

**Factual report as sought by the Hon'ble National Green Tribunal, Central Zone, Bhopal, order dated 21.01.2025, in Original Application No. 174/2024, Haider Ali Vs. Ansal Town and Housing Society, Tulera & Ors.**

**Project Name:** M/s. Cross Bridge Developers (P) Ltd., (a subsidiary of Ansal Housing Limited) – Phase-1, located on 200 ft road, Alwar Bypass, Village- Tulera, Tehsil & District: Alwar, Rajasthan.

<b>Sr No.</b>	<b>Information</b>	<b>Details</b>
1	Total build up area of the project separately with total area	As per the project details submitted by the project proponent through E-mail on 13/02/2025 (Copy of the reply is enclosed and marked as <b>Annexure- I</b> ): <b>- Total built-up area (common facilities): 4,574.42 sq. m</b> <b>- Total township area: 17.38 Hectare</b> (UIT Alwar letter dated 16/10/2008 is enclosed as <b>Annexure- II</b> )
2	Year of starting of the project	<b>2018</b> (A copy of the first possession and handover of the vacant plot dated 23.10.2018 is enclosed as <b>Annexure-III</b> )
3	Year of the completion of the project	<b>2024</b> (Copy of Completion certificate for the development work dated 09.12.2024, is enclosed as <b>Annexure-IV</b> )
4	Consent conditions	The State Pollution Control Board has granted the consent to operate to the project vide order dated 01/05/2014 with stipulated conditions (Copy of the consent to establish is enclosed and marked as <b>Annexure-V</b> )  Project proponent revised the project and obtained consent to establish on 17/12/2024 (Copy of the Consent to Establish is enclosed and marked as <b>Annexure- VI</b> )  Project proponent has applied for consent to operate on 06/01/2025, which is under consideration with state board. (Copy of the Consent to Operate application is enclosed and marked as <b>Annexure- VII</b> )
5	Requirement of EC and as whether EC has been	The project is a plotted residential township with a total plot area of <b>17.38 ha</b> and a built-up area of <b>4,574.42 sq. m.</b>



	obtained from the competent authority	As per the <b>EIA Notification 2006</b> , an Environmental Clearance (EC) is required under <b>Category 8(b)</b> for projects with a plot area $\geq 50$ ha and/or a built-up area $\geq 150,000$ sq. m. Since this project does not exceed these thresholds, it does not fall under the purview of EC requirements.
6	NOC from the CGWA	<b>No Objection Certificate (NOC)</b> of CGWA is valid. (Copy of the No Objection Certificate of CGWA is enclosed and marked as <b>Annexure- VIII</b> )



21/02/2025, 10:15

Gmail - Regarding reply of the letter issued by your office of Cross Bridge Developer Pvt Ltd



RO RSPCB Alwar <ro.alwar@gmail.com>

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**Regarding reply of the letter issued by your office of Cross Bridge Developer Pvt Ltd**

1 message

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**crossbridge** <crossbridge363@gmail.com>  
To: ro.alwar@gmail.com

Thu, Feb 13, 2025 at 6:21 PM

Please find the reply of the letter issued by your office of Cross Bridge Developer Pvt Ltd .

Thanks and Regards

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 **Cross bridge Reply.pdf**  
1958K

# CROSS BRIDGE DEVELOPERS (PVT.) LIMITED

A-6 Preet Vihar, New Delhi-110092

To,  
The Regional Officer, Alwar  
Rajasthan State Pollution Control Board,  
D-Block, Ambedkar Nagar, Alwar

Sub: Reply of letter No. RPCB/RO/ALW/R-192/4008 dated 12.02.2025 by M/s. Cross Bridge Developers (P) Ltd., (Subsidiary unit of Ansal Housing Limited)– Phase -1, at Village- Tulera, 200 feet by pass road, Tehsil & District- Alwar, Rajasthan.

