

BEFORE THE NATIONAL GREEN TRIBUNAL

EASTERN ZONE BENCH, KOLKATA

OA No. 38/2022/EZ

IN THE MATTER OF:

DR. BINA BASNETT

..... APPLICANT

VERSUS

STATE OF SIKKIM AND ORS.

.....RESPONDENT

INDEX

NDoH: 19.03.2024

S. No.	Particulars	Pg. No.
1.	Counter Affidavit on behalf of the Respondents No. 8 – State Environment Impact Assessment Authority (SEIAA), Sikkim to the Original Application.	
2.	ANNEXURE R/1 -Order dated 25.09.2023 passed by the Hon'ble Supreme Court in Diary No. 32544/2022 titled 'Dr. Bina Basnett v. State of Sikkim &Ors' which directed O.A No. 38 of 2022 to be restored to its original position.	
3.	ANNEXURE R/2 - True copy of the Notification dated 25.08.2023 for reconstitution of SEIAA/SEAC, Sikkim	
4.	ANNEXURE R/3 - True copy of the Minutes of the meeting of SEAC held on 24.01.2022.	
5.	ANNEXURE R/4 –True copy of the letter dated 28.01.2022 sent to M/s MESASO Infrastructure Pvt. Ltd by SEAC with regard to queries, suggestions/ additional information sought by SEAC.	
6.	ANNEXURE R/5 - True copy of response dated 04.02.2022 by M/s MESASO Infrastructure Pvt. Ltd to queries raised by SEAC on 28.01.2022.	
7.	ANNEXURE R/6 - True copy of the Minutes of Meeting SEAC held on 14.02.2022.	
8.	ANNEXURE R/7 - True copy of the minutes of the meeting of SEIAA dated 22.02.2022.	

9.	ANNEXURE R/8 - True copy of the Environment Clearance dated 25.02.2022 granted by SEIAA in favor of M/s MESASO Infrastructure Pvt. Ltd.	
10.	ANNEXURE R/9 - True copy of the letter dated 23.11.2022 from the Office of the Chief Conservator of Forests (HQ) Forest and Environment Department, Sikkim to MESASO Infrastructure Pvt. Ltd. Informing that SEIAA/SEAC is defunct as of now.	
11.	ANNEXURE R/10 - True copy of the Environment Clearance dated 23.08.2023 for expansion of the Project, granted in favour of M/s MESASO Infrastructure Pvt. Ltd. by MoEF&CC.	
12.	ANNEXURE R/11- True copy of the letter dated 06.10.2023 by M/s MESASO Infrastructure Pvt. Ltd to the newly constituted SEIAA submitting the Environmental Clearance dated 23.08.2023.	
13.	ANNEXURE R/12-True copy of the minutes of the meeting & site inspection of Multidisciplinary Committee held on 23.01.2024 for monitoring environmental safeguards for issues pertaining to the Project.	
14.	Proof of Service	

Date: 14.03.2024

Place: Kolkata

DRAWN AND FILED BY:

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COUNTER AFFIDAVIT ON BEHALF OF RESPONDENT NO. 8, STATE
ENVIRONMENT IMPACT ASSESSMENT AUTHORITY (SEIAA)

I, Manjunatha Donappa S/o Donappa Rangappa, aged about 55 years, am the Member Secretary and authorized signatory of State Environment Impact Assessment Authority, Sikkim, having its office at Forest and Environment Department, Government of Sikkim, Forest Secretariat Block A, Deorali Gangtok, Sikkim – 737102, do here by solemnly affirm and declare as under: -

1. Being the Member Secretary of State Environment Impact Assessment Authority I am well conversant with the facts and circumstances of the case and duly authorized to sign the present Affidavit on behalf of answering Respondent and hence competent to swear this Affidavit.
2. That I have read the contents of the above-mentioned Original Application No. 38 of 2022/EZ and have understood the same and in reply thereto I say and submit as under:
3. That I say and submit that save and except those, which are matters of record, all averments, statements and submissions made by Applicant in the above-mentioned Original Application are disputed and denied unless

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D. Manjunatha

specifically admitted herein and therefore no part of the Affidavit should be deemed to be admitted for want of specific denial.



PRELIMINARY SUBMISSIONS:

4. That present Counter Affidavit is being filed in view of the notice issued by this Hon'ble Tribunal vide Order dated 18.10.2023 in the present O.A No. 38 of 2022 which has been directed to be restored to its original position by the Hon'ble Supreme Court vide its Order dated 25.09.2023 in Diary No. 32544/2022 titled 'Dr. Bina Basnett v. State of Sikkim & Ors'. That the copy of the said Order dated 25.09.2023 passed by the Hon'ble Supreme Court is marked and annexed as ANNEXURE R/1.
5. That the Respondent No. 8, the State Environment Impact Assessment Authority (SEIAA), Sikkim has been constituted and reconstituted from time to time by the Ministry of Environment Forest & Climate Change (MoEF&CC) – Respondent No. 11 herein, in accordance with the Environment Impact Assessment Notification 2006 (EIA Notification 2006), for the purpose of assessing the environmental impacts of projects listed under Category B of the Schedule to the EIA Notification, 2006 and for granting or rejecting the Environment Clearance mandated for such projects under the said Notification, among others.
6. That the State Expert Appraisal Committee (SEAC) is also constituted and re-constituted periodically under the EIA Notification, 2006 and is responsible for appraising the proposed projects in detail towards its environmental impacts and thereby recommending to either grant prior Environment Clearance or to reject the same to the SEIAA.
7. That in the present case, the SEIAA had granted the Environmental Clearance to Respondent No. 12 – M/s MESASO Infrastructure Pvt. Ltd. on

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D. N. Nanda

25.02.2022. That the members of SEIAA and SEAC which had processed/granted the said Environmental Clearance was constituted vide notification dated 30.10.2019 for a tenure of three years, viz. till 30.10.2022. That thereafter, the SEAC/SEIAA was not reconstituted from 30.10.2022 onward still about August 2023. However, the MOEF&CC vide its notification dated 25.08.2023 re-constituted the SEAC and SEIAA, Sikkim who are presently carrying out their statutory duties in accordance with the EIA Notification, 2006. That, therefore, there was no SEAC/SEIAA which was existing during the period starting from 30.10.2022 till 25.08.2023 a period which has a bearing on the said Project in terms of the competent authority who would examine the expansion of the said Project. That the true copy of the said Notification dated 25.08.2023 for reconstitution of SEIAA/SEAC, Sikkim is annexed as ANNEXURE R/2.

8. That the present Application has been filed by one Dr. Bina Basnett against the alleged illegal construction of Multi Level Car Parking Cum Commercial Development at Old West point School area, by Respondent No. 2 the Gangtok Smart City Developers Ltd. (GSCDL) along with Respondent No. 12 M/s MESASO Infrastructure Private Limited, i.e. the concessionaire and is responsible to execute the construction of the said Project in question. The present Application alleges various grounds such as non-compliance of restrictions on number of floors of the proposed building, restriction of view of Mount Khangchendzonga, non-consideration of seismicity of the area, project posing a danger to the neighbours in case of land slide among others. Further, even though the said contentions raised by the Applicant are not directly related to the present Respondent, however, the Applicant has also alleged that Environment Impact Assessment (EIA) has not been carried out and in Grounds R and S, the Applicant has mentioned about the applicability



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D. Namgyal

of the EIA Notification 2006 and that the Environment Impact Assessment has not been conducted for the project in question. That it is humbly submitted that the said contentions are denied as is evident from the facts enumerated below:



- a. That on 10.12.2021 State Level Environment Impact Assessment Authority (SEIAA) received an online application for Prior Environmental Clearance (EC) in Parivesh portal by M/s MESASO Infrastructure Pvt. Ltd. That, accordingly, the present Respondent (SEIAA) scrutinised the said proposal number SIA/SK/MIS/244081/2021 and accepted it under Item No. 8(a) of the Schedule to the EIA Notification 2006 as Category B2 project. Item 8(a) under the EIA Notification, 2006 relates to Building and Construction Projects of a certain size that is evaluated for clearance or rejection as the case may be, by the SEAC/SEIAA, the present Respondent.
- b. That on 16.12.2021 after scrutiny of the documents received, the SEIAA then forwarded the said proposal to State Level Expert Appraisal Committee (SEAC) for the appraisal of the said project. As stated earlier, as per EIA Notification, 2006 the said project falls under Sl. No. 8(a) of the Schedule, i.e. Building/Construction projects which falls under Category B2, and therefore the same does not require Scoping and is required to be appraised on the basis of the information provided under the Form I/Form IA as appended to the EIA Notification and the conceptual plan to be prepared by the Project Proponent along with the concessionaire. Scoping includes granting of Terms of Reference, preparation of the Environment Impact

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D. Mani

Assessment Report which in such Projects are not required to be submitted as per the EIA Notification, 2006.

- c. That further, the said Project is also exempted from Public Consultation as mandated under the EIA Notification, 2006. In such cases where EIA report or public consultation is not required, SEAC can place its recommendations before the competent authority (SEIAA) for final decision within the next fifteen days.
- d. That on 24.01.2022, after agenda preparation and scheduling, SEAC held its meeting for screening and appraisal of the said proposal and while scrutinizing the same, as many as thirty-six observations/queries were made by SEAC. That true copy of the said Minutes of the meeting held on 24.01.2022 is annexed as **ANNEXURE R/3**.
- e. That the above-mentioned observations/queries were communicated to M/s MESASO Infrastructure Pvt. Ltd. vide letter dated 28.01.2022 seeking their response. That the observations raised were regarding various environmental issues that could be the result of such a Project which includes possible noise pollution, soil pollution, permission from Municipal authority for disposal of wastewater, elaboration on impacts from new construction on existing structures, demographic details, details on schools, colleges, places of worship, details of utilization and disposal of excavated materials among others. That true copy of the said letter dated 28.01.2022 is annexed as **ANENXURE R/4**.
- f. That in response to the same, the Project Proponent (Respondent No. 12) on 04.02.2022 uploaded a letter providing the responses to each of the thirty-six observations made earlier. That the true copy of the said response of the Respondent No. 12 dated 04.02.2022 is annexed as **ANNEXURE R/5**.



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D. Monim

- g. That on 14.02.2022, the 2nd meeting of SEAC on the said construction project of respondent No. 12 - M/s MESASO Infrastructure Pvt. Ltd. was held and the responses sent by them were considered. Accordingly, the same were accepted and specific and general conditions were laid down to comply with pre and post project implementation stages by M/s MESASO Infrastructure Pvt. Ltd. Accordingly, the project was recommended for consideration of SEIAA for further examination and consideration of prior EC subject to strict compliance of the observations made in SEAC meeting dated 24.01.2022 (mentioned above), submission of documents as desired and conditions provided under this meeting. That the true copy of the said Minutes of Meeting held on 14.02.2022 is annexed as **ANNEXURE R/6**.
- h. That thereafter the proposal for Environmental Clearance for the said project was taken up by SEIAA in its meeting dated 22.02.2022 wherein after deliberations on each and every point and observations of the meeting dated 17.02.2022 of SEAC and the reply of Respondent No. 12 (Project Proponent), specific and general conditions were laid down for pre & post implementation stages of the project. That the true copy of the minutes of the meeting of SEIAA dated 22.02.2022 is marked and annexed as **ANNEXURE R/7**.
- i. That after completing the process of appraisal and thorough deliberations on the project, Environment Clearance dated 25.02.2022 was granted by the SEIAA to the Project Proponent – Respondent No. 12 for construction of 11 storied building for development of Multi Level Car Parking Cum Commercial Development at Old West point School area. A true copy of the Environment Clearance dated



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D. Manning

25.02.2022 granted in favor of M/s MESASO Infrastructure Pvt. Ltd. is annexed as **ANNEXURE R/8.**



j. That thereafter, the Respondent No. 12 sought for expansion of its Multi-Level Car parking project vertically with 3 additional floors for which application for prior Environmental Clearance for expansion was submitted to SEIAA on 21.10.2022.

k. However, as during the period of processing the same, the tenure of SEIAA/SEAC had ended. Accordingly, the Office of Chief Conservator of Forest (Headquarters), Forest and Environment Department sent a letter dated 23.11.2022 to Respondent No. 12 informing that the SEIAA/SEAC, Sikkim is not functioning and therefore the application for prior EC may be applied before the Expert Appraisal Committee of the MOEF&CC through the PARIVESH Portal till such date that SEAC and SEIAA are reconstituted in the State of Sikkim. A true copy of the said letter dated 23.11.2022 of the Chief Conservator of Forests to MESASO Infrastructure Pvt. Ltd is marked and annexed as **ANNEXURE R/9.**

l. That in furtherance to the communication dated 23.11.2022 the Project Proponent applied for the EC for the said expansion before the MoEF&CC on 25.04.2023. That the same was processed in 104th meeting held from 11th to 12th May 2023 and on 106th meeting held on 30.06.2023 of EAC (Infra – 2). That finally the EC for the said expansion was granted by the MoEF&CC on 23.08.2023. That the true copy of the Environment Clearance dated 23.08.2023 for expansion was granted in favour of M/s MESASO Infrastructure Pvt. Ltd. is annexed as **ANNEXURE R/10.**

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J. Namini

m. That the said Environmental Clearance dated 23.08.2023 was forwarded by M/s MESASO Infrastructure Pvt. Ltd. to SEIAA vide its letter dated 06.10.2023. That the true copy of the letter dated 06.10.2023 is marked and annexed as ANNEXURE R/11.



9. That from the above-mentioned facts it is evident that the answering Respondent has undertaken the due process under EIA notification for appraising the project for the grant of EC. Further, the Respondent No. 12 has undertaken the construction of its project only after seeking the same at the time of initiation of the project and further at the time of expansion of the project in accordance with law.
10. That further it is also pertinent to mention that that Respondent No. 12 has been regularly submitting its quarterly compliance report showing the status of compliance of the conditions laid down under the EC dated 25.02.2022. That the copy of the same can be provided if the Hon'ble Bench may seek the same.
11. That it is also pertinent to mention that as per the conditions laid down under the Environmental Clearance dated 25.02.2022, a multi-disciplinary Committee comprising Chief Conservator of Forest as the Chairman, Councillor from Gangtok Municipal Corporation, District Magistrate, Joint Director, State Pollution Control Board and Representatives from Gangtok Municipal Corporation and Urban Development Department, has been constituted for monitoring of environmental safeguards, from time to time and to submit six monthly monitoring report to the answering Respondent. That the last meeting and site visit was held on 23.01.2024 wherein it was recorded that M/s MESASO Infrastructure Pvt. Ltd. has been complying with the EC conditions. True copy of the minutes of the meeting and site

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inspection report dated 23.01.2024 is marked and annexed as ANNEXURE R/12.



Para-wise Reply:

1. That the contents of Para 1 are denied. It is reiterated that the said construction project of Multi-level Car Parking cum Commercial Development at Old West Point School area is not illegal, in fact, the said project has a valid Environmental Clearance dated 25.02.2022 granted by SEIAA as well as Environmental Clearance dated 23.08.2023 by the Ministry of Environment, Forest and Climate Change for vertical expansion by 3 floors Multi Level Car parking Cum Commercial Development at Old West point School area.
2. That the contents of Para 1A are a matter of record and anything contrary to the records is denied by the answering respondents.
3. That the contents of Para 2 are a matter of record and anything contrary to the records are denied by the answering respondents.
4. That the contents of Para 3 deem no response.
5. That the contents of Para 4.1 are denied by the answering respondents. As regards the compliance of EIA Notification 2006 is concerned, M/s MESASO Infrastructure Pvt. Ltd. has been granted Environmental Clearance by the SEIAA in accordance with as described in detail in the preceding paragraphs and is not being repeated for the same of brevity.
6. That the contents of Para 4.2 are denied. As regards the project causing ecological imbalance/threat it is reiterated that as per the procedure laid down under the EIA Notification 2006 amended from time to time and clearances have been granted after a detailed and rigorous scrutiny after being satisfied with the material on record which has been described in detail in previous submissions.

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D. Manjunath

7. That content of Para 4.3 is vehemently denied. It is submitted that the application received by the SEIAA entails the following measures for environmental safeguards at all stages of the Project in the following detailed manner:



- (i) Construction Phase:
 - a. No clearance of vegetation required. Proposed site falls within the Gangtok town municipal area.
 - b. Construction and demolition waste to be reused/recycled as per Construction and Demolition Waste Management Rules, 2016.
 - c. Septic tank shall be maintained at site during construction and proper sanitary facilities shall be provided to the workers at construction site.
 - d. Building shall be made more of prefabricated steel structure and less of concrete mix.
 - e. No extraction of groundwater permitted.
 - f. No loss of native species or genetic diversity.
 - g. Project proposes to reuse the 48KLD wastewater by treating sewage using MBR technology. Treated wastewater is to be used for flushing, landscaping and car washing purposes. This will save the freshwater for other better purposes.
 - h. Project proposes to use disinfectant during construction and operation as preventive measure to control insect or water borne diseases.
 - i. Special care shall be taken to prevent spillage and store hazardous waste in HDPE container to avoid mixing with municipal solid waste and soil contamination. Hazardous waste shall be safely disposed of through authorised vendors.
 - j. During construction phase wastewater originating from labour huts shall be diverted to septic tank.

