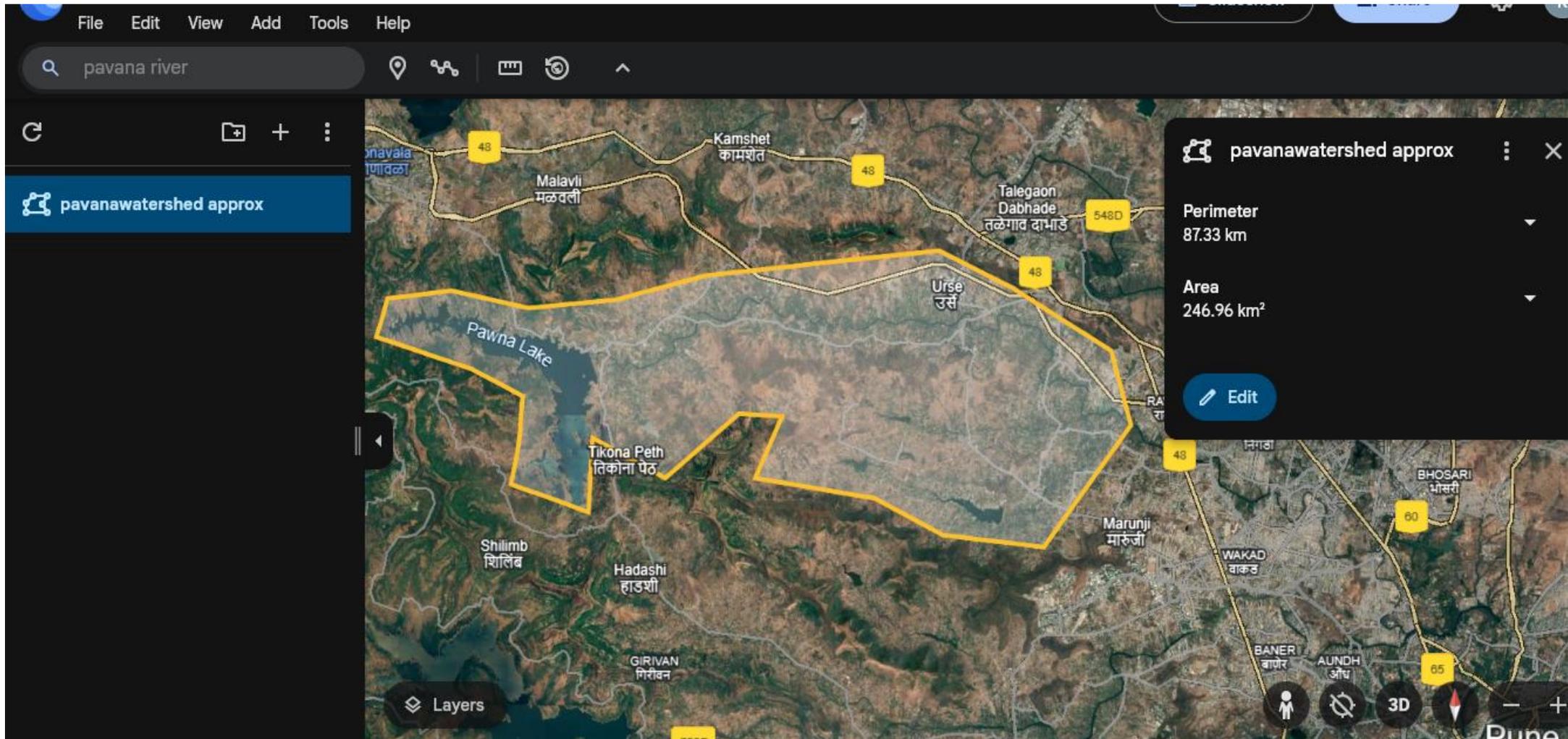
<https://environmentclearance.nic.in/DownloadPfdFile.aspx?FileName=RIsIT/tPw9eWf/66zzzoz0YN0Mdbcj0Vw9S52iPDdoZvcGbexE2D04S+>