Ref:- 1. Consent to Establish issued dated 17.12.2024  
2. Consent to Operate application dated 06.01.2025  
3.. Letter issued by your good office dated 12.02.2025  
4.Hon'ble NGT (CZ) Bhopal order dated 21.01.2025 in Original Application 174/2024, Haider Ali Vs Ansal Town and Housing Society , Tulaera & Ors

S. No.	Observation	Reply																																										
1.	Total build up area of the project separately with total area	<p>Our project is for plotted residential township. The individual plots have been allotted to their respective owners, who are responsible for the development of their own properties and built-up area for the common facilities provide by us like club area is 4574.42 sq. m</p> <p><b>Plot details :-</b></p> <table border="1"><thead><tr><th>S.No.</th><th>Type</th><th>Size (M xM)</th><th>Area (Sq. m.)</th><th>No.</th><th>Area (sq. m.)</th></tr></thead><tbody><tr><td>1</td><td>1</td><td>More than 300 sq. m.</td><td></td><td>3</td><td>1581.12</td></tr><tr><td>2</td><td>2</td><td>300 sq. m.</td><td>300</td><td>23</td><td>6900</td></tr><tr><td>3</td><td>3</td><td>11.00 x 22.50</td><td>247.50</td><td>33</td><td>8167.5</td></tr><tr><td>4</td><td>4</td><td>10.00x 2.00</td><td>200</td><td>36</td><td>7200</td></tr><tr><td>5</td><td>5</td><td>9 x18</td><td>162</td><td>203</td><td>32886</td></tr><tr><td>6</td><td>6</td><td>8 x 16</td><td>128</td><td>96</td><td>12288</td></tr></tbody></table>	S.No.	Type	Size (M xM)	Area (Sq. m.)	No.	Area (sq. m.)	1	1	More than 300 sq. m.		3	1581.12	2	2	300 sq. m.	300	23	6900	3	3	11.00 x 22.50	247.50	33	8167.5	4	4	10.00x 2.00	200	36	7200	5	5	9 x18	162	203	32886	6	6	8 x 16	128	96	12288
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# CROSS BRIDGE DEVELOPERS (PVT.) LIMITED

A-6 Preet Vihar, New Delhi-110092

		7	6A	8 x 16.50	132	18	2376
		8	7	7 x 14	98	29	1872
		Total				441	74240.62
2.	Year of the starting of the project	The project commenced in 2018. The first possession and handover of the vacant plot, dated 23.10.2018, is enclosed as <b>Annexure I</b> .					
3.	Year of the completion of the project	The year of completion of the project is 2024. The Completion Certificate for the development work, dated 09.12.2024, is enclosed as <b>Annexure II</b> .					
4.	Consent conditions	Consent to Establish was issued by RSPCB on 17.12.2024 (Copy enclosed as <b>Annexure III</b> ). We have applied for Consent to Operate on 06.01.2025, with application ID 389943 ( <b>Annexure IV</b> ), and the same is currently under process with RSPCB.					
5.	Requirement of EC and as to whether EC has been obtained from the competent authority	Our project is a plotted residential township with a plot area of 169,533 sq. m (16.95 ha) and a built-up area of 4,574.42 sq. m. As per the EIA Notification 2006, the project requires EC under Category 8(b), covering an area $\geq 50$ ha and/or a built-up area $\geq 150,000$ sq. m. Hence, our project does not come under the ambit of EC					
6.	NOC from the CGWA	We have submitted the CGWA application vide application No. 21-4/20003/RJ/INF/2024 (a copy of the application is enclosed as <b>Annexure V</b> ). The application fee and penalty, as requested by the CGWB, have also been submitted (a copy of the email received from CGWB regarding the fee and the fee receipt is enclosed as <b>Annexure VI</b> ). The CGWA NOC is currently under process with CGWB .					

# CROSS BRIDGE DEVELOPERS (PVT.) LIMITED

A-6 Preet Vihar, New Delhi-110092

In light of above, we request your good self to kindly consider the same and accord us Consent to Operate at the earliest.