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- k. Proposed use of low sulphur content ultrapure diesel to control fugitive emissions.
 - l. Water sprinkling arrangement for minimizing the fugitive dust emissions.
 - m. All vehicles to be used for transportation shall have valid Pollution Under Control Certificate.
 - n. Tarpaulin cover shall be provided over stored raw material to reduce dust emissions during construction. Dust covers for trucks also.
 - o. Open burning of biomass shall be avoided.
 - p. Acoustic enclosures shall be used to control noise pollution in work site.
 - q. No blasting activity.
 - r. Latest pile installation technique shall be used to have negligible effect due to vibration etc.
 - s. Controlled traffic movement by the security personnel and the average speed of 10-15km/hr shall be maintained.
 - t. Spent oil from DG sets shall be sold to authorised recyclers.
 - u. Personal Protective Equipment (PPE) shall be provided to all the labourers.
 - v. Training and awareness about safety norms to supervisors and labourers.
 - w. Segregation of municipal solid waste.
- (ii) Post construction – solar panel, water harvesting, green space/vertical garden among others.

That it is further submitted that the details on noise impact, air impact, water impact, generation and management of waste, risk assessment and disaster management among other have been submitted under Form I, Form IA,

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D. Clement

among other documents submitted and the same has been accordingly appraised by the present authority.



8. That the contention of the Applicant made in Para 4.4 that the project will cause ecological imbalance is denied. It is submitted that the SEAC has appraised the project in detail towards its environmental impact and thereafter recommended it to answering Respondent. Accordingly, the answering Respondent has accorded Environmental Clearance to the said project on 25.02.2022 only after carefully examining the application and the details provided therein.

a. That the aspect of height of the building was also examined in detail. That in this regard, the Project Proponent had presented the Geological and Geo-Technical Investigation Report dated March 2020 of the Department of Mines and Geology while applying for EC. That the said report concludes that the area is geologically favourable for the proposed construction of the structures at the old West Point School area.

b. Further the Site Stability Report of the Department of Mines and Geology was also provided which concluded that the area falls within zone one of areal stability zonation mapping system adopted by the Department of Mines and Geology. The said report recommended that the structures should be footed at considerable depth with uniform condition, and it was also recommended that a competent structural engineer shall be consulted for appropriate design of the structure including earthquake resilience. It was also recommended in the said report that micro seismic studies and load impact assessment of surrounding areas shall be carried out. That in view of the same, the answering Respondent while appraising the project of the Respondent No. 12 had raised a few queries in its meeting dated 24.01.2022. That in this regard the compliance with regards to recommendations made in site

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J. Khantel

stability report of Department of Mines and Geology were also asked. Further, query was also raised towards any approval granted by the concerned Department for construction of 14 stories against the permissible limit of 5 and half floors. The following queries were raised by SEAC in its meeting dated 24.01.2022 with regard to construction of 14 stories against the permissible limit of 5 and half floors:



- (i) Load Impact Assessment and its sustenance later is required to build the 14 storey building and that needs the approval from the Concerned, Department of Govt. of Sikkim, approved Blue Print / document from GMC/UDD needs to be submitted. A clear permission to go ahead with the project may be enclosed.
 - (ii) The Report which the Project Proponent has submitted, has no stability report. The Notification no.17/DMG/20-21 dated 19/03/2021 has specified the maximum allowable number of floors for construction as 5 and half storey. In the present condition 14 storied building concrete structure is not permitted as per the notification. Needs approval from the concerned Department for proposed 14 storey building.
- c. That in response the Respondent No. 12 submitted its letter dated 04.02.2022 wherein, in response to the 1st query, a letter of Mr Majumdar of the Department of Construction Engineering, Jadavpur University was provided which certifies that the design of the building in question is a per relevant IS Codes and that the designed load on foundation is 21 ton /sqm. It also provides that there shall be no load impact in the surrounding area of the project site as Mica schist rock has been encountered below the foundation level. It is provided that the soil

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D. Majumdar

bearing capacity is estimated as 46.5 ton/sqm (as per IS Code: 6403-1981) and the load of the proposed structure is less than 50% of the Soil Bearing Capacity. In view of the same, the said letter by the expert also recommends that the load impact assessment of the surrounding area is not required. That further, in response to the second query related to approval of competent authority towards construction of 14 floors, the letter of Gangtok Municipal Authority dated 31.12.2021 was submitted wherein it has been noted that as per Cabinet Approval dated 11.06.2021 the construction of proposed eleven stories building has been approved. That, accordingly, the application for EC was further processed and the EC was granted on 25.02.2022 subject to the conditions laid down.



- d. That under the condition No. (i) of the EC dated 25.02.2022 the SEIAA specifically required the Respondent No. 12 – Project Proponent to get the certificate issued by Jadavpur University for construction of 11 stories validated/vetted by the Mines and Geology Department, Government of Sikkim. That in view of the same, the Respondent No. 12 under its first quarter report for the quarter of March 2022 till May 2022 submitted its letter dated 17.02.2022 issued by Department of Mines and Geology to Respondent No. 12 which notes that as per the letter provided by Jadavpur University, proposed structure is 21Tonne/Sqm which is less than the soil bearing capacity in the area, hence load of the structure is confined within the construction area, therefore the suggestion in the site stability report for conducting load impact assessment of the surrounding area is not required.
- e. That, therefore, all necessary measures have been taken by the answering Respondent in ensuring that the project is being executed in accordance

with law, especially with regards to the approved height/ number of floors of the project as is evident from the facts mentioned above.



9. That with regards to Para 4.5 to Para 4.9 it is submitted that the same does not pertain to the answering respondents. That with regards to the contention related to the height/number of storeys of the project, the contents of Para 8 above are reiterated.

10. That the contention of the Applicant made in Para 4.10 to Para 4.11 that the project will cause ecological imbalance is denied as wrong and false. It is submitted that the environmental measures that have been pointed out in response to para 4.3 have been complied with by the project proponent. That with regards to traffic congestion, M/s MESASO Infrastructure Pvt. Ltd has also submitted details for Traffic Safety and has submitted its Traffic Management Plan, Traffic Movement Plan, Traffic Circulation Plan among other details related to traffic provided under Form I and IA and the SEIAA after careful consideration has accorded Environment Clearance to M/s MESASO Infrastructure Pvt. Ltd. That with regards to the contention related to the height/number of storeys of the project, the contents of Para 8 above are reiterated.

11. That the contents of Para 4.12 are denied as wrong and false.

12. That the contents of Para 4.13A – (i) to (viii) requires no response.

13. That the contents of Para 4.13B – (i) to (vii) requires no response, except what is matter of record.

14. That the contents of Para 4.13C – (i) to (iii) requires no response except what is matter of record.

15. That the contents of Para 4.13D – (i) to (iv) requires no response except what is matter of record.

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It is submitted that the contents of the submissions made above is known to the answering Respondent and all material that is relevant for the said Project has been taken into account for appraising and clearing the Project.

16. That the contents of Para 5 does not call for any reply.
17. That the contents of Para 6.1 to 6.3 are denied. Also, the application is both under Section 14 and Section 15 which is impermissible in law while the cause of action is an Environment Clearance granted by the answering Respondent which has different remedy under the NGT Act. 2010. Further anything contrary to the records are denied by the answering respondents.
18. That in response to the contents of Para 6.4 it is submitted that the answering respondent has already submitted the facts relating to the said contention in the above submissions. However, it is reiterated that various aspects on the impact of the project from various angles have been scrutinized by the present Respondent while appraising the application for Environment Clearance made by M/s MESASO Infrastructure Pvt. Ltd. for which detailed Form I, Form IA and Conceptual Plan have already been submitted. The contents of the preliminary submissions may be read as the reply and as part of this para.
19. That in response to the contents of Para 6.5 are denied by the answering Respondent as nothing substantive has been provided to prove anything against the said clearance granted by the SEIAA.
20. That the content of Para 6.6 to Para 6.9 is denied. As regards the environment clearance, the answering respondent has followed the due process as provided under the EIA Notification and nothing contrary to the procedure has been furnished by the Applicant herein. The due process has been submitted in detail in the previous paras and is not being submitted again for the sake of brevity. That with regards to the contention related to the height/number of storeys of the project, the contents of Para 8 above are reiterated.



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21. That the contents of Para 6.10 do not pertain to the answering respondent. However, it is submitted that the Geotechnical Study of the area has been submitted by M/s MESASO Infrastructure Pvt. Ltd. for the said project and the same has been scrutinized by the answering Respondent before granting Environment Clearance.
22. That in response to Para 6.11 it is submitted that the answering Respondent has already submitted the facts relating to environmental matters in the above submissions. That further, the response made to Para 4.3 of the O.A. mentioned above is reiterated herein.
23. That in response to Para 6.12 it is submitted that the answering respondents have already submitted the facts relating to this in the above submissions. That further various details and reports, including the floor plan, waste management plan, car wash wastewater management plan, storm water management chart, Schematic flow chart for Sewage Water Treatment Plant among others have been submitted and have been scrutinized and considered by the answering Respondent.
24. That the contents of Para 6.13 are denied. All aspects relating to its environmental impact including public safety have been examined by the answering Respondent while appraising the project and accordingly the Environmental Clearance dated 25.02.2022 has been granted.
25. That the contents of Para 6.14 & Para 6.15 are denied by the answering Respondent and no substantial question of environment has been raised in this Application. The environmental aspects have been examined in detail by the answering Respondent.
26. That in response to Para 6.16 to Para 6.21 it is submitted that the answering Respondent has taken all measures to examine the feasibility of the project. viz-



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a-viz the dangers of earthquake and the details of which has already been provided in Para 8 and under the submissions made hereinabove.



27. That in view of the submissions made herein above it is submitted that the grounds raised in the Petition is devoid of any merit and does not call for any interference by this Hon'ble Tribunal.

28. That the contents of para 8 is denied a false and it is submitted that no cause of action arises in the present case as the project is being executed in accordance with law especially the EIA Notification 2006 wherein the answering Respondent has appraised by project thoroughly and has granted its EC dated 25.02.2022 for the reasons recorded above and is not repeating the same for the sake of brevity. That there is no concept of continuous cause of action under the NGT Act and has been thoroughly examined by the Hon'ble Tribunal in a catena of cases which shall be produced at the time of arguments. Infact, this Original application does merit any consideration as understood in the NGT Act, 2010 and should be summarily dismissed.

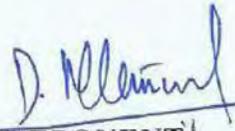
29. That in consideration of the submissions made hereinabove this Hon'ble Tribunal may adjudicate the matter as it deems fit in the interest of justice and the present Respondent would be at the disposal of this Hon'ble Tribunal for any assistance pertaining to the present Respondent.

DEPONENT'

VERIFICATION

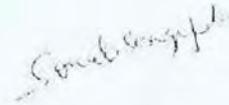
I, the above-named deponent, do hereby verify and say that the statements made at aforementioned paragraphs of the Counter affidavit is true to the best of my knowledge through records. The documents filed herewith as annexures are true copies of the respective originals.

Affirmed on this 14th day of March, 2024 at Gangtok, East Sikkim.


DEPONENT

Date: 14.03.2024
Place: Kolkata

DRAWN AND FILED BY:



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IN THE NATIONAL GREEN TRIBUNAL
EASTERN ZONE BENCH, KOLKATA
ORIGINAL APPLICATION NO. 38 of 2022



IN THE MATTER OF:

Dr. Bina Basnett

...Applicant

Versus

State of Sikkim & Ors.
(s)

...Respondent

AFFIDAVIT

I, Manjunatha Donappa S/o Donappa Rangappa, aged about 55 years, am the authorized signatory for State Environment Impact Assessment Authority (SEIAA), Respondent No. 8, having its registered office at Forest and Environment Department presently at, Deorali, Gangtok do hereby solemnly affirms and declares as under:

1. That I am fully conversant of the facts and circumstances of the matter and am competent to swear this affidavit.
2. The contents of the accompanying Reply are true and correct to the best of my knowledge and have been drafted by the counsel on my instructions and nothing material has been concealed therefrom.
3. That the Annexures in the accompanying Reply are true and correct to the best of my knowledge.

D. Manjunath
DEPONENT

Dr. D. Manjunatha, IFS
Chief Conservator of Forest (HQ/T)
Forest & Environment Department
Govt. of Sikkim, Gangtok

VERIFICATION:

Verified atth14..... on this ^{March}..... day of, 2024... that the contents of the above affidavit are true and correct to my knowledge and belief and nothing material has been concealed there from.

Solemnly Affirmed before me on this the 14
Day of March 2024 by Shri/Smt/Kri
Manjunatha, Donappa
Identified by Shri/Smt/Kri Nossith
[Signature]

[Signature]
DEPONENT

Dr. D. Manjunatha, IFS
Chief Conservator of Forest (HQT)
Forest & Environment Department
Govt. of Sikkim, Gangtok

[Signature]
14/03/2024
Ms. Tshewang Choden Lepcha
Oath Commissioner (East)
High Court of Sikkim
Vide Notification No. 17/HCS/21.10.2022

1

ANNEXURE R/1

IN THE SUPREME COURT OF INDIA

CIVIL APPELLATE JURISDICTION

CIVIL APPEAL NO. _____ OF 2023
(@ Diary No. 32544/2022)

BINA BASNETT

APPELLANT(S)

VERSUS

STATE OF SIKKIM & ORS.

RESPONDENT(S)

O R D E R

Delay condoned.

This appeal impugns the order dated 10.05.2022 passed by the National Green Tribunal (NGT), Eastern Zone Bench, Kolkata. Paragraph 5 of the impugned order states that the proceedings initiated before the NGT were premature, as the construction, subject matter of the proceedings, had not yet reached 5½ storeys. We do not agree with the said finding and reason to dismiss the petition, as the construction post the permissions had admittedly commenced. It is informed at the bar that the construction is now complete.

Without expressing any opinion on the merits of the case, we set aside the impugned order and restore O.A. no. 38/2022/EZ to its original position, to be decided afresh without being influenced by

impugned order.

Signature Not Verified
 Digitally signed by
 Deepak Guleri
 Date: 2024.09.26
 17:53:44 IST
 Reason: 

Learned counsel for the respondents have submitted that there has been a considerable delay in listing of the present appeal on

account of lapses on the part of the appellant - Bina Basnett. This is disputed by the appellant - Bina Basnett, who also submits that the plea is contradictory. We express no opinion in this regard. As an order of remand, hearing and decision is being passed, all pleas and contentions of the parties are left open.

The appeal is allowed and disposed of in the above terms. No costs. Parties will appear before the NGT on 18.10.2023, when a date of hearing will be fixed.

Pending application(s), if any, shall stand disposed of.

.....J.
(SANJIV KHANNA)

.....J.
(S.V.N. BHATTI)

NEW DELHI;
SEPTEMBER 25, 2023.

ITEM NO.61

COURT NO.3

SECTION XVII

S U P R E M E C O U R T O F I N D I A
R E C O R D O F P R O C E E D I N G S

CIVIL APPEAL Diary No. 32544/2022

(Arising out of impugned final judgment and order dated 10-05-2022 in OA No. 38/2022 passed by the National Green Tribunal, Eastern Zone Bench, Kolkata)

BINA BASNETT

Petitioner(s)

VERSUS

STATE OF SIKKIM & ORS.

Respondent(s)

(IA No.171217/2023-CONDONATION OF DELAY IN FILING and IA No.171216/2023-STAY APPLICATION and IA No.171219/2023-CONDONATION OF DELAY IN REFILING / CURING THE DEFECTS)

Date : 25-09-2023 This matter was called on for hearing today.

CORAM :

HON'BLE MR. JUSTICE SANJIV KHANNA

HON'BLE MR. JUSTICE S.V.N. BHATTI

For Petitioner(s)

Mr. Sukumar Pattjoshi, Sr. Adv.
Mr. Prakash Kumar, Adv.
Mr. Pratap Shanker, Adv.
Mr. Rahul Ranjan Singh, Adv.
Mr. Ankit Kumar, Adv.
Mr. Manoj Bhardwaj, Adv.
Mr. Swetank Shantanu, AOR

For Respondent(s)

Mr. Basava Prabhu S. Patil, Sr. Adv./AG
Mr. Sameer Abhyankar, Adv./AOR
Ms. Nishi Sangtani, Adv.
Ms. Vani Vandana Chhetri, Adv.
Mr. Naman Jain, Adv.

Mr. Pinaki Misra, Sr. Adv.
Mr. Sanjay Upadhyay, Adv.
Ms. Mayuri Raghuvanshi, AOR
Ms. Mansi Bachani, Adv.
Ms. Sonali Sen Gupta, Adv.
Mr. Kazi Sangay Thupdan, Adv.
Mr. Soumitra Jaswal, Adv.
Mr. Vyom Raghuvanshi, Adv.

Mr. Balbir Singh, ASG

4

Mr. Shyam Gopal, Adv./AOR

UPON hearing the counsel the Court made the following
O R D E R

Delay condoned.

The appeal is allowed and disposed of in terms of the signed order.

Pending application(s), if any, shall stand disposed of.