### Brief Summary of project

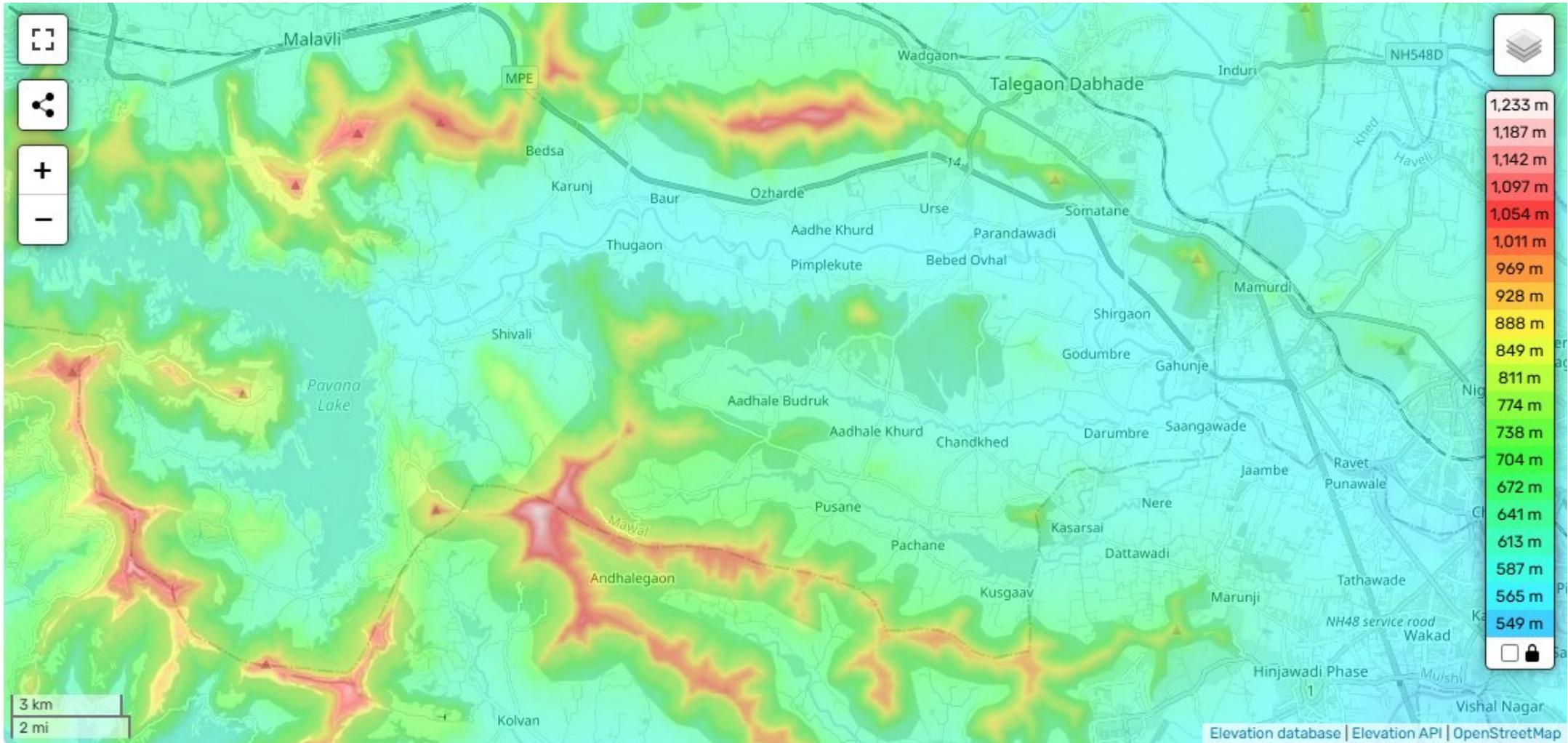
	Particular	Details																																																
1.	Name of Project	Residential project "Riverfront" (formerly known as Megacity) on plot bearing Gut No. 1(p), 3(p) at Village Bebadohal, Taluka Maval, District Pune by Xrbia North Hinjewadi Developers Pvt. Ltd. (hereafter called as Project Proponent (PP) – Applicant)																																																
2.	Type of institution	Private																																																
3.	Name, Contact Number & address of Proponent	<table border="1"> <tr> <td>Name</td> <td>Mr. Veer Bharti Kouls (Authorized Signatory)</td> </tr> <tr> <td>Address</td> <td>First Floor, Mantri House, 929, Fergusson College Rd, near Dnyaneshwar Paduka Chowk, Pune, Maharashtra 411004</td> </tr> <tr> <td>Tel</td> <td>02066858659</td> </tr> <tr> <td>Mobile</td> <td>9960400259</td> </tr> <tr> <td>Email ID</td> <td>veerkouls@xrbia.com</td> </tr> </table>	Name	Mr. Veer Bharti Kouls (Authorized Signatory)	Address	First Floor, Mantri House, 929, Fergusson College Rd, near Dnyaneshwar Paduka Chowk, Pune, Maharashtra 411004	Tel	02066858659	Mobile	9960400259	Email ID	veerkouls@xrbia.com																																						
Name	Mr. Veer Bharti Kouls (Authorized Signatory)																																																	
Address	First Floor, Mantri House, 929, Fergusson College Rd, near Dnyaneshwar Paduka Chowk, Pune, Maharashtra 411004																																																	
Tel	02066858659																																																	
Mobile	9960400259																																																	
Email ID	veerkouls@xrbia.com																																																	
4.	Type of project	Housing																																																
5.	New project / expansion in existing project / modernization / diversification in existing project	Expansion – Fresh Case																																																
6.	Location of the project	Gat No. 1(p), 3(p) of village Bebadohal, Tal Maval, District Pune																																																
7.	Total Plot Area (sq. mtrs)	26,415																																																
8.	Net plot area (sq. mtrs)	22,453																																																
9.	Proposed FSI area (sq. mtrs)	27,933																																																
10.	Proposed Non FSI area (sq. mtrs)	18,492																																																
11.	Total construction area (sq. mtrs)	46,425																																																
12.	Estimated cost of the project	60 Crore																																																
13.	No. of Buildings & its configurations																																																	
	<table border="1"> <thead> <tr> <th>Sr.</th> <th>Building Name</th> <th>Number of floors</th> <th>Flats (no.)</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>A1 (earlier B7)</td> <td>P+8 floors</td> <td>96</td> </tr> <tr> <td>2</td> <td>A2</td> <td>P+11 floors</td> <td>132</td> </tr> <tr> <td>3</td> <td>B1</td> <td>P+7 floors</td> <td>56</td> </tr> <tr> <td>4</td> <td>B2</td> <td>P+7 floors</td> <td>56</td> </tr> <tr> <td>5</td> <td>B3</td> <td>P+7 floors</td> <td>56</td> </tr> <tr> <td>6</td> <td>B4</td> <td>P+8 floors</td> <td>64</td> </tr> <tr> <td>7</td> <td>B5</td> <td>P+8 floors</td> <td>64</td> </tr> <tr> <td>8</td> <td>B6</td> <td>P+9 floors</td> <td>72</td> </tr> <tr> <td>9</td> <td>C1</td> <td>P+9 floors</td> <td>71</td> </tr> <tr> <td>10</td> <td>C2</td> <td>P+9 floors</td> <td>72</td> </tr> <tr> <td></td> <td><b>Total</b></td> <td></td> <td><b>739</b></td> </tr> </tbody> </table>		Sr.	Building Name	Number of floors	Flats (no.)	1	A1 (earlier B7)	P+8 floors	96	2	A2	P+11 floors	132	3	B1	P+7 floors	56	4	B2	P+7 floors	56	5	B3	P+7 floors	56	6	B4	P+8 floors	64	7	B5	P+8 floors	64	8	B6	P+9 floors	72	9	C1	P+9 floors	71	10	C2	P+9 floors	72		<b>Total</b>		<b>739</b>
Sr.	Building Name	Number of floors	Flats (no.)																																															
1	A1 (earlier B7)	P+8 floors	96																																															
2	A2	P+11 floors	132																																															
3	B1	P+7 floors	56																																															
4	B2	P+7 floors	56																																															
5	B3	P+7 floors	56																																															
6	B4	P+8 floors	64																																															
7	B5	P+8 floors	64																																															
8	B6	P+9 floors	72																																															
9	C1	P+9 floors	71																																															
10	C2	P+9 floors	72																																															
	<b>Total</b>		<b>739</b>																																															
14.	Club House	Ground																																																