For Cross Bridge Developers Pvt. Ltd

(Authorized Signatory)

(Manoj Kumar)

Authorized Signatory

Cross Bridge Developers (P) Ltd.,

(Subsidiary unit of Ansal Housing Limited)

कार्यालय नगर विकास न्यास, अलवर

क्रमांक/एफ-2/आयोजना/1947/08

दिनांक:- 16/10/08


- (1) मैसर्स क्रास ब्रिज डवलपर्स प्रा0 लि0  
707, चिरंजीव टावर्स, 43, नेहरू पेलेस, नई दिल्ली।
- (2) मैसर्स कीर्ति रियेलटर्स  
सी-20, ग्रीन पार्क, एक्सटेंशन, नई दिल्ली
- (3) श्री चेताराम पुत्र श्री राय सिंह जाति जाटव  
निवासी वार्ड नं0-12, झज्जर हरियाणा

विषय - अलवर नगरीय क्षेत्र के राजस्व ग्राम तूलेडा के खसरा नं0- 1456 से 1463, 1477, 1482 से 1489, 1465 से 1471, 1475, 1476 व 1453, 1426, 1429 से 1432, 1552, 1552/3190, 1462/3253, 1471/3265, 1475/3264, 1476/3263 क्षेत्रफल 17.38 हैक्टर भूमि के आवासीय टाउनशिप योजना के ले-आउट प्लान स्वीकृति बाबत।

उपरोक्त विषयान्तर्गत लेख है कि आप द्वारा प्रस्तुत ले-आउट प्लान, ले-आउट प्लान समिति की बैठक दिनांक 06.10.08 में स्वीकृति हेतु विचारार्थ रखा गया था। समिति द्वारा ले-आउट प्लान स्वीकृत करने का निर्णय निम्न शर्तों के साथ किया गया है :-

- (1) ले-आउट प्लान में 'ए', 'बी', 'सी', 'डी' व 'इ', 'एफ', 'जी', 'एच' भाग को खसरा नं0- 1469 पर न्यायालय के निर्णय तक 'होल्ड' (यथा स्थिति) रखने का निर्णय लिया गया। प्रार्थी द्वारा इस भाग में कोई बेचान आदि नहीं किया जावेगा।
- (2) भूमि के तरफ दक्षिण पूर्व में स्थित रेवेन्यू रास्ते को कुल 40'-0" चौड़ा करने हेतु भूमि रास्ते की भूमि के अतिरिक्त भूमि प्रार्थी द्वारा समर्पित की जावेगी।
- (3) मुख्य सड़क में आने वाले ग्रीन बफर व सड़क के भाग को भी प्रार्थी को समर्पित करना होगा।
- (4) राज्य स्तरीय भू-उपयोग परितर्वन समिति की समस्त शर्तें मान्य होगी।
- (5) सालिड वेस्ट, ड्रेनेज, जल एव मल आदि के बहाव हेतु उचित लेवल आदि रखना होगा।
- (6) रन वाटर हार्वैस्टिंग का निर्माण करना होगा।
- (7) सीवरेज ट्रीटमेंट प्लान्ट ले-आउट में दर्शाये अनुसार बनाना होगा तथा उसकी संधारण की व्यवस्था करनी होगी।
- (8) भूमि के ऊपर से गुजरने वाली हाई टेंशन विद्युत लाईन के नीचे भवन रेखा की नियमानुसार दूरी रखनी होगी।

- 279
- (9) ले-आउट प्लान में दर्शायी गई समस्त इनफार्मल सेक्टर एवं ओ.सी.एफ. इत्यादि की भूमि का स्वामित्व न्यास का होगा एवं इनका बेचान भी न्यास द्वारा किया जावेगा।
  - (10) खसरा नं०- 1552, ग्राम-तूलेडा व मुख्य सड़क में आने वाली भूमि न्यास को निःशुल्क समर्पित करना होगा।
  - (11) संशोधित क्षेत्रफल की गणना स्वीकृत मानचित्र के अनुसार मान्य होगी।
  - (12) नियमानुसार बाह्य शुल्क जमा कराना होगा।
  - (13) आन्तरिक विकास निजी निवेशकर्ता के द्वारा किया जावेगा।
  - (14) ले-आउट प्लान में वर्णित समस्त शर्तों का पालना किया जावेगा।