(DEEPAK GUGLANI)
AR-cum-PS

(R.S. NARAYANAN)
ASSISTANT REGISTRAR
(signed order is placed on the file)

-TRUE COPY-

रजिस्ट्री सं. डी.एल.- 33004/99

REGD. No. D. L.-33004/99


भारत का राजपत्र
The Gazette of India

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असाधारण
EXTRAORDINARY

भाग II—खण्ड 3—उप-खण्ड (ii)
PART II—Section 3—Sub-section (ii)

प्राधिकार से प्रकाशित
PUBLISHED BY AUTHORITY

सं. 3644]

नई दिल्ली, शुक्रवार, अगस्त 25, 2023/भाद्र 3, 1945

No. 3644]

NEW DEHI FRIDAY, AUGUST 25, 2023/BHADRA 3, 1945

पर्यावरण, वन और जलवायु परिवर्तन मंत्रालय

अधिसूचना

नई दिल्ली, 25 अगस्त, 2023

का.आ. 3804(अ).—केन्द्रीय सरकार, पर्यावरण (संरक्षण) अधिनियम, 1986 (1986 का 29) की धारा 3 की उपधारा (3) द्वारा प्रदत्त शक्तियों का प्रयोग करते हुए और भारत सरकार के तत्कालीन पर्यावरण और वन मंत्रालय की अधिसूचना संख्यांक का.आ. 1533(अ), तारीख 14 सितंबर, 2006 (जिसे इसमें इसके पश्चात् उक्त अधिसूचना कहा गया है) के अनुसरण में राज्य स्तरीय पर्यावरण प्रभाव मूल्यांकन प्राधिकरण सिक्किम (जिसे इसमें इसके पश्चात् प्राधिकरण कहा गया है) का गठन करती है, जिसमें निम्नलिखित सदस्य होंगे, अर्थात् :-

- (i) श्री बी.एस. सिक्टल, अध्यक्ष;
मुख्य वन संरक्षक (सेवानिवृत्त),
वन और पर्यावरण विभाग,
सिक्किम सरकार,
6वां मील, टडांग, गंगटोक,
महिन्द्रा एंड महिन्द्रा शोरूम के पास,
रानीपूल पीएस, गंगटोक - 737102, सिक्किम।
- (ii) डॉ. लक्ष्मण शर्मा, सदस्य;

- प्रचार्य और प्रमुख,
उद्यान कृषि विभाग,
सिक्किम विश्वविद्यालय,
गंगटोक – 737102, सिक्किम ।
- (iii) मुख्य वन संरक्षक, सदस्य-सचिव।
(पर्यावरण एवं मृदा संरक्षण),
वन और पर्यावरण विभाग,
सिक्किम सरकार, वन सचिवालय,
देवराली, गंगटोक – 737102, सिक्किम ।
2. प्राधिकरण के अध्यक्ष और सदस्य इस अधिसूचना के राजपत्र में प्रकाशन की तारीख से तीन वर्ष की अवधि के लिए पद धारण करेंगे ।
3. प्राधिकरण, उक्त अधिसूचना में यथाविनिर्दिष्ट शक्तियों का प्रयोग करेगा और ऐसी प्रक्रियाओं का अनुसरण करेगा ।
4. प्राधिकरण, सिक्किम सरकार के लिए पैरा 5 के अधीन गठित राज्य स्तरीय विशेषज्ञ मूल्यांकन समिति की सिफारिशों के आधार पर अपने निर्णय देगा ।
5. केन्द्रीय सरकार, सिक्किम राज्य सरकार से परामर्श करके, प्राधिकरण की सहायता के प्रयोजन के लिए, राज्य स्तरीय विशेषज्ञ मूल्यांकन समिति (जिसे इसमें इसके पश्चात् समिति कहा गया है) का गठन करती है, जिसमें निम्नलिखित सदस्य होंगे, अर्थात्:--
- (i) श्री जे.बी. सुब्बा, -अध्यक्ष;
एच. नं. –गंग/016/एल/2(1) मनवीर कॉलोनी,
इंदिरा बाईपास रोड, लोअर बुरुटुक,
गंगटोक – 737101, सिक्किम ।
- (ii) श्री बी.के. छेत्री, सदस्य;
मुख्य वैज्ञानिक अधिकारी,
राज्य प्रदूषण नियंत्रण बोर्ड,
सिक्किम, वन सचिवालय,
देवराली, गंगटोक – 737102, सिक्किम ।
- (iii) श्री एम.के. प्रधान, सदस्य;
मुख्य अग्निशमन अधिकारी (सेवानिवृत्त)
सिक्किम सरकार,
बार पीपल एरिया, सिचे
पूर्वी सिक्किम – 737101 ।
- (iv) श्री डी.जी. श्रेष्ठ, सदस्य;
प्रधान निदेशक,
विज्ञान, प्रौद्योगिकी और जलवायु परिवर्तन विभाग,
विज्ञान भवन,
देवराली, गंगटोक – 737102, सिक्किम ।
- (v) गनेश चंद्र खनाल, सदस्य;
बहाई स्कूल रोड, टडांग,
गंगटोक सिक्किम – 737102 ।
- (vi) वन संरक्षक या निदेशक या अपर निदेशक, सदस्य-सचिव।
(पर्यावरण और मृदा संरक्षण),
वन और पर्यावरण विभाग,

सिक्किम सरकार, वन सचिवालय,
देवराली, गंगटोक – 737102, सिक्किम।

6. समिति के अध्यक्ष और सदस्य, राजपत्र में इस अधिसूचना के प्रकाशन की तारीख से तीन वर्ष की अवधि के लिए पदधारण करेंगे।
7. हितों के किसी विरोध से बचने के लिए,-
- (i) प्राधिकरण और समिति के अध्यक्ष और सदस्य—
- (क) घोषणा करेंगे कि वे किस परामर्शी संगठन से सहयुक्त हैं और किस परियोजना प्रस्तावकों के साथ जुड़े हुए हैं;
- (ख) परियोजना के लिए पर्यावरण प्रभाव मूल्यांकन और पर्यावरण प्रबंधन योजना की तैयारी से संबंधित कोई परामर्श या सहयोग नहीं लेगा, जो प्राधिकरण द्वारा विनिश्चित किया जाने वाला है या उनके कार्यकाल के दौरान समिति द्वारा मूल्यांकित किया जाने वाला है; और
- (ii) यदि पूर्ववर्ती पांच वर्षों में, समिति के अध्यक्ष या किसी सदस्य ने परामर्शी सेवाएं प्रदान की हैं या किसी परियोजना प्रस्तावक के लिए पर्यावरण प्रभाव मूल्यांकन अध्ययन संचालित किया है उस स्थिति में, वे ऐसे प्रस्तावकों द्वारा प्रस्तावित किसी परियोजना के मूल्यांकन की प्रक्रिया से समिति की बैठकों से स्वयं को अलग कर लेंगे।
8. समिति, उक्त अधिसूचना में यथाविनिर्दिष्ट शक्तियों का प्रयोग करेगी और प्रक्रियाओं का अनुकरण करेगी।
9. समिति, सामूहिक उत्तरदायित्व के सिद्धांत पर कार्य करेगी और अध्यक्ष प्रत्येक मामले में एकमत होने का प्रयास करेगा और यदि एकमत नहीं हो सकता तो बहुमत का विचार अभिभावी होगा।
10. (1) सिक्किम राज्य सरकार, प्राधिकरण और समिति के सचिवालय के रूप में कार्य करने वाले अभिकरण को विनिर्दिष्ट करेगी।
- (2) सचिवालय वित्तीय और संचालक सहायता, जिसके अंतर्गत वास-सुविधा, परिवहन भी है और उक्त अधिसूचना के अधीन उनके कृत्यों के बावत ऐसी अन्य सुविधाएं प्रदान करेगा।
11. प्राधिकरण और समिति के अध्यक्ष और सदस्यों को बैठक फीस, यात्रा भत्ता और मंहगाई भत्ता सिक्किम राज्य सरकार के तत्समय प्रवृत्त सुसंगत उपबंधों के अनुसार संदत्त किए जाएंगे।

[फा.सं. आईए3-13/3/2023-आईए.III]

डॉ. सुजीत कुमार बाजपेयी, संयुक्त सचिव

MINISTRY OF ENVIRONMENT, FOREST AND CLIMATE CHANGE

NOTIFICATION

New Delhi, the 25th August, 2023

S.O. 3804(E).—In exercise of the powers conferred by sub-section (3) of section 3 of the Environment (Protection) Act, 1986 (29 of 1986) and in pursuance of the notification of the Government of India in the *erstwhile* Ministry of Environment and Forests, number S.O. 1533(E), dated the 14th September, 2006 (hereinafter referred to as the said notification), the Central Government, hereby constitutes the State Level Environment Impact Assessment Authority for Sikkim (hereinafter referred to as the Authority) comprising of the following persons, namely: -

- (i). Shri B.S. Siktel, -Chairman;
Chief Conservator of Forest (Retd.),
Forest and Environment Department, Government of Sikkim,
6th Mile, Tadong, Gangtok,
Near Mahindra & Mahindra Showroom, Ranipool PS, Gangtok-
737102, Sikkim.
- (ii). Dr. Laxuman Sharma, -Member;
Professor and Head,
Department of Horticulture,

- Sikkim University, Gangtok-737102,
Sikkim.
- (iii). Chief Conservator of Forest (Environment & Soil Conservation),
Forest and Environment Department,
Government of Sikkim, Forest Secretariat, Deorali, Gangtok-737102,
Sikkim. -Member-Secretary.

2. The Chairman and Members of the Authority shall hold office for a period of three years from the date of publication of this notification in the Official Gazette.

3. The Authority shall exercise such powers and follow such procedures as specified in the said notification.

4. The Authority shall take its decision on the recommendations of the State Level Expert Appraisal Committee constituted under paragraph 5 for the State of Sikkim.

5. The Central Government, in consultation with the State Government of Sikkim, for the purpose of assisting the Authority, hereby constitutes the State Level Expert Appraisal Committee (hereinafter referred to as the Committee), comprising of the following persons, namely: -

- (i). Shri. J.B Subba, -Chairman;
H.No-Gtk/016/L/2 (1), Manbir Colony,
Indira Bypass Road, Lower Burtuk, Gangtok-737101, Sikkim
- (ii). Shri. B.K Chettri -Member;
Chief Scientific Officer,
State Pollution Control Board,
Sikkim, Forest Secretariat,
Deorali, Gangtok -737102, Sikkim.
- (iii). Shri M.K Pradhan, -Member;
Chief Fire Officer (Retd.),
Government of Sikkim,
Bar Pipal Area, Sichey,
East Sikkim-737101.
- (iv). Shri D.G Shrestha, -Member;
Principal Director,
Department of Science, Technology and Climate Change,
Vigyan Bhawan,
Deorali, Gangtok -737102, Sikkim.
- (v). Ganesh Chandra Khanal -Member;
Bahai School Road, Tadong, Gangtok,
Sikkim-737102
- (vi). Conservator of Forest or Director or Additional Director, -Member-Secretary.
(Environment and Soil Conservation),
Forest and Environment Department,
Government of Sikkim, Forest Secretariat, Deorali, Gangtok-737102,
Sikkim.

6. The Chairman and Members of the Committee, shall hold office for a period of three years from the date of publication of this notification in the Official Gazette.

7. In order to avoid any conflict of interest,-

(i) the Chairman and Members of the Authority, and the Committee shall-

(a) declare to which consulting organisation they have been associated with and also the project proponents;

(b) not undertake any consultation or associate with regard to preparation of Environment Impact Assessment and Environment Management Plan for project, which is to be decided by the Authority, or to be appraised by the Committee during their tenure; and

(ii) if in the preceding five years, the Chairman or any Member of the Committee has provided consultancy services or conducted Environment Impact Assessment studies for any project proponent, in that situation they shall recuse themselves from the meetings of the Committee from the process of appraisal of any project proposed by such proponents.

8. The Committee shall exercise such powers and follow such procedures as specified in the said notification.

9. The Committee shall function on the principle of collective responsibility and the Chairman shall endeavour to reach consensus in each case, and if they fail to reach consensus, the view of the majority shall prevail.

10. (1) The State Government of Sikkim shall specify an agency to act as secretariat of the Authority and the Committee.

(2) The secretariat shall provide financial and logistic support including accommodation, transportation and such other facilities in respect of their functions under the said notification.

11. The sitting fee, travelling allowances and dearness allowances to the Chairman and Members of the Authority and the Committee, shall be paid in accordance with the provisions of relevant rules for the time being in force of the State Government of Sikkim.

[F. No. IA3-13/3/2023-IA.III]

Dr. SUJIT KUMAR BAJPAYEE, Jt. Secy.

ANNEXURE R/3

**MINUTES OF STATE LEVEL EXPERT APPRAISAL COMMITTEE, SIKKIM
HELD ON 24TH JANUARY 2022.****VENUE: Through Physical and Video Conferencing****Date: 24th January, 2022****PROCEEDINGS**

A meeting of the State Level Expert Appraisal Committee, Sikkim held on 24th January, 2022 through dual mode seeing the protocols of Covid – 19 Pandemic. Shri P. Shrestha, Retd. PCE, Member attended physically and rest of the members including Chairman and participants attended through Video Conferencing. Attendance is as under;

1. Shri H.P Pradhan	Chairman	P
2. Shri Tshering Tashi	Member	P
3. Shri Pradhumna Shrestha	Member	P
4. Shri D.R. Chettri	Member	A
5. Dr. B.C Basistha	Member	P
6. Shri B.K Chettri	Member	P
7. Dr. Dinesh Agarwal	Member	P
8. Dr. Satya Deep Chettri	Member	P
9. Shri B.B Gurung	Member Secretary	P
10. Shri Chandan Kumar	Master Trainer	P

I. **Opening Remarks of the Chairman:** The Chairman welcomed all the members and participants and informed the house about **the Proposed Development of “WEST POINT”- Integrated Commercial cum MLCP Complex at Old West Point School Area, Near M.G Marg, Gangtok, East Sikkim.** The meeting was opened for proceeding as per the agenda of the meeting set on 11th January, 2022.

II. **Consideration of Proposal:** The SEAC considered the proposal as per the agenda adopted for the meeting. The Details of deliberations, discussion held and decision taken in the meeting are as under;

Agenda Item:

Proposed Development of “WEST POINT”- Integrated Commercial cum MLCP Complex at Old West Point School Area, Near M.G Marg, Gangtok, East Sikkim by MESASO Infrastructure Pvt. Ltd. – Environment Clearance.

Proposal No. SIA/SK/MIS/244081/2021

1. The Project Proponent, M/S MESASO Infrastructure Pvt. Ltd. along with their consultant, M/S Envirotech East made a presentation on the key parameters, salient features of the project before the members of SEAC. After hearing from the Project

Proponent, the SEAC took note of the following key parameters and salient features of the project as presented, provided in the reports and application for the project.