3610 x 135 = 487cubicmeters/day

	<b>Particular</b>	<b>Details</b>																								
15.	Total tenements	739 nos.																								
16.	Number of expected residents / users	Total population : 3,610 nos.																								
17.	Total water requirement	487 m <sup>3</sup> /day																								
18.	Sewage and waste water	Sewage generation : 390 m <sup>3</sup> /day Capacity of STP: 380 m <sup>3</sup> /day																								
19.	Solid waste management	<table border="1"> <thead> <tr> <th>Sr.</th> <th>Details</th> <th>Quantity</th> <th>Unit</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Dry Waste</td> <td>650</td> <td>kg/day</td> </tr> <tr> <td>2.</td> <td>Wet Waste</td> <td>975</td> <td>kg/day</td> </tr> </tbody> </table>	Sr.	Details	Quantity	Unit	1.	Dry Waste	650	kg/day	2.	Wet Waste	975	kg/day												
Sr.	Details	Quantity	Unit																							
1.	Dry Waste	650	kg/day																							
2.	Wet Waste	975	kg/day																							
20.	Energy Power supply	<p>Source of Power Supply: MSEDCL</p> <table border="1"> <thead> <tr> <th>Sr.</th> <th>Description</th> <th>Power</th> <th>Unit</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>During Operation phase</td> <td></td> <td></td> </tr> <tr> <td></td> <td>i) Max. Demand Load</td> <td>1,795</td> <td>kW</td> </tr> <tr> <td></td> <td>ii) Connected Load</td> <td>2,337</td> <td>kW</td> </tr> <tr> <td>2.</td> <td>DG Sets</td> <td>1 no. X 200</td> <td>kVA</td> </tr> <tr> <td>3.</td> <td>Transformer</td> <td>600 x 3</td> <td>kVA</td> </tr> </tbody> </table>	Sr.	Description	Power	Unit	1.	During Operation phase				i) Max. Demand Load	1,795	kW		ii) Connected Load	2,337	kW	2.	DG Sets	1 no. X 200	kVA	3.	Transformer	600 x 3	kVA
Sr.	Description	Power	Unit																							
1.	During Operation phase																									
	i) Max. Demand Load	1,795	kW																							
	ii) Connected Load	2,337	kW																							
2.	DG Sets	1 no. X 200	kVA																							
3.	Transformer	600 x 3	kVA																							
21.	Parking	<table border="1"> <thead> <tr> <th>Sr.</th> <th>Description</th> <th>Parking</th> <th>Unit</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>4W</td> <td>140</td> <td>No</td> </tr> <tr> <td>2.</td> <td>2W</td> <td>739</td> <td>No</td> </tr> </tbody> </table>	Sr.	Description	Parking	Unit	1.	4W	140	No	2.	2W	739	No												
Sr.	Description	Parking	Unit																							
1.	4W	140	No																							
2.	2W	739	No																							



### ANNEXURE 2 : WATERSHED AREA OF PAVANA RIVER DEPTH MAP



ANNEXURE 2 : VILLAGES IN WATERSHED AREA OF PAVANA RIVER



**ANNEXURE 3 Pavana Watershed Village Population - 2011 Census**

<https://censusindia.gov.in/census.website/data/population-finder>

<b>Village</b>	<b>Population</b>
Adhale Budruk	1574
Adhale Khurd	1773
Ajivali	632
Ambegaon	365
Ambi	2328
Apati	359
Atvan	143
Baur	1207
Bebad Ohol	2928
Brahmanoli	618
Chandkhed	3867
Chavsar	785
Darumbare	1736
Dhamane	1982
Done	1096
Godumbare	1069
Jovan	577
Kadav	81
Kale	2653
Kurvande	3637
Kusgaon P.M.	1344
Mahagaon	872
Malavandi Thule	930

Malawali P.M.	862
Malewadi	267
Pachane	1657
Parandvadi	2317
Phalane	688
Pimpal Khunte	715
Revarp	618
Salumbare	1397
Sangavade	1411
Shirgaon	1565
Shilimb	1122
Somatane	5300
Thugaon	982
Tikona	978
Thakursai	335
Urse	3635
Vadeshwar	2231
Vagheshwar	284
Varu	971
Yelghol	877
<b>Total</b>	<b>60768</b>



← ↻ + (

Historical imagery

11 Apr 2025 < > >|

2023 2024 2025

☰ □ ◀

← ↻ + (?)