  
निदेशक

राष्ट्रीय राजधानी क्षेत्र परियोजना एवं  
सचिव नगर विकास न्यास, अलवर

संलग्न : -

01 ले-आउट प्लान की प्रति।

INTER OFFICE POSSESSION MEMO

Annexure I

State Manager/ Project In charge,

GM/M/

Dated: 23/10/18

REF: POSSESSION OF PLOT NO. B-115 MEASURING 273.41 SOYD  
 IN PROJECT ANSAL TOWN ALWAR PLOTS

Dear Sir,

Please handover vacant physical possession of Residential Plot No B-115 in above referred project to

Shree Vidhya Infinite Pvt. Ltd W/S/D/ \_\_\_\_\_ &  
 S/W/D/ \_\_\_\_\_ whose  
 signatures are attested hereunder and whose Photo ID copy (PAN \_\_\_\_\_) is attached herewith for  
 identification purpose at your end.

For Shree Vidhya Infinite Pvt. Ltd

ATTESTATION OF  
 Allottee 1 Signature

[Signature]

Allottee 2 Signature

[Signature]

Allottee 1 Name M/S Shree Vidhya Infinite Pvt. Ltd.  
 Signature and name of Attesting Officer: Signatures

Allottee 2 Name

Name

[Signature]

Designation

The Sale Deed of the Said Plot has already been executed vide No. \_\_\_\_\_ dt \_\_\_\_\_

The Allottee(s) has cleared dues of Sunrise Estate Management Services ( SEMS) as per latest attached NOC dated \_\_\_\_\_ issued by SEMS. In case the Allottee(s) approaches you after 60 days of this NOC date, please ask the Allottee(s) to provide fresh NOC from SEMS before handing over the actual possession.

Once Possession is handed over, please provide a copy of Possession Letter signed by Allottee(s) to SEMS and Mr.RAJEEV KUMAR in Marketing Department for information.

For Ansal Housing And Construction Ltd

No dues Confirmation by: [Signature]

Addl. V.P. Finance

Checked by: [Signature]

23/10/18

Authorized Signatory

Sale Deed Registered and two originals of this Memo given to Customer.

ACKNOWLEDGEMENT BY CUSTOMER

(To be signed only after receiving two signed originals after execution of Sale deed)

Name and Signatures of Staff Executing Sale deed With date.

Name and Signatures

NOTE:

Four original copies of this memo to be Pre signed by Allottee(s) for signature attestation and to be submitted to Marketing office along with final payment and before start of Sale Deed registration process.

This Memo will be Valid only if all dues are clear, signed by all three Authorized signatories at appropriate place. Sale Deed has been Registered and Sale deed details are filled and is subject to terms and conditions mentioned in offer of Possession and Allotment letter/Agreement.

Immediately after Sale deed is registered, Allottee(s) must obtain 2 duly signed originals of this memo and Contact Site In charge/Estate manager RAVI Ph No. 92514825 for taking actual physical possession at site within 45 days from the date of Sale Deed Registration or within 60 days from the date of latest NOC of SEMS whichever is earlier to avoid further charging of Watch & Ward Charges as mentioned in offer of possession letter.

## COMPLETION CERTIFICATE

of Development Work

at

**“ANSAL TOWN PHASE-I”**

Plotting Development Project

In Khasra No. 1456 To 1463, 1477, 1482 To 1489, 1465  
To 1471, 1475, 1476, 1453, 1426, 1429 To 1432, 1552,  
1552/3190, 1462/3253, 1471/3265, 1475/3264, 1476/3263,  
17.03 Hectares Land at Village Tulera, Bye Pass Road,  
Alwar (Rajasthan)

Developed by

**M/s Ansal Housing Limited**

As on

09.12.2024



**CSV TECHNO SOLUTIONS LLP**

Head Office: A-14, 2nd Floor, Kallash Colony, New Delhi- 110 048  
Regd. Office: 12/19, (Basement), Sarva Priya Vihar, New Delhi – 110 016  
Phone: -011-41010633/34, 49092699/88  
e-mail : mail@csvtechno.com, URL :www.csvtechno.com