- i). The project is located at Plot / Survey / Khasra No.686/P, 715, 716 at Gangtok Revenue Block / City, East District, Sikkim with coordinates 27°19'47.24" N Latitude and 88°36'40.93" E Longitude.
 - ii). The project is construction of integrated commercial cum multi level car parking facility, hotel and allied services and has been submitted for prior Environment Clearance.
 - iii). The total land area is 5665.55 sqm with Built Up Area of 33801.25 sqm. The mixed use development building of configuration 4G+10 (Fourteen storey) shall comprise of Parking for 448 car park in the lower 4 floors; Mall with multiplex (52 retail outlets + 6 anchor stores) and food court; Boutique hotel having 55 keys (49 deluxe rooms + 6 suites) with a roof top swimming pool.
 - iv). Other details and requirement during construction and operational phase of the project are as under;

a. Population	5374 persons
b. Total water requirement	153 KLD
c. Fresh water requirement	105 KLD
d. Waste water generation (to STP)	100 KLD
e. Treated waste water from STP	98 KLD
f. Treated waste water recycling	48 KLD
g. Treated waste water discharged	50 KLD
h. Solid waste generation	664.4 kg/day
i. No. of car parking	443 nos.
j. Power requirement	1606 KW
k. Backup power	3x650 KVA and 2x500 KVA
l. Project cost	Rs.298.2 crores
 - v). Project is not located in critically polluted area.
 - vi). Project is not located within the Eco-Sensitive Zone
 - vii). Forest clearance is not required as no forest land is involved as stated.
 - viii) Proposed area is devoid of vegetation and no felling requires as per the statement.
2. The SEAC noted that the project is covered under category 'B' item No.8 (a) "Building and Construction Projects" of the Schedule of the EIA Notification, 2006 and requires appraisal at State Level by the SEAC.
 3. The SEAC observed following certain discrepancies, inconsistencies and incomplete information during its meeting and details submitted by Project Proponent in Form – I, Form – IA and many facts and figures are not given correctly;

- i. Project Proponent made statement that waste water shall be dispose in Municipal Sewage. This is not permissible unless permitted by the concerned department.
- ii. Noise Pollution, Soil pollution, dust pollution, Air pollution are not sufficiently spelled out.
- iii. The report submitted by project proponent doesn't include the E-waste and Mitigation Plan during construction and operational phase of the project.
- iv. Point 6.2 of Form – IA needs detailed elaboration regarding adverse impacts from new constructions on the existing structures, especially spill over due to weight of the present structure.
- v. Point 7.2, Demographic details needs to be elaborated. Employment and other oppurtunities during construction and operational phase of the project should be provided to the locals as per state government rules and policy.
- vi. Point 9.4 of Form IA, what efforts will be taken needs to be elaborated.
- vii. Point 9.6 of Form IA, How much energy saving is effected needs elaboration.
- viii. Point 9.7 of Form IA, regarding CFC and HCFC free chillers - needs reply on this because it's affecting environment.
- ix. Point 9.10, the report which submitted for fire emergency plan is for 1 year and what needs to be done after that is not mentioned. Clear statement should be in place for the project.
- x. Load Impact Assessment and its sustenance later is required to build the 14 storey building and that needs the approval from the Concerned, Department of Govt. of Sikkim, approved Blue Print / document from GMC/UDD needs to be submitted. A clear permission to go ahead with the project may be enclosed.
- xi. Vertical profiling / carrying capacity needs to be carried out from Indira Bye Pass road below the project site to Gangtok by competent agency / Department. Member suggested that this can be done by a geologist. Geologist appointed by a competent/authorized agency should do the study.
- xii. The report which User Agency has submitted doesn't mention the range and height of construction / building.
- xiii. Reports submitted by project proponent needs to be signed by the Authorized Department page wise.
- xiv. The information given by the Project proponent in application form are not consistent as car parking 448 and 443 are mismatching and also NH31 is now NH10. Needs correction.
- xv. More car parking facilities can do by increasing up to 500 nos by replacing 5 g so that the natural beauty of mountains can be seen as usual.
- xvi. MFR should be clearly mentioned in the report.
- xvii. Huge quantity of quarry materials like stone chips, sand, aggregates and cement are being used, their total weight to be assessed properly and the load bearing capacity of the area needs elaboration.
- xviii. Proper Drainage system is properly required.
- xix. Sikkim falls within seismic Zone IV/V in regard to earthquake that needs to be properly mentioned. The Mines and Geology report categorically mentioned at the last para that *micro seismic studies in the area and load impact assessment of the surrounding areas to be carried out prior to construction of multi –storey*

- structures and provide a suitable mitigation measures if required to avoid future complications.* Needs to be complied and completed.
- xx. Type of jobs / employment that are being generated needs to be properly mentioned in the DPR following the Sikkim Govt rules and policies.
 - xxi. Geological figure is not correct in the DPR.
 - xxii. Summing pool at the top floor is not advisable considering the earthquake zone in Sikkim.
 - xxiii. The four parking floors, auditoria and other huge halls can be considered as 'soft floors' and they must be provided special seismic load bearing shear walls and/or especially designed/size columns. The project proponent must incorporate these provisions without fail considering the high Seismicity prone nature of Sikkim Himalaya.
 - xxiv. The Doors in the building seems to be opening provision from outside. This should be open from inside the floor considering the fact that in case of emergency / disaster the people can evacuate easily.
 - xxv. Roofs can be removed because of high load or justification for stability may be provided.
 - xxvi. The Report which the Project Proponent has submitted, has no stability report. The Notification no.17/DMG/20-21 dated 19/03/2021 has specified the maximum allowable number of floors for construction as 5 and half storey. In the present condition 14 storied building concrete structure is not permitted as per the notification. Needs approval from the concerned Department for proposed 14 storey building.
 - xxvii. Have the PP obtained the approval of the structural design from the competent department?
 - xxviii. The report which project proponent has submitted doesn't have the document proof of 14-storey building.
 - xxix. Point 1.8 of Form I, how much excavated material will be utilized and how much quantity will be disposed off, excess quantity if any and where the excess muck will be disposed of, needs to be properly elaborated.
 - xxx. Point 8.3 of Form I, the PP doesn't mention the regular health check-ups of labours.
 - xxxi. Some important names of Schools, Colleges, places of worships are missing as asked in the Standard Format of the Form 1 under Environmental Sensitivity like Nar Bahadur Bhandari Degree College, Masjid nearby the construction site, Enchey Monastery, Thakurbari Temple etc.
 - xxxii. Page 5 of Form 1A, Under Water Environment 48KLD waste water shall be recycled for flushing, landscaping and Car washing purpose. How will the PP propose to manage or dispose car washed waste water, needs to be properly elaborated.
 - xxxiii. Point 2.3 of Form IA, whatever has been desired in this points needs to be elaborated with quality, physicochemical and biological characteristics of the water requirement with source of water to be collected in tankers.
 - xxxiv. Point 2.7 Form 1A, 2nd Paragraph to be elaborated clearly.

- xxxv. Under sl.no.6.1 of Form IA, the PP states that ... there will be no obstruction of a view, scenic amenity or landscape. The SEAC observed that there will be some obstructions of the aesthetics.
- xxxvi. At 1.4 of Form IA, the PP states that no history of major earthquake has been recorded in the region. This statement is not correct.
4. The SEAC decided to defer the proposal and asked the project proponent to provide / clarify above details and submit additional information. Resubmit Form – I and Form – IA with amendments. The project proposal may be restructured and resubmitted in a standard approved format.

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ANNEXURE R/4

GOVERNMENT OF SIKKIM
DEPARTMENT OF FOREST AND ENVIRONMENT
DEORALI, GANGTOK

Ref. No.../S...../GOS/E & SC/F&ED

Dated...28/01/2022.

To,

Ms. Meenakshi Mittal Agarwal
Director
Mesaso Infrastructure Pvt. Ltd
Vega Circle Mall, 3rd Floor, 3rd Mile, Sevok Road, Siliguri
Mal Jalpaiguri, West Bengal- 734008

Sub: Application of Project proponent (Proposed Development of "West Point "- Integrated Commercial Cum MLCP Complex at Old West Point School Area, Near M.G Marg, Gangtok, East Sikkim) for Environmental Clearance.

Madam,

The SEAC, Sikkim deliberated on the applications, PFR, Conceptual plan submitted by the project proponent for the project named Proposed Development of "West Point "- Integrated Commercial Cum MLCP Complex at Old West Point School Area, Near M.G Marg, Gangtok, East Sikkim for Environmental Clearance on its meeting held on 24.01.2022. Minutes of meeting is uploaded in the Parivesh Portal(www.parivesh.nic.in). The queries, suggestion and additional details/documents asked by the SEAC related to the Project as per the Minutes of Meeting may be complied and submitted details to SEAC(State Expert Appraisal Committee) online.

Yours sincerely

(BB Gurung, IFS)

Director-cum-Member secretary
State Expert Appraisal Committee
Sikkim

-TRUE COPY-



ANNEXURE R/5

Date: 4th February, 2022

To
The Director cum Member Secretary,
 State Expert Appraisal Committee (SEAC), Sikkim
 Govt. of Sikkim,
 Department of Forest & Environment
 Deorali, Gangtok

Sub.: Reply to Queries raised regarding Application for Environmental Clearance for Proposed Development of “WEST POINT” - Integrated Commercial cum MLCP Complex at M. G. Marg, Gangtok, Sikkim by Mesaso Infrastructure Pvt. Ltd.

Refer: Letter having Ref. No. 15/GOS/E&SC/F&ED dated 28th January, 2022

Sir,

This has reference to the EDS raised by SEAC, Sikkim after the meeting on 24th January, 2022 regarding the subject project. We are giving here under our reply against the respective points raised:

Sl. No.	Query Raised	Reply
i.	Project Proponent made statement that waste water shall be disposed in Municipal Sewage. This is not permissible unless permitted by the concerned department.	Revised Water Requirement and wastewater generation along with water balance diagram submitted. Zero liquid discharge has been considered for the project. Permission obtained from Concerned Authorities has been attached as Annexure-1.
ii.	Noise Pollution, Soil pollution, dust pollution, Air pollution are not sufficiently spelled out.	Attached as Annexure-2.
iii	The report submitted by project proponent doesn't include the E-waste and Mitigation Plan during construction and operational phase of the project.	Annexure - 3 i.e. Environment Management Plan (EMP) has been revised including E-waste management as suggested.
iv	Point 6.2 of Form – IA needs detailed	Letter in this regard from



	elaboration regarding adverse impacts from new constructions on the existing structures, especially spill over due to weight of the present structure.	Department of Construction Engineering, Jadavpur University has been attached as Annexure - 4 .
v	Point 7.2, Demographic details needs to be elaborated. Employment and other opportunities during construction and operational phase of the project should be provided to the locals as per state government rules and policy.	Revised in Form-1A
vi	Point 9.4 of Form IA, what efforts will be taken needs to be elaborated.	Revised in Form-1A
vii	Point 9.6 of Form IA, How much energy saving is effected needs elaboration.	Revised in Form-1A
viii	Point 9.7 of Form IA, regarding CFC and HCFC free chillers - needs reply on this because it's affecting environment.	Revised in Form-1A
ix	Point 9.10, the report which submitted for fire emergency plan is for 1 year and what needs to be done after that is not mentioned. Clear statement should be in place for the project.	The provisional NOC issued by Sikkim Fire and Emergency Service shall be renewed after its expiry. Revised in Form-1A.
x	Load Impact Assessment and its sustenance later is required to build the 14 storey building and that needs the approval from the Concerned, Department of Govt. of Sikkim, approved Blue Print / document from GMC / UDD needs to be submitted. A clear permission to go ahead with the project may be enclosed.	Sanction Letter from Gangtok Municipal Corporation has been attached as Annexure - 5 .
xi	Vertical profiling / carrying capacity needs to be carried out from Indira Bye Pass road below the project site to Gangtok by competent agency / Department. Member suggested that this can be done by a geologist. Geologist appointed by a Competent / authorized agency should do the study.	Letter in this regard from Department of Construction Engineering, Jadavpur University has been attached as Annexure - 4 .
xii	The report which User Agency has submitted doesn't mention the range and height of construction / building.	The height of the building in reference to the abutting road is 52 m.
xiii	Reports submitted by project proponent needs to be signed by the Authorized Department page wise.	Complied
xiv	The information given by the Project	Total car parking for the proposed



	proponent in application form are not consistent as car parking 448 and 443 are mismatching and also NH31 is now NH10. Needs correction.	project will be 448 nos. Corrections made.
xv	More car parking facilities can do by increasing up to 500 nos by replacing 5 g so that the natural beauty of mountains can seen as usual.	West Point has been designed in a manner to respect the local surroundings. The massing has a hierarchy and gradually increases in scale while moving further from the road. This gives an improved field of view from the road to the vast extents of mountain ranges forming the backdrop of the structure. Moreover, it's a one of its kind public oriented proposal in Gangtok. The ascending plazas are proposed as large gathering courts, which will invite city dwellers and tourists to capture unparalleled views of the mountain ranges against the setting sun.
xvi	MFR should be clearly mentioned in the report.	Mentioned
xvii	Huge quantity of quarry materials like stone chips, sand, aggregates and cement are being used, their total weight to be assessed properly and the load bearing capacity of the area needs elaboration.	Letter in this regard from Department of Construction Engineering, Jadavpur University has been attached as Annexure - 4 .
xviii	Proper Drainage system is properly required.	Drainage Plan of the site has been attached as Annexure - 6 .
xix	Sikkim falls within seismic Zone IV/V in regard to earthquake that needs to be properly mentioned. The Mines and Geology report categorically mentioned at the last para that micro seismic studies in the area and load impact assessment of the surrounding areas to be carried out prior to construction of multi-storey structures and provide a suitable mitigation measures if required to avoid future complications. Needs to be complied and completed.	Letter in this regard from Department of Construction Engineering, Jadavpur University has been attached as Annexure - 4 .
xx	Type of jobs / employment that are being generated needs to be properly mentioned in the DPR following the Sikkim Govt rules and policies.	At the onset of construction, local casual and skilled labourers could find means of employment through the project. The company shall



		<p>employ local labours as far as possible and in special case, if field and technical manpower is not available then the company will be hiring from outside the state and it will be registered with the Labour Department of the state. Secondly, this construction population will require a certain level of infrastructure, which may be supplied by the local population, amounting to mutual benefit in the process. The consumption pattern of these labourers will spur business in the surrounding areas. The small time shopkeepers and motor mechanics will directly draw benefit from this.</p> <p>In the operational phase, there will be employment of local people as service population, staff at the mall, auditoriums, restaurants, etc.</p>
xxi	Geological figure is not correct in the DPR.	Corrected
xxii	Swimming pool at the top floor is not advisable considering the earthquake zone in Sikkim.	Seismic load has been considered in structural design. Letter in this regard from Department of Construction Engineering, Jadavpur University has been attached as Annexure - 4 .
xxiii	The four parking floors, auditoria and other huge halls can be considered as 'soft floors' and they must be provided special seismic load bearing shear walls and/or especially designed/size columns. The project proponent must incorporate these provisions without fail considering the high Seismicity prone nature of Sikkim Himalaya.	Seismic load has been considered in structural design. Letter in this regard from Department of Construction Engineering, Jadavpur University has been attached as Annexure - 4 .
xxiv	The Doors in the building seems to be opening provision from outside. This should be open from inside the floor considering the fact that in case of emergency / disaster the people can evacuate easily.	The door at multiplex is two way. In case of emergency evacuation, the door shall open in the inside without hindering the movement.
xxv	Roofs can be removed because of high load or justification for stability may be provided.	Letter in this regard from Department of Construction Engineering, Jadavpur University has



		been attached as Annexure - 4.
xxvi	The Report which the Project Proponent has submitted, has no stability report. The Notification no.17/DMG/20-21 dated 19/03/2021 has specified the maximum allowable number of floors for construction as 5 and half storey. In the present condition 14 storied building concrete structure is not permitted as per the notification. Needs approval from the concerned Department for proposed 14 storey building.	Sanction Letter from Gangtok Municipal Corporation has been attached as Annexure - 5.
xxvii	Have the PP obtained the approval of the structural design from the competent department?	Sanction Letter from Gangtok Municipal Corporation has been attached as Annexure - 5.
xxviii	The report which project proponent has submitted doesn't have the document proof of 14-storey building.	Sanction Letter from Gangtok Municipal Corporation has been attached as Annexure - 5.
xxix	Point 1.8 of Form I, how much excavated material will be utilized and how much quantity will be disposed off, excess quantity if any and where the excess muck will be disposed of, needs to be properly elaborated.	Revised in Form-1
xxx	Point 8.3 of Form I, the PP doesn't mention the regular health check-ups of labours.	Revised in Form-1
xxxi	Some important names of Schools, Colleges, places of worships are missing as asked in the Standard Format of the Form-1 under Environmental Sensitivity like Nar Bahadur Bhandari Degree College, Masjid nearby the construction site, Enchey Monastery, Thakurbari Temple etc.	Revised in Form-1
xxxii	Page 5 of Form 1A, Under Water Environment 48 KLD waste water shall be recycled for flushing, landscaping and Car washing purpose. How will the PP propose to manage or dispose car washed waste water, needs to be properly elaborated.	The wastewater generated after car washing shall be passed through oil and grease traps before reaching the STP where it shall be treated. Car wash water management plan has been attached as Annexure - 7.
xxxiii	Point 2.3 of Form IA, whatever has been desired in this points needs to be elaborated with quality, physicochemical and biological characteristics of the water requirement with source of water to be collected in tankers.	Water shall be supplied by Municipal water supply system.
xxxiv	Point 2.7 Form 1A, 2 nd Paragraph to be elaborated clearly.	Revised in Form-1A
xxxv	Under sl.no.6.1 of Form IA, the PP states	Reply attached as Annexure - 8.



	that ... there will be no obstruction of a view, scenic amenity or landscape. The SEAC observed that there will be some obstructions of the aesthetics.	
xxxvi	At 1.4 of Form IA, the PP states that no history of major earthquake has been recorded in the region. This statement is not correct.	Revised in Form-1A

In compliance to the above, we are uploading all the revised documents as advised in the above points.

We hereby request your good office to consider our proposal and take the necessary action so that an early Environmental Clearance could be issued for the proposed project.

Thanking you,

Yours Sincerely,
For **Mesaso Infrastructure Pvt. Ltd.**



Meenakshi Mittal
(Director)

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MESASO Infrastructure Private Limited, 3rd Floor, Vega Circle Mall, 3rd Mile, Sevoke Road, Siliguri, West Bengal - 734001 | cfo@mesaso.in | + 91 8101789686
CIN: U45309WB2021PTC243031 | PAN: AAOCM2843E | GSTIN: 11AAOCM2843E1ZQ

ANNEXURE R/6

MINUTES OF STATE LEVEL EXPERT APPRAISAL COMMITTEE, SIKKIM HELD ON 14TH FEBRUARY 2022.**VENUE: Through Physical Mode at Sidkeong Tulku Memorial Hall of Forest & Environment Department and Video Conferencing****Date: 14th February, 2022****PROCEEDINGS**

A meeting of the State Level Expert Appraisal Committee, Sikkim held on 14th February, 2022 through dual mode (both physical and video conferencing). One of the members attended through Video Conferencing. Project Proponent and his consultants also attended the meeting. Attendance is as under;

1. Shri H.P Pradhan	Chairman	P
2. Shri B.B Gurung	Member Secretary	P
3. Mrs Urmila Thapa	Joint Director(Environment)	P
4. Shri Tshering Tashi	Member	P
5. Shri Pradhuma Shrestha	Member	P
6. Dr. B.C Basistha	Member	P
7. Shri B.K Chettri	Member	P
8. Dr. Dinesh Agarwal	Member	(Attended through VC)
9. Dr. Satya Deep Chettri	Member	P
10. Shri D.R. Chettri	Member	A
11. Shri Chandan Kumar	Master Trainer	P

I. **Opening Remarks of the Chairman:** The Chairman welcomed all the members and participants and informed the house about 2nd meeting of SEAC for **the Proposed Development of “WEST POINT”- Integrated Commercial cum MLCP Complex at Old West Point School Area, Near M.G Marg, Gangtok, East Sikkim.** The meeting was opened for proceeding as per the agenda of the meeting set on 09th February, 2022.