Historical imagery

3 Apr 2011 < > >|

1985 2011 2013

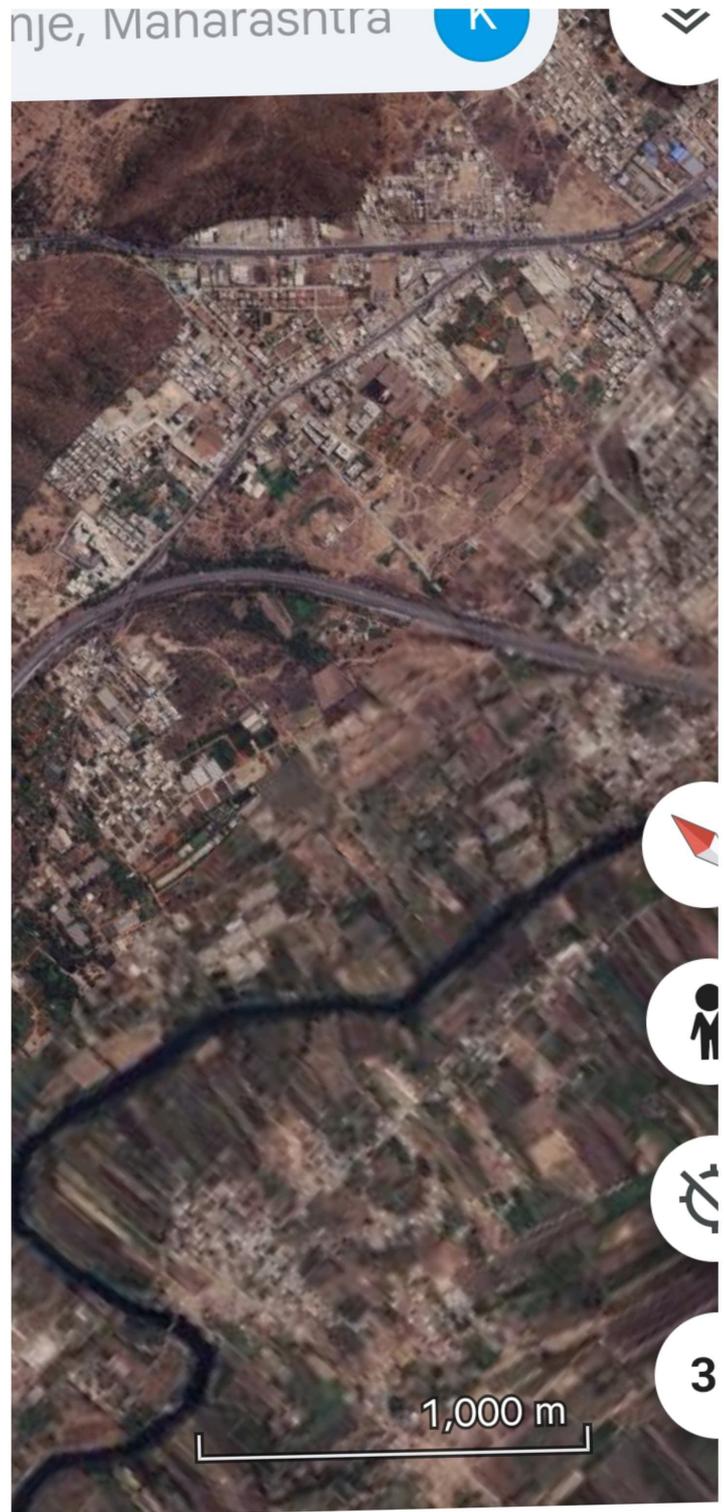
☰ □ ◀

2025

2011

2011

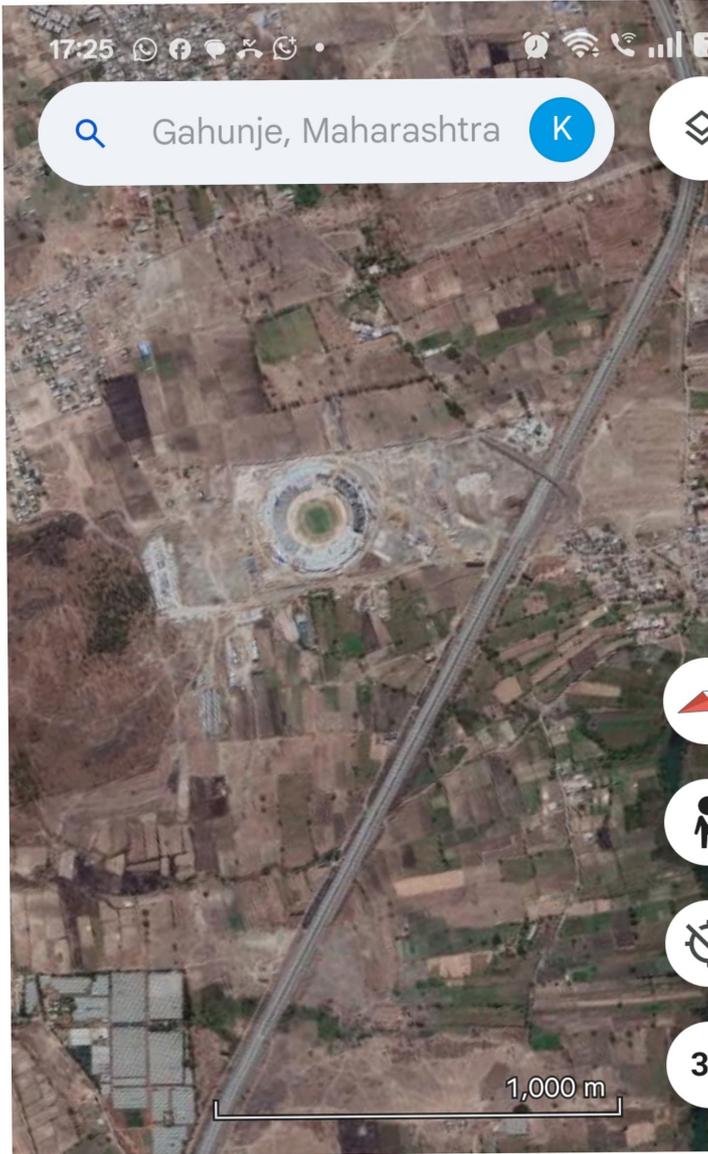
2025



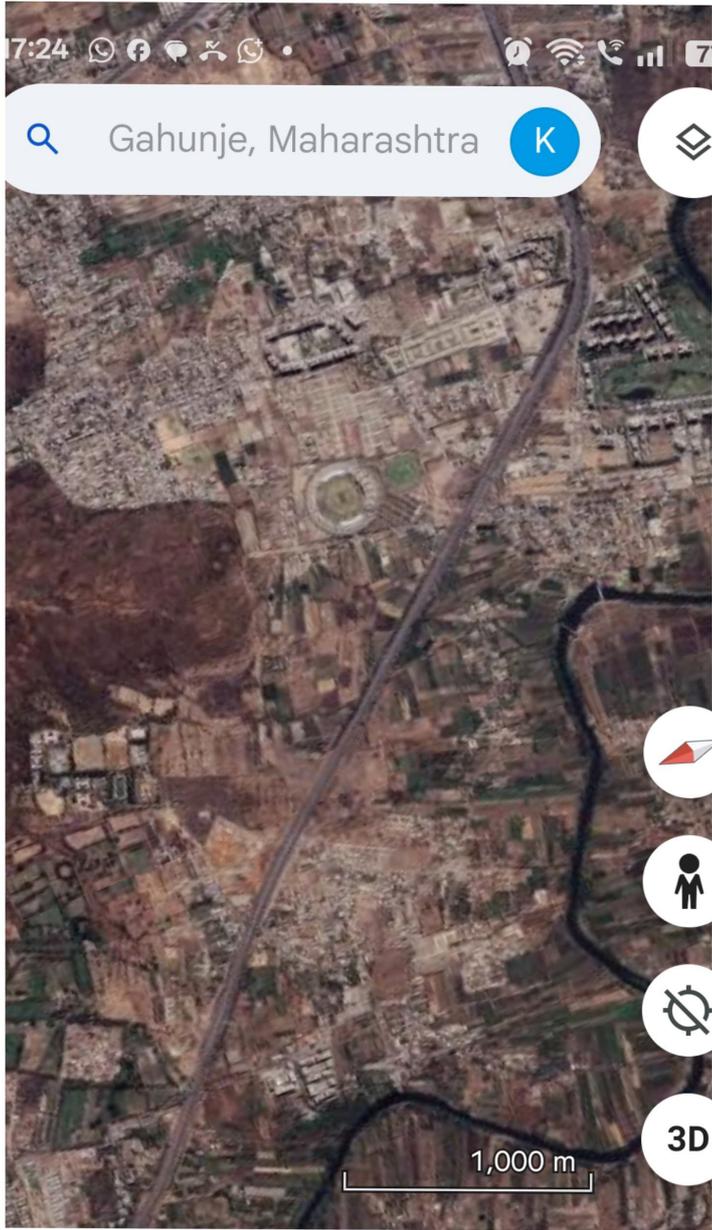
historical imagery

current imagery