**REPORT PART-I**

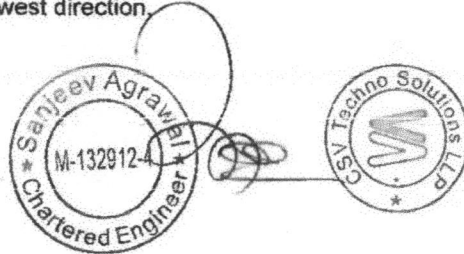
Date: 09.12.2024

Name of Chartered Engineer	Er. Sanjeev Agrawal
Address	C-2/49, Second Floor, Safdarjung Development Area, New Delhi – 110016
Contact No.	9811118233
Name of Scheme	Ansals Town Alwar Phase-I
Address of Scheme	Khasra No.1456 To 1463,1477,1482 To 1489,1465 To 1471,1475, 1476,1453,1426,1429 To 1432,1552,1552/3190,1462/3253, 1471/3265,1475/3264,1476/3263 at Village Tulera, Bye Pass Road, Alwar
Developer	M/s Ansal Housing Limited
Inspection Date	09.12.2024
Presence Met	Mr. Vinit Saini (Engineer) :: 8875800092

Summary of Development Work		
1	Road work	First Layer of 6" WBM has been completed
		Second Layer of 4" WBM has been completed
		Third Layer of 4" PCC has been completed
2	Sewer line work	Sewer line work has been completed in the entire scheme RCC hume pipe has been laid with manhole in brick masonry.
3	Water Line Work	Water line has been completed in the entire scheme HDPE pipe has been laid in the Scheme with underground water tank.
4	Electrical Work	All street light pole and light fittings has been completed and functional, All HT & LT cable work has been completed.
5	Park Development	Provision for all parks have been made with sufficient grass tree plantation has been done.
6	Tree Plantation Along the Roads	Sufficient tree plantation has been along the roads.
7	Drainage Work	All drains work is completed with RCC hume pipes & Kerb channels

**INTRODUCTION**

The said project is "Ansal Town Alwar Phase-I" is a plotting development township which has been developed on land admeasuring area 17.03 hectares developed by M/s Ansal Housing Limited at Khasra No.1456 To 1463,1477,1482 To 1489,1465 To 1471,1475, 1476,1453,1426,1429 To 1432,1552,1552/3190,1462/3253, 1471/3265,1475/3264,1476/3263 at Village Tulera, Bye Pass Road, Alwar). There are total 441 residential plot whose size range varies from 98 to 300 sqm. The subject project abuts Alwar Bye Pass Road in the south west direction.



Engineer Certificate: 225078-Ansal Town Alwar Phase-I, Village Tulera, Alwar, Rajasthan Page 1 of 6

**SCHEME AREA DETAILS**

S.NO.	LAND USE	AREA (SQ MTR)	% AGE
1	RESIDENTIAL	88784.22	52.39%
2	COMMERCIAL AREA	5195.12	3.06%
3	INFORMAL SECTOR	3394.46	2.00%
4	GREEN AREA	13576.66	8.00%
5	DISPENSARY AREA	681.42	0.40%
6	CLUB/ COOML CENTRE	1701.90	1.00%
7	SCHOOL	2181.00	1.29%
8	ROADS	54007.82	31.86%
9	TOTAL	169532.60	100%

**APPROVAL DETAILS**

(a) Plotted scheme with map has been released by UIT vide letter no 1947/08 dated 16.10.2008 by UIT ALWAR