2. The SEAC confirmed the Minutes of earlier meeting held on 24th January 2022.

Agenda Item:

Appraisal of the Proposed Development of “WEST POINT”- Integrated Commercial cum MLCP Complex at Old West Point School Area, Near M.G Marg, Gangtok, East Sikkim by MESASO Infrastructure Pvt. Ltd. – Environment Clearance.

Proposal No. SIA/SK/MIS/244081/2021

1. The Committee members after thorough interaction and deliberation in each and every points, observations of MoMs drawn on 24.01.2022 and their reply with clarification and justification given by the Project Proponents, the following specific and general conditions has been laid down to comply within pre & post project implementation stages by Project Proponent.

2. The SEAC also deliberated and discussed on the revised Form – I and Form – IA and ADS submitted by the Project Proponent on 4th January 2022.
 - i. The official permissible height for building in Sikkim is 5 ½ for domestic and 7 for Commercial purpose as per the existing bye laws in Sikkim. However the Project Proponent has procured Certification from Mr. Majumdar of Jadavpur University for construction of 11 storeys building. The SEAC informed the PP to get this certification to be validated/vetted by Mines & Geology Department, Government of Sikkim.
 - ii. Under point 29:1.8 Structural Engineers from GMC also have to be included in the project.
 - iii. 1.16 of 19, Project Proponent has to follow the labour laws of Sikkim and engage local people.
 - iv. Corporate Environment responsibility to be taken up and Environment measures to be implemented in consultation with Environment sector of the Forest Department, Government of Sikkim.
 - v. Parking/ ventilation structure design to be submitted to SEIAA.
 - vi. Disposal of sludge from STP to be specified till its end point.
 - vii. Rain water harvesting plan, Composting & disposal plan to be submitted with specification till its end point.
 - viii. Dumping of extra excavated muck (unutilisable) should be done at pre identified and approved sites. No muck should be washed away during rainy seasons and cause choking of nallahs, jhoras or water bodies or damage the surrounding environment. Clearances from the concerned department (s) or agency (ies) to be taken for the dumping sites. Rehabilitation of such dumping sites may be done at the cost of PP by providing suitable structures for holding the muck and do plantation with suitable local species.
 - ix. The number of storey of the proposed building should be restricted to 11 storeys only as per the approval of GMC.
 - x. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Management Rules 2016.
 - xi. The extra excavated muck / soil to be disposed at designated sites as stated at sl.no.x above to avoid choking of drains and flooding
 - xii. Utilisation of water from Rain water harvesting structure to be maximized to minimize the load on fresh water demand.
 - xiii. Commitment letter to the effect that no damage is caused to the surrounding areas and habitation as per the stake holders meeting held on 13.11.2021 is insisted.
 - xiv. Environment Management Plan further needs to be prepared to strengthen the existing EMP spell out in the instant proposal to ensure intensive mitigation measure to maintain overall ecological balance.
 - xv. Green Cover Plan needs to be covered 30% of the total areas of proposed MLCP for beautification of the blank areas, creation of hanging garden in all the flyover falling within the Gangtok Municipal Areas (GMC).
 - xvi. Local labours to be employed as far as possible and train them also to get the desired output.

- xvii. Permission from State Pollution Control Board for E-waste, DG set and Hazardous waste to be obtained by the Project proponent.
- xviii. Taxi Driver's Union/Association consent letter copy to be submitted.
- xix. The environment safeguard measures to be monitored by the Multidisciplinary committee to be constituted by Forest Department/Smart City / Project proponent.
- xx. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc. as per National Building Code including protection measures from lightening etc.
- xxi. The provisions of the Solid Waste Management Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste Management Rules, 2016, shall be followed.
- xxii. Construction site shall be adequately barricaded before the construction begins.
- xxiii. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- xxiv. Total fresh water use shall not exceed the proposed requirement as provided in the project details.
- xxv. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
- xxvi. No sewage or untreated effluent water would be discharged through storm water drains.
- xxvii. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
- xxviii. Outdoor and common area lighting shall be LED.
- xxix. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- xxx. Organic waste compost/Vermiculture pit/Organic Waste Converter within the premises with a minimum capacity of 0.3 kg /person/day must be installed.
- xxxi. Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
- xxxii. Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.
- xxxiii. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
- xxxiv. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
- xxxv. A First Aid Room shall be provided in the project both during construction and operations of the project.

In view of the above and **considering provisions of EIA Notification 2006 process and Timelines**, the SEAC recommends instant proposal to SEIAA for further examination

and consideration of prior Environment Clearance subject to strict compliance of the observations made by the SEAC in its meeting of 24/01/2022, submission of documents as desired and above mentioned conditions.

-TRUE COPY-

ANENXURE R/7

**MINUTES OF STATE ENVIRONMENT IMPACT ASSESSMENT AUTHORITY
SIKKIM HELD ON 22ND FEBRUARY 2022.****VENUE: Through Physical Mode at Tragopan Memorial Hall of Forest & Environment
Department and Video Conferencing****Date: 22nd February, 2022****PROCEEDINGS**

A meeting of the State Environment Impact Assessment Authority (SEIAA), Sikkim held on 22nd February, 2022 through dual mode (both physical and video conferencing). One of the members attended through Video Conferencing. Attendance is as under;

1. Shri S.T Lachungpa	Chairman	P
2. Shri N.W Tamang	Member Secretary	P
3. Dr. Bina Pradhan	Member	(Attended through VC)
4. Shri Chandan Kumar	Master Trainer	P

- I. **Opening Remarks of the Chairman:** The Chairman welcomed all the members and participants and informed the house about 1st meeting of SEIAA for **the Proposed Development of “WEST POINT”- Integrated Commercial cum MLCP Complex at Old West Point School Area, Near M.G Marg, Gangtok, East Sikkim.** The meeting was opened for proceeding as per the agenda of the meeting set on 21st February, 2022.

Agenda Item:

Examination of the Proposed Development of “WEST POINT”- Integrated Commercial cum MLCP Complex at Old West Point School Area, Near M.G Marg, Gangtok, East Sikkim by MESASO Infrastructure Pvt. Ltd. and Documentation made by SEAC for Environment Clearance.

Proposal No. SIA/SK/MIS/244081/2021

1. The Committee members after thorough interaction and deliberation in each and every points, observations of MoMs drawn on 17.02.2022 by SEAC and their reply with clarification and justification given by the Project Proponents, the following specific and general conditions has been laid down to comply within pre & post project implementation stages by Project Proponent.
2. The SEIAA also deliberated and discussed on the ADS and observation made by SEAC and replied by Project Proponent, pointwise considered the condition laid by the SEAC.
 - (i) The condition laid down by the GMC as mentioned in DPR should strictly adhere to by the Project Proponent.
 - (ii) The User Agency needs to quantify muck generated during construction and proper estimation must be spell out to avoid future problem in the vicinity of Project site due to pilling of muck.

- (iii) The Project Proponent should calculate total quantity of rain water discharge during the construction period and shall accordingly prepare water harvesting plant.
- (iv) Green Cover Plan needs to be covered 50% of the total areas of proposed MLCP for beautification of the blank areas, creation of hanging garden in all the flyover falling within the Gangtok Municipal Areas (GMC).

The cost of maintenance should be provided including cost of creation of garden, beautification, quality planting materials of ornamentals and other evergreen shrubs and herbs till the expiry of the agreement with the State Government.

- (v) The Multi- Disciplinary Committee comprising of members from Forest and Environment Department, State Pollution Control Board (SPCB), UDHD Department, Smart city, Mines & Geology, NGOs (Non- Government Organization), Power Department, Health Department, Fire & Emergency Services, PHE (Water Supply) and PHE (Sewage) which will do quarterly field monitoring and submit report.
- (vi) The condition, recommendation lay down by GMC, Sikkim Fire & Emergency Services, Power Department, Mines & Geology should strictly adhere by project proponent.
- (vii) Quarterly inspect project site and submit report accordingly. If committee feels need to visit of the project site besides stipulated dates, may visit the site to ensure proper execution of the Project and follow of all the guidelines and condition laid down by various agencies (Government and Non-Government).
- (viii) Half-yearly progress report for implementation of different work components under the project should furnished to SEIAA and State Forest Department by project proponent.

-TRUE COPY-

ENVIRONMENTAL
EIA PARIVESH



ANNEXURE R/8
Government of India
Ministry of Environment, Forest and Climate Change
(Issued by the State Environment Impact Assessment Authority(SEIAA), Sikkim)

To,

The Director
MESASO INFRASTRUCTURE PVT. LTD.
Vega Circle Mall, 3rd Floor, 3rd Mile, Sevoke Road, Siliguri -734008

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/SK/MIS/244081/2021 dated 10 Dec 2021. The particulars of the environmental clearance granted to the project are as below.

- | | |
|--|---|
| 1. EC Identification No. | EC22B038SK115854 |
| 2. File No. | 214/E &SC |
| 3. Project Type | New |
| 4. Category | B2 |
| 5. Project/Activity including Schedule No. | 8(a) Building and Construction projects |
| 6. Name of Project | Proposed Development of "WEST POINT" - Integrated Commercial cum MLCP Complex at Old West Point School Area, Near M.G. Marg, Gangtok, East Sikkim |
| 7. Name of Company/Organization | MESASO INFRASTRUCTURE PVT. LTD. |
| 8. Location of Project | Sikkim |
| 9. TOR Date | N/A |

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

Date: 25/02/2022

(e-signed)
N.W Tamang(IFS)
Member Secretary
SEIAA - (Sikkim)

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.

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**GOVERNMENT OF SIKKIM
OFFICE OF THE CHIEF CONSERVATOR OF FOREST (T/HQ)
DEPARTMENT OF FOREST & ENVIRONMENT
DEORALI, GANGTOK-737102
EAST SIKKIM.**

Memo no.: FEWMD/SEIAA

Date: 25/2/22

To,

M/S MESASO INFRASTRUCTURE PVT. LTD
3RD Floor Vega Circle Mall, 3rd Miles,
Sevok Road, Silliguri
West Bengal- 734001

Subject: Proposed Development of "WEST Point"- Integrated Commercial cum MLCP Complex at Od West Point School Area, Near M.G Marg, Gangtok, East Sikkim taken by MESASO INFRASTRUCTURE PVT. LTD.- Environmental Clearance- Regarding.

Proposal No. SIA/SK/MIS/244081/2021.

Sir,

This has reference to your application dated 10th December, 2021 on above project. The above referred proposal was considered by the State Environment Assessment Authority (SEIAA) for prior Environmental Clearance for construction of Building Projects on 22.02.2022. The project envisages construction of 11-storeys building covering buildup area of 28806.37 Sqm for Development of "WEST POINT"- Integrated Commercial cum MLCP Complex at Od West Point School Area, Near M.G Marg, Gangtok, East Sikkim. No Forest land is involved.

The committee members after thorough interaction and deliberation in each points, observation of Minutes of Meeting (MoMs) drawn on dated 17.02.2022 by SEAC and further confirmed by SEIAA on 22.02.2022 on their reply with clarification and justification given by the project proponent, the following terms and condition has been laid down to comply during the construction phase & post implementation stages by project proponent.

- i. The official permissible height for building in Sikkim is 5 ½ for domestic and 7 for Commercial purpose as per the existing bye laws in Sikkim. However, the Project Proponent has procured Certification from Mr. Majumdar of Jadavpur University for construction of 11 storeys building. The SEAC informed the PP to get this certification to be validated/vetted by Mines & Geology Department, Government of Sikkim.
- ii. Structural Engineers from GMC also have to be included in the project.
- iii. Project Proponent has to follow the labour laws of Sikkim and engage local people.
- iv. Corporate Environment responsibility to be taken up and Environment measures to be implemented in consultation with Environment sector of the Forest Department, Government of Sikkim.
- v. Parking/ ventilation structure design to be submitted to SEIAA.
- vi. Disposal of sludge from STP to be specified till its end point.

- vii. Rain water harvesting plan, Composting & disposal plan to be submitted with specification till its end point.
- viii. Dumping of extra excavated muck (unutilisable) should be done at pre identified and approved sites. No muck should be washed away during rainy seasons and cause choking of nallahs, jhoras or water bodies or damage the surrounding environment. Clearances from the concerned department (s) or agency (ies) to be taken for the dumping sites. Rehabilitation of such dumping sites may be done at the cost of PP by providing suitable structures for holding the muck and do plantation with suitable local species.
- ix. The number of storeys of the proposed building should be restricted to 11 storeys only as per the approval of GMC.
- x. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Management Rules 2016.
- xi. The extra excavated muck / soil to be disposed at designated sites as stated at sl.no.x above to avoid choking of drains and flooding
- xii. Utilisation of water from Rain water harvesting structure to be maximized to minimize the load on fresh water demand.
- xiii. Commitment letter to the effect that no damage is caused to the surrounding areas and habitation as per the stake holders meeting held on 13.11.2021 is insisted.
- xiv. Environment Management Plan further needs to be prepared to strengthen the existing EMP spell out in the instant proposal to ensure intensive mitigation measure to maintain overall ecological balance.
- xv. Green Cover Plan needs to be covered 30% of the total areas of proposed MLCP for beautification of the blank areas, creation of hanging garden in all the flyover falling within the Gangtok Municipal Areas (GMC).
- xvi. Local labours to be employed as far as possible and train them also to get the desired output.
- xvii. Permission from State Pollution Control Board for E-waste, DG set and Hazardous waste to be obtained by the Project proponent.
- xviii. Taxi Driver's Union/Association consent letter copy to be submitted.
- xix. The environment safeguard measures to be monitored by the Multidisciplinary committee to be constituted by Forest Department/Smart City / Project proponent.
- xx. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc. as per National Building Code including protection measures from lightening etc.
- xxi. The provisions of the Solid Waste Management Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste Management Rules, 2016, shall be followed.
- xxii. Construction site shall be adequately barricaded before the construction begins.
- xxiii. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
- xxiv. Total fresh water use shall not exceed the proposed requirement as provided in the project details.
- xxv. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
- xxvi. No sewage or untreated effluent water would be discharged through storm water drains.
- xxvii. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
- xxviii. Outdoor and common area lighting shall be LED.
- xxix. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
- xxx. Organic waste compost/Vermiculture pit/Organic Waste Converter within the premises with a minimum capacity of 0.3 kg/person/day must be installed.
- xxxi. Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.



- xxxii. Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.
- xxxiii. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
- xxxiv. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
- xxxv. A First Aid Room shall be provided in the project both during construction and operations of the project.
- xxxvi. The condition laid down by the GMC as mentioned in DPR should strictly adhere to by the Project Proponent.
- xxxvii. The User Agency needs to quantify muck generated during construction and proper estimation must be spell out to avoid future problem in the vicinity of Project site due to pilling of muck.
- xxxviii. The Project Proponent should calculate total quantity of rain water discharge during the construction period and shall accordingly prepare water harvesting plant.
- xxxix. Green Cover Plan needs to be covered 50% of the total areas of proposed MLCP for beautification of the blank areas, creation of hanging garden in all the flyover falling within the Gangtok Municipal Areas (GMC).
- xl. The cost of maintenance should be provided including cost of creation of garden, beautification, quality planting materials of ornamentals and other evergreen shrubs and herbs till the expiry of the agreement with the State Government.
- xli. The Multi- Disciplinary Committee comprising of members from Forest and Environment Department, State Pollution Control Board (SPCB), UDHD Department, Smart city, Mines & Geology, NGOs (Non- Government Organization), Power Department, Health Department, Fire & Emergency Services, PHE (Water Supply) and PHE (Sewage) which will do quarterly field monitoring and submit report.
- xlii. Quarterly inspect project site and submit report accordingly. If committee feels need to visit of the project site besides stipulated dates, may visit the site to ensure proper execution of the Project and follow of all the guidelines and condition laid down by various agencies (Government and Non-Government).
- xliii. Half-yearly progress report for implementation of different work components under the project should furnished to SEIAA and State Forest Department by projectproponent.
- xliv. In case of change in the scope of the project would require to obtain fresh appraisal.
- xlv. The SEIAA reserves the right to add additional safeguard measures subsequently, if found necessary.

Non- Compliance of above terms and conditions by the Project Proponent shall attracts revocation of Environmental Clearance.

This clearance is valid for a period of five years from the date of issue for commencement of construction work. The project proponent should submit this environmental Clearance copies to the following.

3



1. District Collector, East.
2. DFO (Territorial) and Environment and Soil Conservation, East.
3. Local Panchayat / Councillor
4. Local NGOs
5. And other stake holder of the locality for information and about Environment Clearance. The copy of this Clearance will also be available in the ENVIS website www.sikenvis.nic.in of the Department of Forest, Environment and Wildlife Management.