2011



2025



← ↻ +

### Historical imagery

3 Apr 2011

< > >

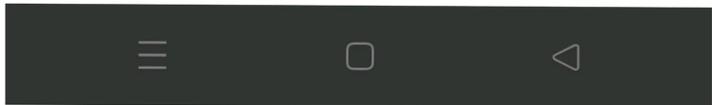


← ↻ + ↻

### historical imagery

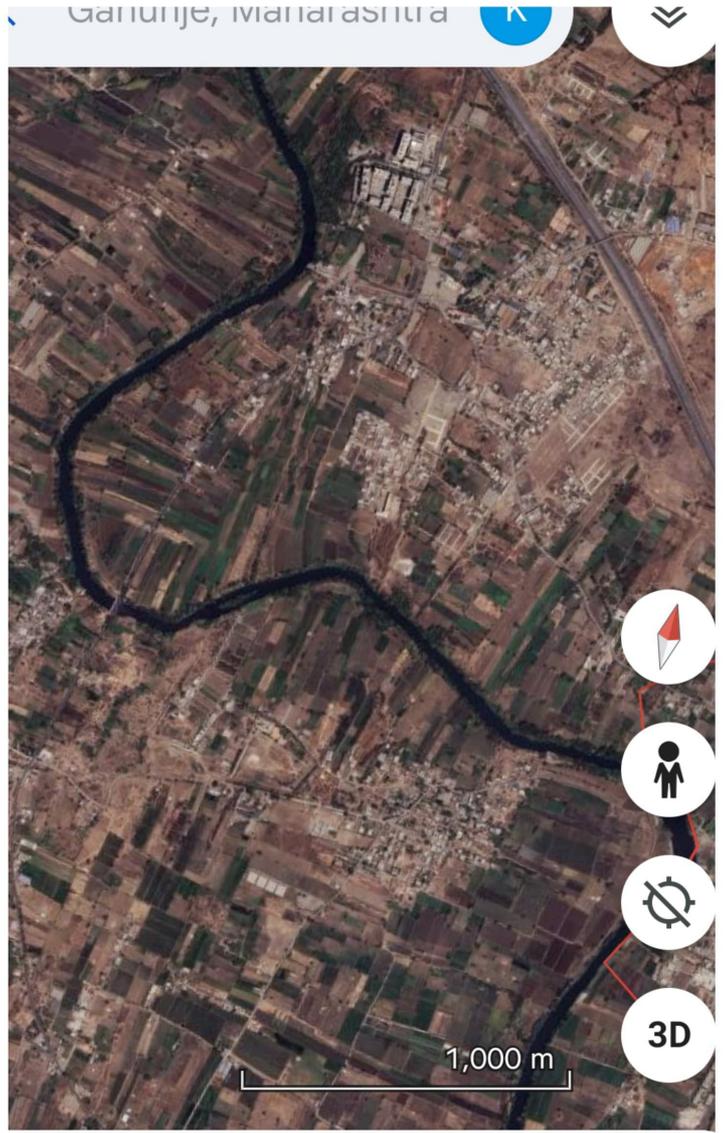
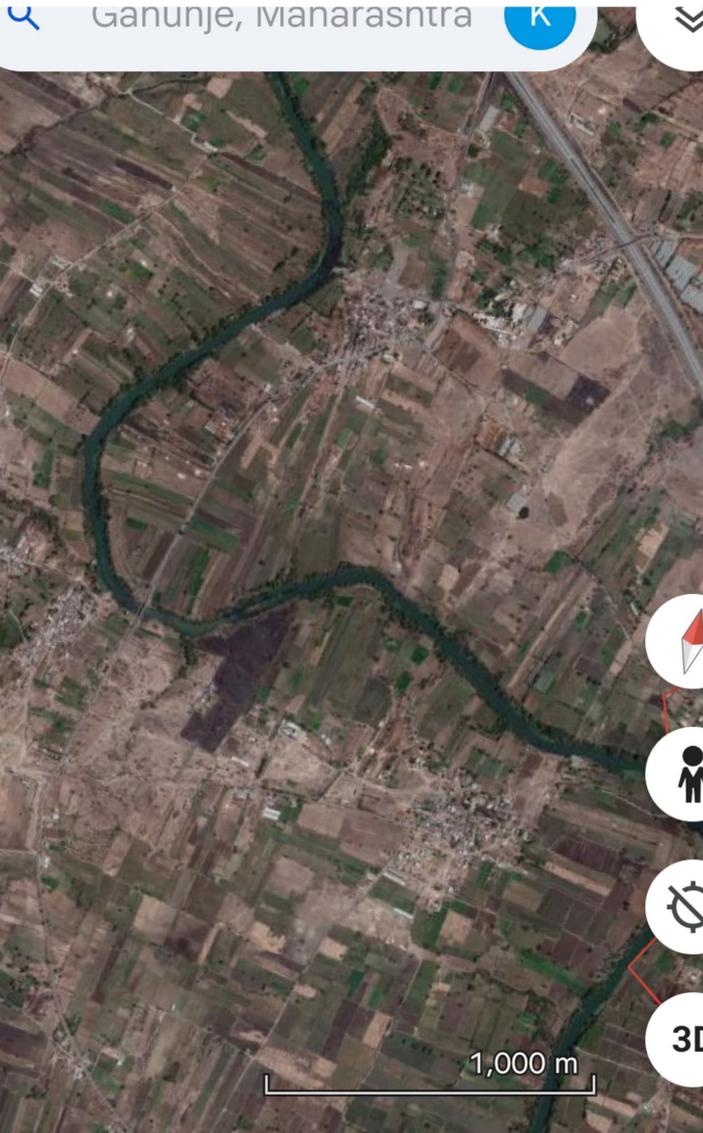
1 Apr 2025