Sanjeev Agrawal



09.12.2024

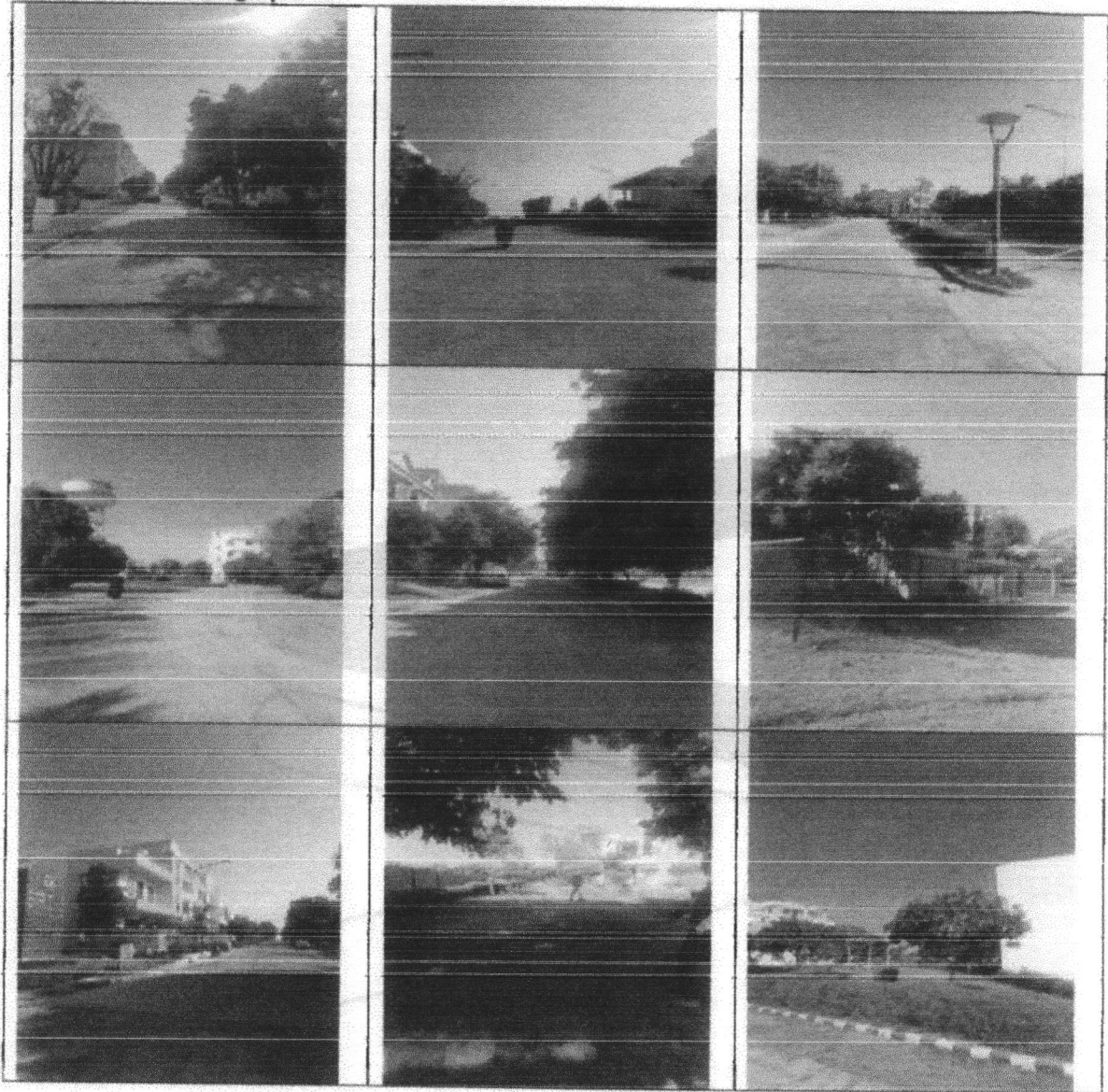
**WORK COMPLETION CERTIFICATE**

Name Of Chartered Engineer	Er. Sanjeev Agrawal
Address	C-2/49, Second Floor, Safdarjung Development Area, New Delhi – 110016
Name of Scheme	Ansals Town Alwar Phase-I
Address of Scheme	Khasra No.1456 To 1463,1477,1482 To 1489,1465 To 1471,1475, 1476,1453,1426,1429 To 1432,1552,1552/3190,1462/3253, 1471/3265,1475/3264,1476/3263 at Village Tulera, Bye Pass Road, Alwar
Developer	M/s Ansal Housing Limited