Thanking you.

Yours faithfully



N. W. Tamang, IFS
CCF-cum Member Secretary (SEIAA)
Forest, Env. & Wildlife management Department.

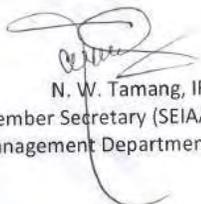


Memo no:...../CCF/(T/HQ)/ FEWMD

Date:.....

Copy for favour of kind information:

1. Principal Secretary to HCM.
2. Chief Secretary, Government of Sikkim
3. Pr. Secretary-cum, PCCF, FEWMD
4. Chairperson (SPCB)
5. Member Secretary (SEAC)
6. Sr. program Officer (Envis) : For uploading in the website.



N. W. Tamang, IFS
CCF-cum Member Secretary (SEIAA)
Forest, Env. & Wildlife management Department.

5

-TRUE COPY-

Signature Not Verified

Digitally signed by N.W
Tamang(IFS)

Member Secretary

Date: 2/25/2022 4:38:03 PM



GOVERNMENT OF SIKKIM
OFFICE OF THE CHIEF CONSERVATOR OF FOREST (HQ)
FOREST AND ENVIRONMENT DEPARTMENT
DEORALI, GANGTOK

Phone No: 03592-281240
Fax No.:03592-281778
Email:nwtamang@gmail.com

Ref. No. 47 / E&SC/Circle

Date 23/11/22

To,

Mrs Meenakshi Mittal Agarwal
Director,
MESASO INFRASTRUCTURE PVT. LTD.

Sub: Vertical Expansion of West Point Project- reg.

Madam,

This is to inform you that SEIAA/SEAC of the state of Sikkim is defunct momentarily due to completion of term. Hence, you may apply directly to Central Expert Appraisal Committee (EAC) at the PARIVESH Portal till such a date that SEAC and SEIAA are reconstituted for a fresh term in the state.

(N.W. Tamang, IFS)
Chief Conservator of Forest (HQ)
Forest and Environment Department
Government of Sikkim
Yours faithfully

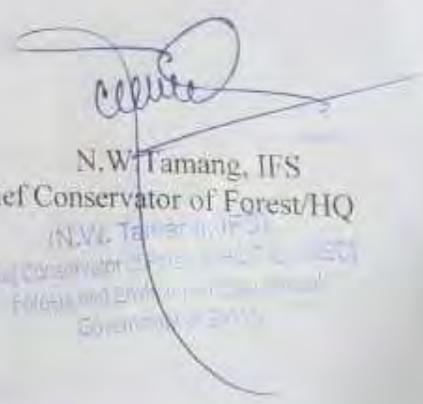
SD/-
N.W. Tamang, IFS
Chief Conservator of Forest/HQ.

Memo.No. 47 Env.&SC,

Dated: 23/11/22

Copy to:

1. Project Proponent
2. Director, Env.&SC,
3. File


N.W. Tamang, IFS
Chief Conservator of Forest/HQ

(N.W. Tamang, IFS)
Chief Conservator of Forest (HQ)
Forest and Environment Department
Government of Sikkim

ANNEXURE R/10



File No: 21/1/2023-IA.III
Government of India
Ministry of Environment, Forest and Climate Change
IA Division



Dated 23/08/2023



To,

MESASO INFRASTRUCTURE PVT. LTD.
 Vega Circle Mall, 3rd Floor, 3rd Mile, Sevoke Road, Siliguri, Siliguri, DARJEELING, WEST
 BENGAL, , 734008
 vpprojects@mesaso.in

Subject: Grant of EC under the provision of the EIA Notification 2006-regarding.

Sir/Madam,

This is in reference to your application for Grant of EC under the provision of the EIA Notification 2006-regarding in respect of project Proposed Vertical Expansion by 3 Floors of "WEST POINT" - Integrated Commercial cum MLCP Complex by Mesaso Infrastructure Pvt. Ltd. submitted to Ministry vide proposal number IA/SK/INFRA2/417703/2023 dated 25/04/2023.

2. The particulars of the proposal are as below :

(i) Ec Identification No.	EC23C3802SK5858756E
(ii) File No.	21/1/2023-IA.III
(iii) Clearance Type	Expansion EC
(iv) Category	B2
(v) Project/Activity Included Schedule No.	8(a) Building / Construction
(vi) Sector	INFRA-2
(vii) Name of Project	Proposed Vertical Expansion by 3 Floors of "WEST POINT" - Integrated Commercial cum MLCP Complex by Mesaso Infrastructure Pvt. Ltd.
(viii) Name of Company/Organization	MESASO INFRASTRUCTURE PVT. LTD.
(ix) Location of Project (District, State)	Gangtok, SIKKIM
(x) Issuing Authority	MoEF&CC
(xi) EC Date	23/08/2023
(xii) Applicability of General Conditions	no
(xiii) Applicability of Specific Conditions	no

This has reference to proposal no. IA/SK/INFRA2/417703/2023 for seeking environmental clearance for Proposed Vertical Expansion by 3 Floors of "WEST POINT" - Integrated Commercial cum MLCP Complex at

Old West Point School Area, Near M.G. Marg, Gangtok, East Sikkim by Mesaso Infrastructure Pvt. Ltd.

2. The project/activity is covered under category 'B' of item 8(a) 'Building and Construction projects' of the Schedule to the EIA Notification, 2006 and its subsequent amendments, and requires appraisal at the State level. However, due to the non-existence of SEIAA in Sikkim, the proposal required appraisal by sectoral EAC at central level.

3. Accordingly, the above-mentioned proposal for Environmental Clearance has been examined by the Expert Appraisal Committee (Infra-2) in its 104th meeting held on 11-12.05.2023 and 106th meeting held on 30.06.2023.

4. The details of the project, as per the application form, documents submitted by the project proponent, and also as informed during the aforesaid meeting of EAC, are provided below for reference:

i. The project is located at 27°19'47.24"N Latitude and 88°36'40.93"E Longitude.

ii. The project is an expansion project.

iii. PP has obtained EC from SEIAA, Sikkim vide EC Identification no. EC22B038SK115854 dated 25.02.2022, for 4G+7 storey after appraisal on 22nd February, 2022. Construction of 25,675 sqm out of 33801.25 sqm has been done as on date as per EC obtained.

iv. The total plot area is 5665.55 sqm, Total construction (Built-up) area of 33801.25 sqm. Maximum height of the building is 62 m. The mixed-use development building of configuration 4G+10, shall comprise of Parking for 448 car parks on the lower 4 floors, Mall with a multiplex (44 retail outlets + 3 anchor stores) & food court, a Boutique hotel having 60 keys (52 deluxe rooms + 8 suites).

v. During construction phase, total water requirement is expected to be 50 KLD which is met by Municipal supply. During the construction phase, soak pits and septic tanks are provided for disposal of waste water. Temporary sanitary toilets are provided during peak labor force.

vi. During operational phase, total water requirement of the project is expected to be 160 KLD and the same will be met by 108 KLD fresh water from Municipal supply and 52 KLD recycled water. Wastewater generated (120 KLD) will be treated in STP of total 120 KLD capacity. 102 KLD of treated wastewater will be recycled and re-used (52 KLD for flushing and rest 50 KLD for gardening, car washing, etc.). 0 KLD will be disposed in to municipal drain.

vii. About 670 kg/day solid wastes will be generated in the project. The biodegradable waste (335 kg/day) will be processed in OWC and the non-biodegradable waste generated (335 kg/day) will be handed over to authorized local vendor.

viii. The total power requirement during construction phase is 100 KVA and will be met from Power & Energy Department, Sikkim and total power requirement during operation phase is 2198 KW and will be met from Power & Energy Department, Sikkim.

ix. Provision for capturing rain water, tank of capacity of 240 KLD with retention time of 30 minutes shall be provided.

x. Parking facility for 448 four wheelers has been provided in the lower 4 floors of the MLCP cum Commercial complex.

xi. Proposed energy saving measures would save about 12.18% of power. The following energy saving measures shall be undertaken:

xii. Materials preferred for construction shall be environment friendly & have a low embodied energy. This will help in keeping the environment cleaner & greener.

xiii. The building made of prefabricated steel members with nominal use of concrete which is only used in wet cores and as deck slabs, reduces the consumption of water during construction. This method of construction also doesn't create air pollution during construction stages.

xiv. Proposed MEP System shall use state of the art technology. The target is to optimize minimum possible resources and optimize the system.

xv. LED & other appliances having higher BEE rating shall be used to reduce power consumption. Likewise, Low flow water sanitary fixtures shall be used to reduce water consumption. The aim is achieving GRIHA Gold rating.

xvi. A building management system has been proposed for resource optimization and efficiency in energy consumption.

xvii. Building services such as the HVAC system, pumping system would be centrally controlled. It is envisaged to provide a state-of-the-art Building Management System for the services of the Mall / Cinema / Hotel areas of Mixed Use Project at Gangtok.

xviii. Comparative analysis of existing / envision pollution load (in case of expansion / modernization)

xix. The current proposal is for vertical expansion of 3 floors above the 4G+7 Integrated Commercial cum MLCP complex. Environmental Clearance vide File No. : 214/E & SC and EC Identification no. EC22B038SK115854 dated 25.02.2022 and Consent to Establish vide Ref. No. 1142/SPCB dated 24.02.2022, has already been obtained for construction of the 4G+7 Integrated Commercial cum MLCP complex.

xx. Impact of proposed project/activity on Air, Water, Noise, Ecology and proposed mitigation measures (**Table – 1** and **Table -2**).

xxi. Proposed project is not located in Critically Polluted area.

xxii. No NBWL Clearance is required

xxiii. No Forest Clearance is required for this project

xxiv. No court case is pending against this project

xxv. Green cover plan shall cover 30% of total areas of the proposed MLCP for beautification of the blank areas, creation of hanging garden in all the flyover falling within the Gangtok Municipal Areas (GMC). A total of 15,000 sqft of landscaped area including green terraces have been proposed.

xxvi. It is expected that around 4 years would be required for completion of the project.

xxvii. Total Cost of the project is Rs. 298.2 Crores.

xxviii. 250 construction workers have been employed during the construction phase. About 2500 people will get employment during operation phase of the project.

xxix. Benefits of the project: There will be employment of local people as service population, staff at the mall, auditoriums, restaurants, etc. This area will become one of the most prosperous commercial hub in the vicinity with world-class facilities. This will uplift the entire socio-economic profile of the area. Thus it is envisaged that this project will help the local population immensely.

5. The proposal was earlier appraised by the EAC in its 104th meeting held on 11-12 May, 2023 when it noted that a point of concern in this project was the presence of a swimming pool on the top floor of the expansion now proposed. In view of the fact that this site is located in the high-risk zone 4 of the earthquake vulnerability map of India, the EAC deferred the proposal and asked the PP to get the proposal technically examined by the Central Building Research Institute (CBRI), Roorkee.

6. Thereafter, PP requested through PARIVESH on 20.06.2023, the CBRI authorities have informed them that a minimum of 5-6 months' time would be required for reviewing, vetting the design, and providing their report. The project proponent further informed that the proposed project is being developed under PP mode with the lower 4 floors of the project dedicated to car parking among which 2 floors are dedicated exclusively for taxi parking. There was an existing old taxi stand at the site which has been temporarily shifted to another site. These two floors for taxi parking need to be completed and handed over to the Government of Sikkim / Smart City latest by December 2023, because of the acute shortage of parking space in Gangtok. The temporary site where the taxi parking has been rehabilitated needs to be vacated by December 2023. In view of this urgency, the project proponent requested EC to complete the project *without the swimming pool* and the permission to build the swimming pool may be granted later if the CBRI gives positive recommendations.

7. The proposal was appraised by the EAC in its 106th meeting held on 30.06.2023. The EAC, after detailed deliberations, found merit in the request of the PP to go ahead with the project without the roof-top swimming pool the addition of which can be considered at a later date after the issue is examined by the CBRI. The EAC further agreed that if the CBRI is unable to undertake this task early enough then the PP may get the issue of construction of roof-top swimming pool examined by some other institution of national repute having expertise in the construction of buildings in zones of high seismic activity.

8. The EAC, based on the information submitted and clarifications provided by the Project Proponent and detailed discussions held on all the issues, recommended granting environmental clearance to the project **without roof-top swimming pool** and subject to specific conditions stipulated in its 106th meeting and other Standard EC Conditions as specified by the Ministry vide OM dated 4th January, 2019 for the said project/activity, while considering for accord of environmental clearance.

9. Based on recommendations of EAC, the Ministry of Environment, Forest and Climate Change hereby accords Environmental Clearance for the 'Proposed Vertical Expansion by 3 Floors of "WEST POINT" - Integrated Commercial cum MLCP Complex at Old West Point School Area, Near M.G. Marg, Gangtok, East Sikkim by Mesaso Infrastructure Pvt. Ltd.', under the provisions of the EIA Notification, 2006 and amendments/circulars issued thereon, and subject to the specific and standard conditions (Annexure 1):

10. The Environmental Clearance is being granted to M/s Mesaso Infrastructure Pvt. Ltd' for proposed Vertical Expansion by 3 Floors of "WEST POINT" - Integrated Commercial cum MLCP Complex at Old West Point School Area, Near M.G. Marg, Gangtok, East Sikkim.

11. This issue with the approval of the Competent Authority.

Annexure 1

Specific EC Conditions for (Building / Construction)

1. Specific Condition

S. No	EC Conditions
1.1	The PP shall obtain the Fire safety certification from Fire Department and also height clearance from the Airports Authority of India and submit the same to the concerned Integrated Regional Office of the Ministry within six months of the issue of EC letter.
1.2	As proposed, 1 RWH tank with capacity of 240 KLD shall be provided by the PP for rain water harvesting after filtration. The local municipal regulations on rainwater harvesting should be followed. If local provisions are not available then adequate provision for storage and recharge should be made in accordance with the Ministry of Housing and Urban Affairs (erstwhile Ministry of Urban Development), Model Building Bye-laws, 2016.
1.3	The project proponents would commission a third-party study on the implementation of conditions related to quality and quantity of recycle and reuse of treated water, efficiency of treatment systems, quality of treated water being supplied for flushing, comparative bacteriological studies using recycled treated waters and fresh waters for flushing, and quality of water being supplied through spray faucets attached to toilet seats.
1.4	The Environmental Clearance to the project is primarily under provisions of EIA Notification, 2006. The Project Proponent is under obligation to obtain approvals/clearances under any other Acts/Regulations or Statutes as applicable to the project.
1.5	As proposed, waste water shall be treated onsite in STP of 120 KLD capacity.
1.6	Fresh water requirement shall not exceed 160 KLD during the operational phase and the extraction of groundwater shall be subject to permission by the Central Ground Water Authority (CGWA).
1.7	Green cover plan shall cover 30% of total areas of the proposed MLCP for beautification of the blank areas, creation of hanging garden in all the flyover falling within the Gangtok Municipal Areas (GMC). A total of 15,000 sqft of landscaped area including green terraces have been proposed.
1.8	As committed, parking facility for 448 four wheelers is to be provided in the lower 4 floors of the MLCP cum Commercial complex.
1.9	The solid waste shall be duly segregated into biodegradable and non- biodegradable components and handled in separate areas earmarked for segregation of solid waste, as per SWM Rules, 2016.

S. No	EC Conditions
	As committed, biodegradable waste shall be utilized through the OWC to be installed within the site. Inert waste shall be disposed of as per norms at authorized sites. Recyclable waste shall be sold to authorized vendors/recyclers. Construction & Demolition (C&D) waste shall be segregated and managed as per C&D Waste Management Rules, 2016.
1.10	As committed, Proponent shall ensure installation of solar-based lighting and LEDs to meet 10 % of total power requirement.
1.11	Proponent is required to carry out 'compliance audit' of the building through NABL accredited Consultant once every year and an internal security drill as mandated under the Disaster Management Plan.

Standard EC Conditions for (Building / Construction)

1 Statutory compliance

S. No	EC Conditions
1.1	The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
1.2	The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc. as per National Building Code including protection measures from lightening etc.
1.3	The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1980, in case of the diversion of forest land for non-forest purpose involved in the project.
1.4	The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
1.5	The project proponent shall obtain Consent to Establish / Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board/ Committee.
1.6	The project proponent shall obtain the necessary permission for drawl of ground water / surface water required for the project from the competent authority.
1.7	A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
1.8	All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
1.9	The provisions of the Solid Waste Management Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste Management Rules, 2016, shall be followed.

S. No	EC Conditions
1.10	The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.

2 Air quality monitoring and preservation

S. No	EC Conditions
2.1	Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
2.2	A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
2.3	The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM2.5) covering upwind and downwind directions during the construction period.
2.4	Diesel power generating sets proposed as source of backup power 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 of low sulphur diesel. The location of the DG sets may be decided with in consultation with State Pollution Control Board.
2.5	Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3-meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murrum and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
2.6	Sand, murrum, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
2.7	Wet jet shall be provided for grinding and stone cutting.
2.8	Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
2.9	All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Management Rules 2016.
2.10	The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise emission standards.
2.11	The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. Low sulphur diesel shall be used. The location of the DG set and exhaust pipe height shall be as per the

S. No	EC Conditions
	provisions of the Central Pollution Control Board (CPCB) norms.
2.12	For indoor air quality the ventilation provisions as per National Building Code of India.