< > >|



2011

2025



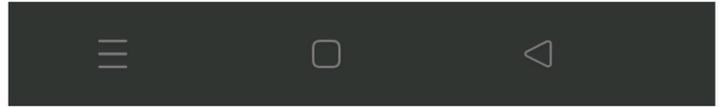
historical imagery

historical imagery

Apr 2011

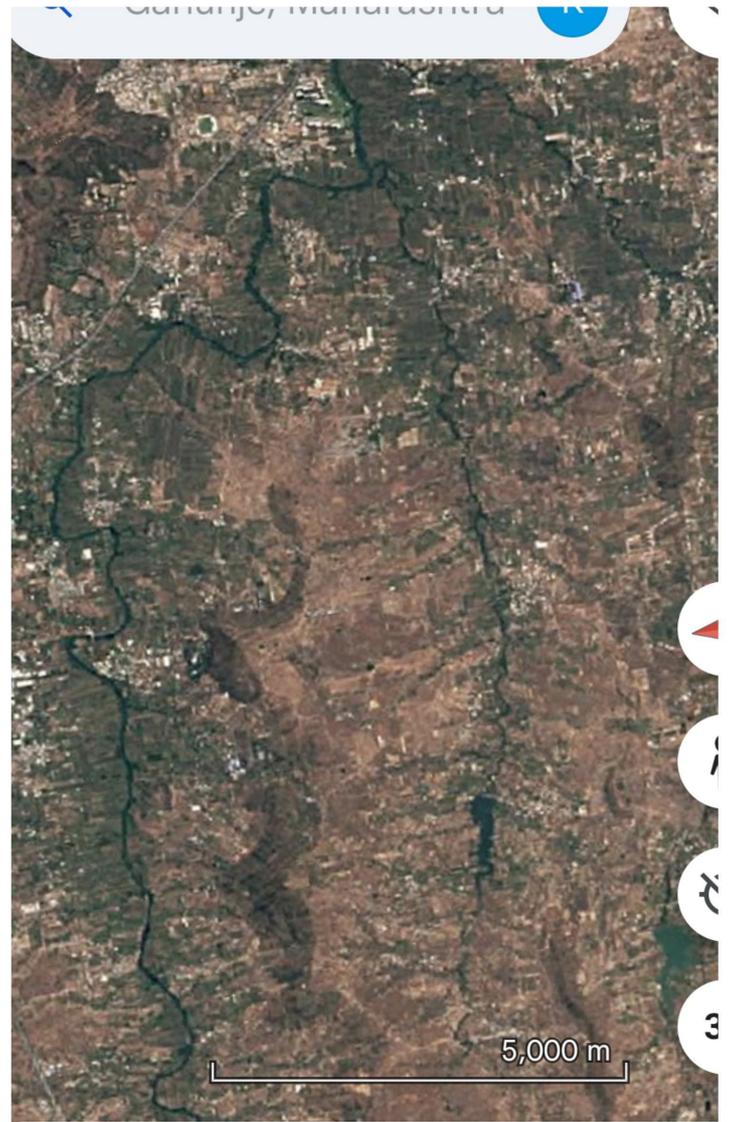
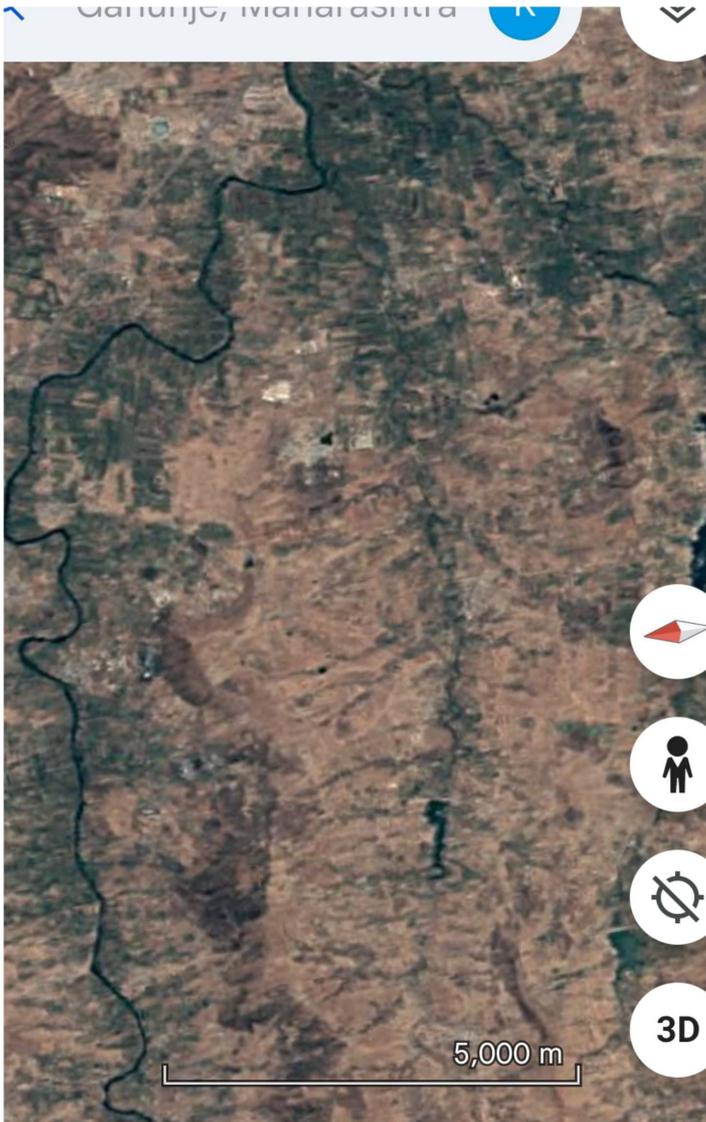