Sanjeev Agrawal

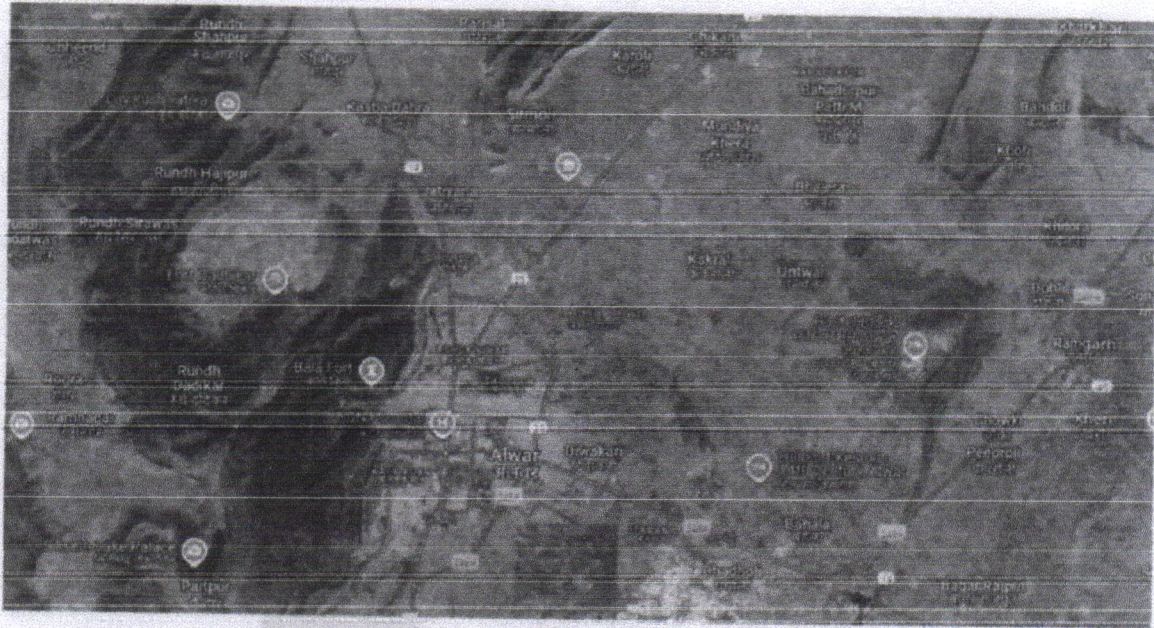


**Annexure-1 : Photographs**



A handwritten signature in black ink is written over a circular stamp. The stamp contains the text "Techno Solutions P.L.C." around the perimeter and a star symbol at the bottom.

**Annexure-2 : Location Map**



**Location Map**



**Geo Coordinates :: 27°35'27.7"N 76°38'39.7"E**







**Rajasthan State Pollution Control Board**  
**4, Institutional Area, Jhalana Doongari, Jaipur-302 004**  
**Phone: 0141-5159600,5159695 Fax: 0141-5159697**  
**www.rpcb.nic.in**  
**Registered**

**File No : F(MUID)/Alwar(Alwar)/29(1)/2014-2015/790-792**

**Order No : 2014-2015/MUID/2655**

**Dispatch Date: 01/05/2014**

**M/s Cross Bridge Developers(P)Ltd**

**707, Chiranjeev Towers, 43 Nehru Place ,**

**District:NewDelhi**

**Sub: Consent to Establish** under section 25/26 of the Water (Prevention & Control of Pollution) Act, 1974 and under section 21(4) of Air (Prevention & Control of Pollution) Act, 1981.