3 Water quality monitoring and preservation

S. No	EC Conditions
3.1	The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
3.2	Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
3.3	Total fresh water use shall not exceed the proposed requirement as provided in the project details.
3.4	The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
3.5	A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration and the balance water available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
3.6	At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.
3.7	Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation, car washing, thermal cooling, conditioning etc. shall be done.
3.8	Use of water saving devices/fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
3.9	Separation of grey and black water should be done by the use of dual plumbing system. In case of single stack system separate recirculation lines for flushing by giving dual plumbing system be done.
3.10	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
3.11	The local bye-law provisions on rain water harvesting should be followed. If local bye-law provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain water harvesting recharge

S. No	EC Conditions
	pits/storage tanks shall be provided for ground water recharging as per the CGWB norms.
3.12	A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
3.13	All recharge should be limited to shallow aquifer.
3.14	No ground water shall be used during construction phase of the project.
3.15	Any ground water dewatering should be properly managed and shall conform to the approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
3.16	Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.
3.17	No sewage or untreated effluent water would be discharged through storm water drains.
3.18	Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
3.19	Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odour problem from STP.
3.20	Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Central Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

4 Noise monitoring and prevention

S. No	EC Conditions
4.1	Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.
4.2	Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.

S. No	EC Conditions
4.3	Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.

5 Energy Conservation measures

S. No	EC Conditions
5.1	Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
5.2	Outdoor and common area lighting shall be LED.
5.3	Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof u-values shall be as per ECBC specifications.
5.4	Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.
5.5	Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
5.6	Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.

6 Waste Management

S. No	EC Conditions
6.1	A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project shall be obtained.
6.2	Disposal of muck during construction phase shall 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 approved sites with the approval of competent authority.
6.3	Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
6.4	Organic waste compost/Vermiculture pit/Organic Waste Converter within the premises with a

S. No	EC Conditions
	minimum capacity of 0.3 kg /person/day must be installed.
6.5	All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.
6.6	Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
6.7	Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials.
6.8	Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.
6.9	Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Waste Management Rules, 2016.
6.10	Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.

7 Green Cover

S. No	EC Conditions
7.1	No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
7.2	Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.
7.3	Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.

8 Transport

S. No	EC Conditions
8.1	A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be

S. No	EC Conditions
	designed with these basic criteria. a. Hierarchy of roads with proper segregation of vehicular and pedestrian traffic. b. Traffic calming measures. c. Proper design of entry and exit points. d. Parking norms as per local regulation.
8.2	Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.

9

S. No	EC Conditions
9.1	A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

10 Human health issues

S. No	EC Conditions
10.1	All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
10.2	For indoor air quality the ventilation provisions as per National Building Code of India.
10.3	Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
10.4	Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
10.5	Occupational health surveillance of the workers shall be done on a regular basis.
10.6	A First Aid Room shall be provided in the project both during construction and operations of the project.

11 Miscellaneous

S. No	EC Conditions
11.1	The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
11.2	ii. environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
11.3	The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.
11.4	The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
11.5	The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violation of the environmental/forest/wildlife norms/conditions. The company shall have defined system of reporting infringements/deviation/violation of the environmental/forest/wildlife norms/conditions and/or shareholders/stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.
11.6	A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly report to the head of the organization.
11.7	Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report
11.8	The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
11.9	The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
11.10	The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
11.11	The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report and also that during their presentation to the Expert Appraisal Committee.

S. No	EC Conditions
11.12	No further expansion or modifications in the plant shall be carried out without prior approval of the Ministry of Environment, Forest and Climate Change (MoEF&CC).
11.13	Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
11.14	The Ministry may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
11.15	The Ministry reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
11.16	The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
11.17	The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016, and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.
11.18	Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Annexure 2**Copy To**

1. The Secretary, Forest and Environment Department, Government of Sikkim, Forest Secretariat, Deorali – 737102, Gangtok, East Sikkim.
2. The IGF(Central), Ministry of Environment, Forest and Climate Change, Integrated Regional Office, 1st Floor, IB-198, IB Block, Sector III, Bidhannagar, Kolkata, West Bengal 700106.
3. The Chairman, Central Pollution Control Board, Parivesh Bhawan, CBD-cum-Office Complex, East Arjun Nagar, Delhi - 110 032.
4. The Member Secretary, State Pollution Control Board Sikkim, Forest Secretariat, C-Block, Deorali, Gangtok – 737102, East Sikkim, India.
5. The Member Secretary, Central Ground Water Authority, A2, W-3 Curzon Road Barracks, K.G. Marg, New Delhi-110 001.
6. Guard File/ Record File / MoEF Website.

Table - 1. Impact and proposed mitigation measures during construction

A	Work force	Local labourers shall be employed.
B	Facilities at site	Provision of drinking water, waste water disposal and solid waste management has been provided for site office & labour restrooms. Water usage during construction & curing is optimized. Proper sanitation for site office & construction workers have been provided. Health and safety, of the workers has been ensured during construction.
C	Steps to avoid disturbance	DG sets have acoustic enclosures and conform to E (P) Rules. Ambient noise levels conform to local standards during day and night. Only limited necessary construction is done during night time. Excessive energy consumption and fuel usage is avoided.
D	Selection of material	Materials preferred for construction are environment friendly & have a low embodied energy. This helps in keeping the environment cleaner & greener. The building is made of prefabricated steel members with nominal use of concrete which is only used in wet cores and as deck slabs, to reduce the consumption of water during construction. This method of construction also doesn't create air pollution during construction stages. Proposed MEP System shall use state of the art technology. The target is to ptimiz minimum possible resources and ptimiza the system. LED & other appliances having higher BEE rating shall be used to reduce power consumption. Likewise, Low flow water sanitary fixtures shall be used to reduce water consumption. The aim is achieve GRIHA Gold rating. A building management system has been proposed for resource ptimization and efficiency in energy consumption. Building services such as the HVAC system, pumping system would be centrally controlled. It is envisaged to provide a state-of-the-art Building Management System for the services of the Mall/Cinema/Hotel areas of Mixed Use Project at Gangtok. Adequate open space, greenery will be provided as per rules.
E	Concreting work	Adequate screen wall has been provided to a height to control fugitive emission generated during construction. Using of Ready Mixed Concrete (RMC) further reduces fugitive emission.
F	Dust	Water sprinkling is done regularly in the material dumping area, to avoid spreading of dust. Screening wall is placed all around the project site to arrest fugitive dust from spreading out of the site.
G	Debris	Construction debris including bricks, gravel, rubbish, waste of plaster, concrete debris, metal tiles, etc. is used within the project site for land filling activities, road work, etc. The construction and

		demolition wastes are utilized as per the Construction and Demolition (C & D) Waste Management Rules, 2016. Other wastes like, pieces of steel, cement bags, waste paper and cardboard packing material are sold off to recyclers.
I	Dumping of material	The construction materials are not dumped in public roads around the property.
J	Construction equipment	Vehicles / equipment deployed during construction are in good condition, properly maintained and confirm to applicable air / noise emission standards & (PUC) norms. Underneath of the vehicles are regularly washed & cleaned before leaving the site, to avoid spillage outside the site. The contractor will remove all construction equipment and scrap materials from the site on completion of construction activity.
K	Water Accumulation	No water accumulation is allowed in the construction site. Proper disposal system is made to prevent stagnation of water.
L	Others	Construction conforms to the sanction plan by the concerned authority and requirement of local seismic regulations. All statutory / necessary permission will be obtained prior to & post construction. Fire-fighting systems will be designed in compliance with the local authority. Construction site is disinfected periodically. Walking platforms at height are of sound construction and provided with safety rails or belts.

Table – 2. Impact and proposed mitigation measures during Operation

A	Water Supply	Total 108 KLD of fresh water will be required which will be supplied by Tankers / Municipal Authorities. Groundwater will not be abstracted.
B	Storm water Management	Adequate in-house drainage network has been designed for the project without disturbing the surrounding areas. Heat island effect has been minimized by use of shading and reducing hard surfaces viz. roads, paving etc.
C	Rain Water Harvesting	Rain water Harvesting plan has been formulated. Adequate fire fighting storage tank has been provided as per norms.
D	Plantation / Landscaping	Green belt development programme shall be taken up once the construction work is completed.
E	Waste water Management	The treated wastewater from STP shall be reused for flushing, landscaping & car washing purposes. A Centralized STP plant of

		120 KL capacity has been proposed. Balance treated wastewater shall be disposed off into the Municipal sewer network.
F	Solid waste Management	Solid waste during operational phase in general will be of domestic nature. Garbage will be segregated at source for biodegradable, inorganic recyclables and inorganic inert material during operational phase (670 kg/day). Total MSW will be stored at a place within the site. Organic component will be managed in house by installing mechanical composter, inorganic recyclables will be sold to vendors and inorganic inert material will be stored at a place within the site. From there it be collected, transported, treated and disposed off by local authority as per Rules.
H	Hazardous Waste Management	Spent Oil from DG sets will be carefully stored in HDPE drums in isolated covered facility and disposed as per the guidance of competent authority. Suitable care will be taken so that spills/leaks of spent oil from storage could be avoided.
I	Emission from Diesel Generator	DG sets will be provided with acoustic enclosures as per CPCB norms. The stack height and emissions from D.G. sets will conform to CPCB norms.
H	Energy Efficiency	The lighting design, heating, ventilation and air conditioning systems will conform to the ECBC recommendations. Use of energy efficient electrical systems will be promoted. High efficiency lamps, etc. will be used. Energy efficient Motors and properly rated Transformers will be installed.

Signature Not Verified

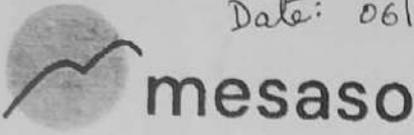
Digitally Signed by : Mr Ashish Kumar
Member Secretary, MoEFCC (EC)

Date: 23/08/2023

ANNEXURE R/11

DYNO: 579/CCF/HQ
Date: 06/10/23

M.S (SEIAA) / CF (E&C)
second and
average field +
to kiset ab
Date: 6th October, 2023
all
07/10/23



To
The CCF cum Member Secretary,
State Level Environment Impact Assessment Authority (SEIAA), Sikkim
Forest, Environment & Wildlife Management Department
Govt. of Sikkim
Deorali, Gangtok - 737102

Sub: Copy of Environmental Clearance from MoEF&CC for vertical expansion by 3 floors above the 4G+7 storied "WEST POINT" - Integrated Commercial cum MLCP Complex at Old West Point School Area, Near M. G. Marg, Gangtok, East Sikkim by M/s. Mesaso Infrastructure Pvt. Ltd.

Dear Sir,

Please find attached herewith a copy of the Environmental Clearance dated 23.08.2023 obtained from Ministry of Environment, Forest and Climate Change (MoEF&CC), Govt. of India, for vertical expansion by 3 floors above the 4G+7 storied for which EC was already granted, thus making the total configuration as 4G+10 stories.

We hope these would solve your purpose.

Thanking you,

Yours faithfully,
For M/s Mesaso Infrastructure Pvt. Ltd.

MESASO Infrastructure Private Limited
Meenakshi
Director

Meenakshi Mittal
(Director)

Encl : As above

Chetika (Supporting staff SEIAA/SEAC)
Put up in concerned file pl.
07-10-2023

MESASO Infrastructure Private Limited, 3rd Floor, Vega Circle Mall, 3rd Mile, Sevoke

ANNEXURE R/12



MINUTES OF MEETING & SITE INSPECTION

of Multidisciplinary committee for monitoring environmental safeguard for issues pertaining to Implementation of Multilevel Car Parking cum Commercial Development at Old West Point School Complex on Design, Build, Finance, Operate and Transfer (D.B.F.O.T) basis under Public Private Partnership (P.P.P) mode.



Objective/ Agenda	Monitoring the environmental safeguards from time to time and submit Six Monthly Monitoring report to the Chairman SEIAA, with a copy to Member Secretary SEAC (State Level Expert Appraisal Committee) and Director Env. & SC, F&ED.		
Date	23.01.2024		
Time	11:00 am		
Place	Tragopan Conference Hall, Block A, Forest Secretariat		
Officials	Name	Designation	
	N.W.Tamang, IFS (Chairman)	C.C.F(Env Sc.)	Forest Department
	Bhupendra Kothari (Member Secretary)	Chief Executive Officer	G.S.C.D.L
	Karma Tempo Rapgyal	Hon'ble Councillor-Arithang	G.M.C
	Richard Lepcha	A.C.E	P.H.E.D
	Kusum Gurung	Joint Director	S.P.C.B
	Keshar Kr. Luitel	Joint Director	Mines & Geology
	Smita Shilal	D.F.O. (T)Gangtok	Forest Department
Karma Choden Bhutia	D.F.O. (Env Sc.)	Forest Department	

Page 1 of 17

Chief Executive Officer
Gangtok Smart City Development, Ltd.
Kishan Bazar, Gangtok - 737101

	Prakriti Pradhan	Sr. Geologist	Mines & Geology
	Naresh Pradhan	Town Planner cum Nodal Officer(SWM)	G.M.C
	C.M Bhandari	A.C.F(Env Sc.)	Forest Department
	S.D.Bhutia	A.C.F(Env Sc.)	Forest Department
	Niranjan Kapil	Urban Planning Expert	G.S.C.D.L
Executing Agency	Manish Kumar	Project Head	MESSASO ltd.

Chairman initiated the meeting by welcoming all officials to the meeting cum discussion regarding Multidisciplinary committee for monitoring environmental safeguard for issues pertaining to Implementation of Multilevel Car Parking cum Commercial Development at Old West Point School Complex on Design, Build, Finance, Operate and Transfer (D.B.F.O.T) basis under Public Private Partnership (P.P.P) mode.

The agenda of the meeting was to discuss the monitoring aspects of the environmental safeguards from time to time and submit Six Monthly Monitoring report to the Chairman SEIAA, with a copy to Member Secretary SEAC (State Level Expert Appraisal Committee) and Director Env. & SC, F&ED.

A round of an introductory session was carried out and Chairman initiated the meeting by informing about the Grant of Environment clearance by Ministry of Environment, Forest and Climate Change and State Level Environment Impact Assessment Authority (SEIAA) Sikkim. The quarterly compliance report of Environmental Clearance was also discussed in detail and the meeting proceeded with a site visit for the inspection of various compliances.

The meeting proceeded with an audio video presentation of the project followed by the series of discussion listed as below as per the Department/Agency involved: -

Department	Discussion	Action Points
1. Mines & Geology	As per the EC, The SEAC had informed the PP to get this certification to be validated / vetted by Mines & Geology Department, Government of Sikkim. The concessionaire informed that all documents have been submitted to Mines and Geology but the department have informed that all document is required to be resubmitted to Mines and Geology including the supporting documents of Jadavpur University certificate. Earlier, certificate from Jadavpur University was brought to the notice of the Department for other purpose. The representative present in the meeting suggested that all relevant documents including application	The documents requesting for vetting and validation of the certificate from Jadavpur University has been submitted to the department. The department will reverify the documents and vetting of the report shall be submitted to the

	<p>mentioning the vetting/validation of the certificate from Jadavpur university needs to be submitted to Mines and Geology department and the department will process for necessary action.</p> <p>Therefore, the committee has decided that all relevant details are to be rediscussed and resubmitted to Mines and Geology for approval.</p>	committee in the next meeting.
2. Gangtok Municipal Corporation	<p>a) Also, it was enquired whether any damage has been done on residential buildings in the vicinity, where GMC and Mines & Geology informed that in order to assess the damages, continuous assessment and monitoring needs to be carried out since the inception of the Project.</p> <p>b) It was also informed that Solid waste generated at the construction site is being collected by GMC and payment of same is also done.</p> <p>c) In regards to organic waste generated during operational phase, an organic composter is already placed at the site but not yet operational.</p> <p>d) In regards to 14 stories construction, drawings and plan has already been submitted to G.M.C. and approval has been accorded.</p>	<p>a) No damages have been incurred and reported till date as confirmed by the public representative-councillor.</p> <p>b) Complied</p> <p>c) Complied</p> <p>d) Complied</p>
3. P.H.E.D	<p>a) Upon enquiry about water supply to the project site, Messaso Pvt. Ltd. briefed about taking a lease line with metering and payment to P.H.E.D on a monthly basis.</p> <p>b) In regards to Rain water harvesting, concessionaire informed the committee that 4,10,000 litres of rain water harvesting tank has been installed and was reverified in the site.</p>	<p>a) Complied</p> <p>b) Complied</p>
4. Hon'ble Councillor-Arithang	<p>a) Hon'ble Councillor informed that there have been several issues of safety regards to falling of debris on private household premises, where concessionaire has assured of scaffolding and safety nets. They also informed of the joint site visit carried out, where many had opted for protection except one in the vicinity.</p> <p>b) Hon'ble Councillor also placed submission on addressing of public grievances, where GMC officials also stressed on the extra protective works. Chairman proposed for a legally binding undertaking from concessionaire. CEO, GSCDL</p>	<p>a) Complied</p> <p>b) Complied</p>

	then explained regarding the undertaking already done by concessionaire. CEO also informed the committee that there have been several R.T.I in regards to the project but each one has been addressed judiciously.	
5. Forest Department	<p>a) As Corporate Environment Responsibility, 1.5% of the total project cost is admissible and an implementation plan needs to be worked out by D.F.O (East) and Concessionaire and submit to the committee.</p> <p>b) Upon enquiry of disposal of debris from the project site, Concessionaire explained that no debris is disposed off during construction phase as all the debris are compacted and reused as filling materials under the ramps. CEO explained the debris were disposed off during demolition phase only and the details of same shall be send to the committee.</p> <p>c) Chairman also enquired about the compliance of Environment Management Plan where Concessionaire explained the compliances being taken forward also in coherence to the gold rated green building and NBC norms.</p>	<p>a) Concessionaire has agreed upon</p> <p>b) Complied & verified during site inspection</p> <p>c) Complied</p>
6. State Pollution Control Board	a) Upon enquiry of the Sewage, Concessionaire explained about the zero discharge from their STP during the operational phase and they have signed an agreement with Tea Garden, Siliguri to use the faecal waste as cake for manure in the tea gardens.	a) SPCB emphasised on the analysis of the faecal sludge before it is used for manure, to which concessionaire has agreed to do so. The agreement with Tea Garden will be sent to CEO, GSCDL who then will circulate to committee members. Concessionaire has mentioned installation of STP with tertiary treatment however on detail perusal of their submitted schematic diagrams, compliance report no such arrangement has been spelt out. Tertiary treatment shall include treatment in carbon filters and sand filters and then reverse

	<p>osmosis. It was also observed and felt necessary during the site visit that technical manpower be hired by the unit to look after Environment, Health and Safety measures.</p> <p>b) Complied</p> <p>c) Being complied</p> <p>b) In regards to Hazardous waste the online application of unit was returned back with observations to submit additional documents. The unit has to resubmit the application immediately with required documents.</p> <p>c) In Regards to DG Set being installed in the project Site, Concessionaire informed that they have already taken consent to operate for the previous DG set and for a new one they will be applying soon to SPCB.</p>	
All	<p>Upon enquiry about local labours being employed or not at the project Site, the concessionaire explained that the labour required right now needs to be skilled, however security personnel, maintenance and housekeeping are all locals who have been employed.</p>	Complied

CEO has assured that there is no discrepancy in compliance and assured for a quality level of execution for the welfare of Public. The meeting then proceeded with a point wise discussion on the compliance for Environmental clearance quarterly compliance report September 23 -November,23. The meeting concluded with a vote of thanks by CEO, GSCDL (Member Secretary) for the successful meeting and site visit in a short notice and thanked every member, concessionaire and officials.