Apr 2025



2021

2025



historical imagery

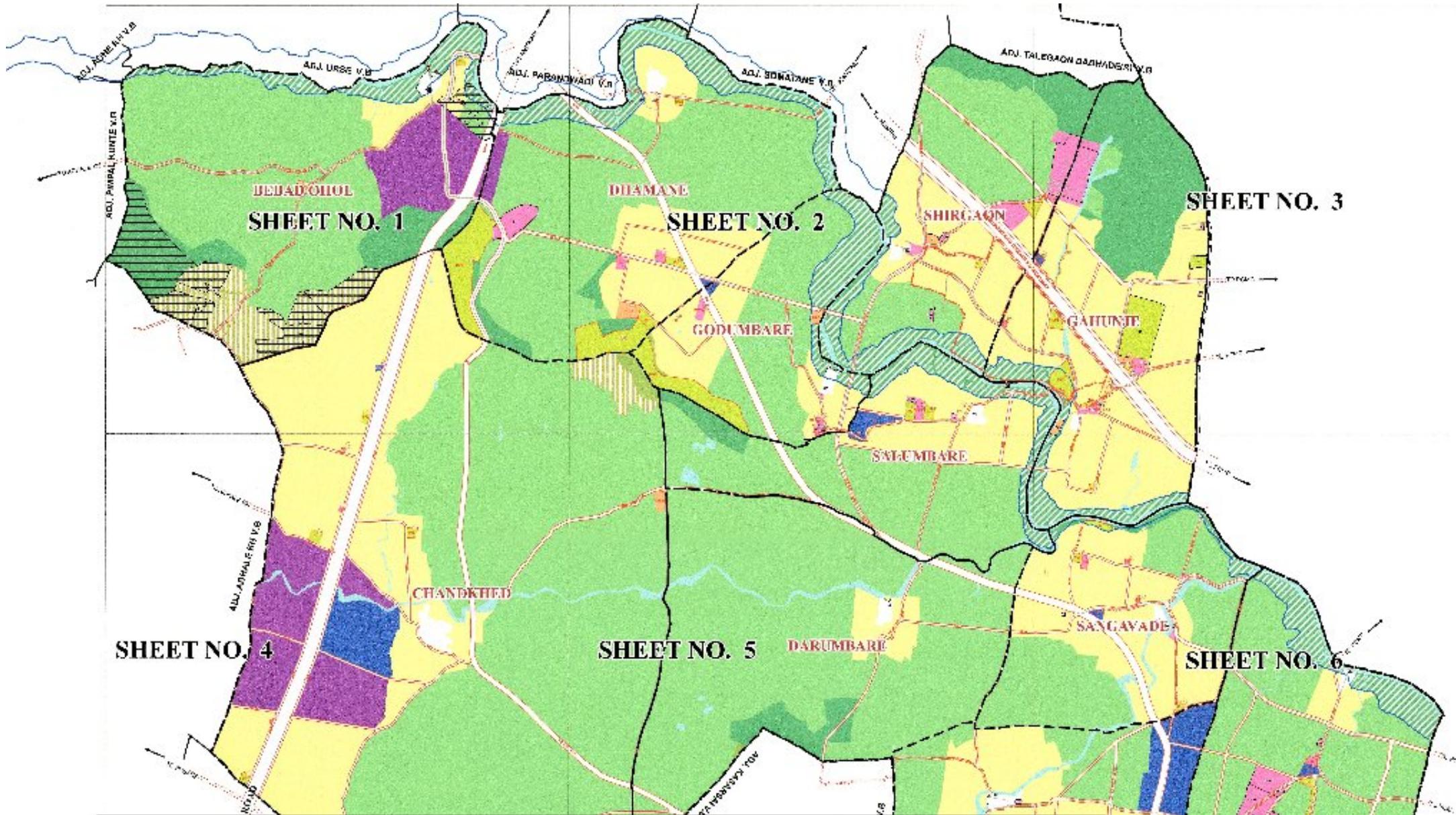
Dec 2013

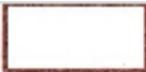


historical imagery

11 Apr 2025

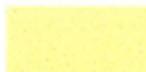
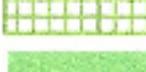




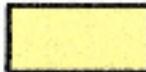
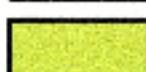
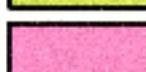
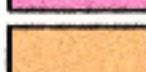
	TOD BOUNDARY
	WILDLIFE SANCTUARY
	RESTRICTIVE BOUNDARY
	WATER BODIES
	BLUE LINE

	EXISTING TUNNEL
	PROPOSED TUNNEL
	FLYOVER

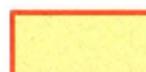
### LAND USE CLASSIFICATION

	RESIDENTIAL ZONE
	COMMERCIAL ZONE
	INDUSTRIAL ZONE
	LOGISTIC ZONE
	PUBLIC SEMI-PUBLIC ZONE
	PUBLIC UTILITY ZONE
	TOURISM DEVELOPMENT ZONE
	TRAFFIC & TRANSPORTATION ZONE
	DEFENCE ZONE
	AGRICULTURE ZONE G-1
	GREEN ZONE G-2
	GREEN BELT ZONE

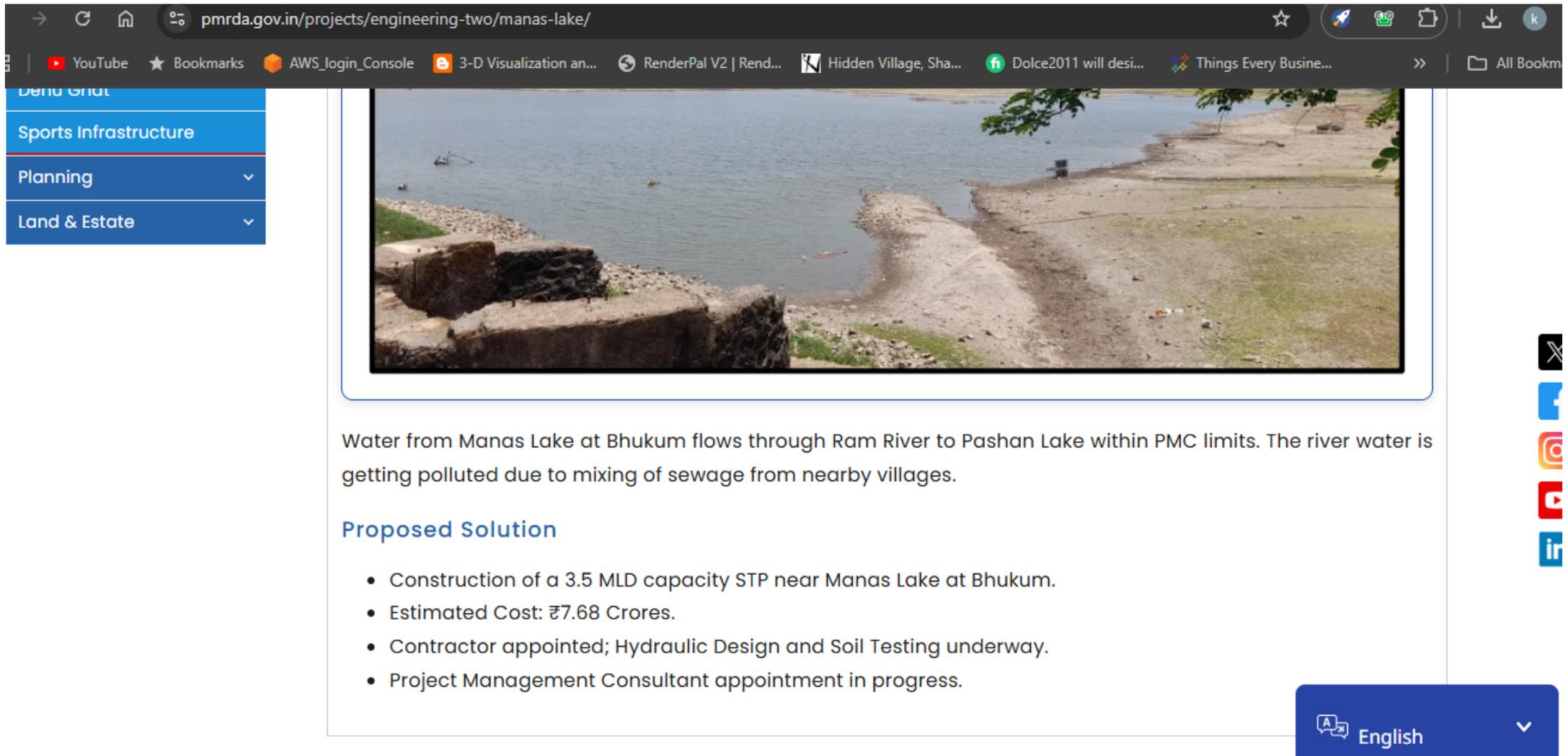
### EXISTING AMENITIES

	EXISTING RESIDENTIAL AMENITY
	EXISTING COMMERCIAL AMENITY
	EXISTING RECREATIONAL AMENITY
	EXISTING PSP AMENITY
	EXISTING PU AMENITY
	EXISTING TRANSPORT AMENITY

### PROPOSED RESERVATIONS

	PROPOSED RESIDENTIAL RESERVATION
	PROPOSED COMMERCIAL RESERVATION
	PROPOSED RECREATIONAL RESERVATION
	PROPOSED PSP RESERVATION
	PROPOSED PU RESERVATION
	PROPOSED TRANSPORT RESERVATION

## SCREENSHOT FROM PMRDA WEBSITE SHOWING A SINGLE 3.5MLD STP FOR A SINGLE VILLAGE WITH POPULATION LESS THAN 10000



The screenshot shows a web browser window with the URL [pmrda.gov.in/projects/engineering-two/manas-lake/](http://pmrda.gov.in/projects/engineering-two/manas-lake/). The browser's address bar and tabs are visible at the top. On the left side of the page, there is a blue navigation menu with the following items: "Sports Infrastructure", "Planning", and "Land & Estate". The main content area features a large photograph of a lake with a concrete structure in the foreground. Below the image, the text reads: "Water from Manas Lake at Bhukum flows through Ram River to Pashan Lake within PMC limits. The river water is getting polluted due to mixing of sewage from nearby villages." Underneath this text is a section titled "Proposed Solution" with a bulleted list of project details. At the bottom right of the page, there is a blue language selection dropdown menu currently set to "English".

Water from Manas Lake at Bhukum flows through Ram River to Pashan Lake within PMC limits. The river water is getting polluted due to mixing of sewage from nearby villages.

### Proposed Solution

- Construction of a 3.5 MLD capacity STP near Manas Lake at Bhukum.
- Estimated Cost: ₹7.68 Crores.
- Contractor appointed; Hydraulic Design and Soil Testing underway.
- Project Management Consultant appointment in progress.

English