Point wise discussion for compliance of Environmental clearance of Quarterly Compliance Report : 7th Quarter Ending September, 2023 to November

Sl. No.	Conditions	Compliance
i.	The official permissible height for building in Sikkim is 5 ½ for domestic and 7 for Commercial purpose as per the existing bye laws in Sikkim. However the Project Proponent has procured Certification from Mr. Majumdar of Jadavpur University for construction of 11 storeys building. The SEAC informed the PP to get this certification to be validated / vetted by Mines & Geology Department, Government of Sikkim.	As discussed in the meeting.
ii.	Structural Engineers from GMC also have to be included in the project.	Complied.
iii	Project Proponent has to follow the labour laws of Sikkim and engage local people.	Complied.
iv	Corporate Environment Responsibility to be taken up and Environment measures to be implemented in consultation with Environment sector of the Forest Department, Government of Sikkim.	As discussed in the meeting
v	Parking / ventilation structure design to be submitted to SEIAA.	Complied.
vi	Disposal of sludge from STP to be specified till its end point.	As discussed in meeting, complied. And verified in site inspection..
vii	Rain water harvesting plan, Composting & disposal plan to be submitted with specification till its end point.	As discussed in meeting, complied.
viii	Dumping of extra excavated muck (unutilisable) should be done at pre identified and approved sites. No muck should be washed away during rainy seasons and cause choking of nallahs, jhoras or water bodies or damage the surrounding environment. Clearances from the concerned department(s) or agency(ies) to be taken for the dumping sites. Rehabilitation of such dumping sites may be done at the cost of PP by providing suitable	As discussed in meeting, complied.

	structures for holding the muck and do plantation with suitable local species.	
ix	The number of storeys of the proposed building should be restricted to 11 storeys only as per the approval of GMC.	Environment Clearance vide EC Identification no. EC23C3802SK5858756E dated 23.08.2023 has been obtained for construction of the additional 3 floors from the Ministry of Environment, Forests and Climate Change (MoEF&CC).
x	All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Management Rules 2016.	As discussed in meeting, complied.
xi	The extra excavated muck / soil to be disposed at designated sites as stated at Sl.no.x above to avoid choking of drains and flooding.	As discussed in meeting, complied.
xii	Utilisation of water from Rain water harvesting structure to be maximized to minimize the load on fresh water demand.	As discussed in meeting, complied and water balance diagram
xiii	Commitment letter to the effect that no damage is caused to the surrounding areas and habitation as per the stake holders meeting held on 13.11.2021 is insisted.	As discussed in meeting, complied.
xiv	Environment Management Plan further needs to be prepared to strengthen the existing EMP spell out in the instant proposal to ensure intensive mitigation measure to maintain overall ecological balance.	As discussed in meeting, complied.
xv	Green Cover Plan needs to be covered 30% of the total areas of proposed MLCP for beautification of the blank areas, creation of hanging garden in all the flyover falling within the Gangtok Municipal Areas (GMC).	Being complied as per the plan and consent of the department.
xvi	Local labours to be employed as far as possible and train them also to get the desired output.	As discussed in meeting, complied.
xvii	Permission from State Pollution Control Board for E-waste, DG set and Hazardous waste to be obtained by the Project proponent.	As discussed in meeting, complied.

xviii	Taxi Driver's Union / Association consent letter copy to be submitted.	As discussed in meeting, complied.
xix	The environment safeguard measures to be monitored by the Multidisciplinary committee to be constituted by Forest Department / Smart City / Project proponent.	Agreed.
xx	The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc. as per National Building Code including protection measures from lightening etc.	Complied and Being complied. As discussed in meeting, complied.
xxi	The provisions of the Solid Waste Management Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste Management Rules, 2016, shall be followed.	As discussed in meeting, complied.
xxii	Construction site shall be adequately barricaded before the construction begins.	As discussed in meeting, complied.
xxiii	Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.	As discussed in meeting, complied.
xxiv	Total fresh water use shall not exceed the proposed requirement as provided in the project details.	As discussed in meeting, complied.
xxv	Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled / re-used for flushing, AC make up water and gardening. As proposed, no treated water shall be disposed in to municipal drain.	As discussed in meeting, complied.
xxvi	No sewage or untreated effluent water would be discharged through storm water drains.	As discussed in meeting, complied.
xxvii	Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.	Being complied
xxviii	Outdoor and common area lighting shall be LED.	To be complied when project is completed.
xxix	Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.	As discussed in meeting, complied.
xxx	Organic waste compost / Vermi-culture pit / Organic Waste Converter within the premises with a minimum capacity of 0.3 kg/person/day must be installed.	As discussed in meeting, complied.
xxxi	Any hazardous waste generated during construction phase, shall be disposed of as per applicable rules and norms with necessary approvals of the State Pollution Control Board.	As discussed in meeting, complied.

xxxii	Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards be operated only during non-peak hours.	As discussed in meeting, complied.
xxxiii	All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.	Complied and being complied. As discussed in meeting and site inspection, complied.
xxxiv	Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.	As discussed in meeting, complied.
xxxv	A First Aid Room shall be provided in the project both during construction and operations of the project.	As discussed in meeting, complied.
xxxvi	The condition laid down by the GMC as mentioned in DPR should strictly adhere to by the project proponent.	As discussed in meeting, complied.
xxxvii	The User Agency needs to quantify muck generated during construction and proper estimation must be spell out to avoid future problem in the vicinity of project site due to spilling of muck	As discussed in meeting, complied.
xxxviii	The Project Proponent should calculate total quantity of rainwater discharge during the construction period and shall accordingly prepare water harvesting plan.	As discussed in meeting, complied.
xxxix	Green cover plan needs to be covered 50% of the total areas of proposed MLCP for beautification of the blank areas, creation of hanging garden in all the flyover falling within the Gangtok Municipal Areas (GMC).	As discussed in meeting, complied. GMC to coordinate
xl	The cost of maintenance should be provided including cost of creation of garden, beautification, quality planting materials of ornamentals and other evergreen shrubs & herbs till the expiry of the agreement with the state Government.	Agreed.
xli	The Multi-Disciplinary Committee comprising of members from Forest and Environment Department, State Pollution Control Board (SPCB), UDHD Department, Smart City, Mines & Geology, NGOs (Non-Government Organization), Power Department, Health department, Fire & Emergency	Agreed

	Services, PHE (Water Supply) and PHE (Sewage) which will do quarterly field monitoring and submit report.	
xlii	Quarterly inspect project site and submit report accordingly. If committee feels need to visit the project site besides stipulated dates, may visit the site to ensure proper execution of the project and follow all the guidelines and condition laid down by the various agencies.	Agreed
xliii	Half-yearly progress report for implementation of different work components under the project should be furnished to SEIAA and State Forest Department by project proponent.	Agreed
xliv	The SEIAA reserves the right to add additional safeguard measures subsequently, if found necessary.	Agreed

Chhavan

Chief Executive
Gangtok Smart City Development Pvt. Ltd
Kishan Bazar, Gangtok - 737101

SITE INSPECTION REPORT OF WEST POINT SCHOOL COMPLEX

The site was inspected on 23/01/2024 by the monitoring committee along with Mr. Manish, Project In-charge, Mr. Ishwar Shrestha, Independent Engineer & Mr. Shubham Malu, Site Engineer, from (M/s Mesaso Infrastructure Pvt. Ltd.)



The inspection started at the ground floor of the under construction MLCP wherein two floors of the structure have been proposed to be handed over to the Government upon its completion. The proceedings of the site inspection are as follows: -

- a. The CCF started the inspection by stating that there was an issue of falling debris i.e. roads, pebbles which was made by the residents to the Ward Councillor who have properties in the vicinity of the project site. The Project-in-charge hereinafter referred to as Mr. Manish showed that aggro-nets have been provided all around the external façade of the project site so as to arrest the falling debris. Further, scaffolding has also been provided to slow down the fall of said debris.

h/w
 Chief Executive Officer
 Gangtok Smart City Development Ltd.
 Kishan Bazar, Gangtok - 737101

- b. Upon inspection of the ground floor of the parking premises, the CCF enquired about the provision of emergency exits. Mr. Manish then promptly stated and demonstrated that 4 number of fire exits have been provided on each floor of the MLCP and also the doors of said fire exits have been made with fire resistant materials.
- c. The CCF then enquired about the fire-fighting facilities like hydrants, sprinklers, fire detectors. Mr. Manish then stated that such facilities have been installed however they shall be only made functional during the time of operation of the parking. Further, it was showcased that smoke extract fumes have also been installed and that NOC from the Fire Department shall duly be obtained prior to the operation phase.
- d. The Joint Director of the Mines and Geology Department then enquired about the depth of foundation of said structure. Mr. Manish clarified that 1.2 m depth of raft foundation has been provided and that the deepest part of the foundation is 9.9 m and varies from section to section.
- e. Then the inspection proceeded towards the Sewage Treatment Plant that has been constructed in the underground reservoir level of the MLCP. The CCF enquired about the process of the STP wherein Mr. Manish clarified that the water collected in the Rain water harvesting tank shall be directed towards the water softener tanks which shall then be utilised for non-potable usages. He also clarified that the same shall be made functional during the time of operation of the MLCP.
- f. The CCF then enquired about the well being and safety of labourers at site. A labour was then promptly presented before him who stated that they are being well paid, medical facilities are also being availed to them by the concessionaire and that fooding and lodging facilities are also as per needs.
- g. The Joint Director – Pollution Control Board enquired about the stagnant water that was present in the drain beside the STP plant wherein the Independent Engineer stated that the water present was the left-over water that was used to clean the sump and that the water in the drain would eventually drain out into the sump. She also enquired about the appointment of a STP expert to monitor the installed facilities wherein it was stated that said expert would be appointed during the time of operation of the facilities.
- h. Additional Chief Engineer- PHED, during the site inspection, observed that water tank have been constructed at the basement level for all kinds of requirement during the construction period as well as after the completion of the structure. A roof rain water harvesting tank was also found to be constructed at the basement. The drain near the S.T.P. site needs minor rectification

for proper slope as some stagnant water was found in the drain. With regards to sewage being produced by the construction workers, the same has been temporarily connected to the nearby sewage line of the department. The project has its own Water Treatment Plant as well as Sewage Treatment Plant which will be operational after the construction of the project. The treated waste water shall be recycled for its use in washrooms and for irrigation in gardens. Once the project starts, it has to be ensured that the treated water is well within the permissible and no detrimental impact on water environment is caused by this project.

- i. The Independent Engineer also stated that there is a provision of submersible sensor in sump which would only be operational when the water level in the sump reaches a certain level.
- j. The Independent Engineer stated that the total capacity of the STP is 110 KLD.
- k. The CCF then enquired about the noise pollution that is potentially being caused by the Diesel Generating Set. The Project Engineers then demonstrated by operating the DG set which was said to be CPCB II compliant and that it is soundproof to a certain extent. Also, that the DG (82.5 kva for the use of construction power only) sets which are present beneath the parking premises shall be removed and that the 4 DG sets (2 of 625 kva and 2 of 500 kva) shall be used during operational phase and shall be placed in the service block separated from the main building.


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Govt of Sikkim



Meeting and Site Inspection of the Multidisciplinary Committee for monitoring of environmental safeguards, issues arising during the Implementation of Multilevel Car parking cum Commercial Development at Old west Point school area near MG Marg, Gangtok, East Sikkim

Date: 23.01.2024

11 a.m. onwards

Venue: Tragopan hall, Block A Forest Secretariat, Deorali

ATTENDANCE

Sl. No.	Name	Designation, Organisation	Ph. No./Email	Signature
1	N. W. Tamang/B	BEF (Env &)	7434152023 nwtamang@gmail.com	
2	Bhupendra Kulkarni	C. E. O. GSCDE	8116679989 bhupendra.kulkarni@gmail.com	
3	Richard Lepcha	ACE (PHED)	96410 91137 richardlepcha237@gmail.com	
4	Keshav Kr. Luitel	Joint Director Mines & Geology	9474482284 keshav.luitel@gmail.com	
5	Duanmiti Pradhan	Senior Geologist Mines & Geology Dept	79085-75703 duanmitipradhan@gmail.com	
6	Naraj Pradhan	Town Planner cum Model officer (SWM), GMC	9434447827 narajpradhan@yahoo.com	
7	Karun Tamang Rajyogya	Councillor	925050695 karuntamang@gmail.com	

Page 14 of 17

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Govt of Sikkim

Meeting and Site Inspection of the Multidisciplinary Committee for monitoring of environmental safeguards, issues arising during the Implementation of Multilevel Car parking cum Commercial Development at Old west Point school area near MG Marg, Gangtok, East Sikkim

Date: 23.01.2024

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ATTENDANCE

Sl. No.	Name	Designation, Organisation	Ph. No./Email	Signature
8	Karma Choden Bhutia	DFO/ESC.	7439116414	
9.	C. M. Bhundari	A. C. F. Env & SC Gangtok	9735988952	
10	D. R. Sharma	A. C. F. Car & SC GIK	9872542426	
11	S. D. Bhutia	A C F Env & SC, GIK	9593267807	
12	Smriti Sital	DFO (T) GIK	9749898690	
13	Kumar Haresh	Project head Mewar	9836209656	
14	Kusum Guery	JD (SPLB) FED	782291719	
15.	Nirajan Kgot	UPG, CCODL	8967009715	

Page 15 of 17

Chief Executive Officer
Gangtok Smart City Development, Ltd.
Kishan Bazar, Gangtok - 737101

Monitoring Committee Meeting pictures 23.01.2024



Jalla

Chief Executive Officer
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Kishan Bazar, Gangtok - 737101

Site inspection pictures 23.01.2024



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-TRUE COPY-



Sonali Sengupta <sonalisengupta.93@gmail.com>

Service in Dr. Bina Basnett vs State of Sikkim & Anr. (O.A. No. 38/2022/EZ)

1 message

Sonali Sengupta <sonalisengupta.93@gmail.com>

Fri, Mar 15, 2024 at 4:29 PM

To: Legal Consultus <legalconsultus@gmail.com>, Amrita Pandey <amritalegal@gmail.com>, contactadvsa@gmail.com, Advocate KS Thupden <Thupden2009@gmail.com>, Saumitra Jaiswal <saumitra.jaiswal@gmail.com>, Gitanjali Sanyal <gitanjalisanyal@gmail.com>, arushi@eldfindia.com

Respected Sir,

Please find the attached copy of the Counter Affidavit on behalf of the State Environment Impact Assessment Authority (SEIAA), Sikkim in Dr. Bina Basnett v. State of Sikkim & Anr. O.A. No. 38/2022/EZ.



Counter Affidavit-SEIAA-Respondent No. 8.pdf

Best Regards,

Adv. Sonali Sengupta

Advocate for Respondent No. 8

Contact No.: 9050622741