**Ref:** Your application(s) for Consent to Establish dated 19/10/2011 and subsequent correspondence.

**Sir,**

**Consent to Establish** under the provisions of section 25/26 of the Water (Prevention & Control of Pollution) Act, 1974 (hereinafter to be referred as the Water Act) and under section 21 of the Air (Prevention & Control of Pollution) Act, 1981, (hereinafter to be referred as the Air Act) as amended to date and rules & the orders issued thereunder **is hereby granted** granted for your **Township Project/ plant** situated / proposed at **Village Tulera, 200 feet bypass Road, Tehsil:Alwar District:Alwar** , Rajasthan under the provisions of the said Act(s). This consent is granted on the basis of examination of the information furnished by you in consent application(s) and the documents submitted therewith, subject to the following conditions:-

- 1 That this Consent to Establish is valid for a period from **19/10/2011 to 30/09/2014 or date of Commencement of production / commissioning of the project or activities whichever is earlier** .
- 2 That this Consent is granted for manufacturing / producing following products / by products or carrying out the following activities or operation/processes or providing following services with capacities given below.

<b>Particular</b>	<b>Type</b>	<b>Quantity / Capacity</b>
BUILT UP AREA	Activity	145,538.80 SQ. METER
TOTAL LAND AREA	Activity	170,300.00 SQ. METER

- 3 That in case of any increase in capacity or addition / modification / alteration or change in product mix or process or raw material or fuel the project proponent is required to obtain fresh consent to establish.
- 4 That the control equipment as proposed by the applicant shall be installed before trial operation is started for which prior consent to operate under the provision of the **Water Act and Air Act** shall be obtained. This consent to establish shall not be treated as consent to operate.
- 5 That the quantity of effluent generation and disposal along with mode of disposal for the treated effluent shall be as under:



**Rajasthan State Pollution Control Board**  
**4, Institutional Area, Jhalana Doongari, Jaipur-302 004**  
**Phone: 0141-5159600,5159695 Fax: 0141-5159697**  
**www.rpcb.nic.in**  
**Registered**

**File No : F(MUID)/Alwar(Alwar)/29(1)/2014-2015/790-792**

**Order No : 2014-2015/MUID/2655**

**Dispatch Date: 01/05/2014**

Type of effluent	Max. effluent generation (KLD)	Quantity of effluent to be recycled (KLD)	Quantity of treated effluent to be disposed (KLD) and mode of disposal
Domestic Sewage	1222.000	448.000	774.000 On Land For Plantation/Horticulture /Other uses

- 6 That the sources of air emissions along with pollution control measures and the emission standards for the prescribed parameters shall be as under:

Sources of Air Emissions	Pollution Control Measures	Prescribed	
		Parameter	Standard
DG Set( 63KVA)	ACOUSTIC ENCLOSURE , ADEQUATE STACK HEIGHT	--	--

- 7 That the domestic sewage shall be treated before disposal so as to conform to the standards prescribed by the Board as notified under the Environment (Protection) Act-1986 for disposal **Into Inland Surface Water**. The main parameters for regular monitoring shall be as under.

Parameters	Standards
Total Suspended Solids	Not to exceed 100 mg/l
pH Value	Between 5.5 to 9.0
Oil and Grease	Not to exceed 10 mg/l
Biochemical Oxygen Demand (3 days at 27°C)	Not to exceed 30 mg/l
Phosphate as P	Not to exceed 1.0 mg/l
Chemical Oxygen Demand	Not to exceed 250 mg/l

- 8 That the unit shall obtain all necessary permission from concern authority, UIT and district administration, Alwar for establishment of proposed Township Project.



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File No : F(MUID)/Alwar(Alwar)/29(1)/2014-2015/790-792

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- 9 That the unit shall comply all the conditions of Environmental Clearance imposed by State Level Environment Impact Assessment Authority, Rajasthan vide letter no.13-14 dated 31.7.2013.
- 10 That the unit shall not abstract ground water without obtaining NOC from CGWA for the proposed project.
- 11 That the unit shall be granted Consent to Operate only when submit proper NOC for abstraction of ground water from CGWA before commissioning of the proposed township project.
- 12 That the unit shall install the STP of 1,500.00 KLD capacity (total 15 x 100KLD each) to treat the domestic waste water (1,222.00KLD) generated from the utilities to achieve the standards prescribed under the Environment Protect Act 1986.
- 13 That the water flow meters shall be provided at all suitable points to measure quantity of daily water abstraction, water consumption, waste water generation, waste water treated and treated waste water recycled and utilized for plantation/gardening purposes. Daily record of the same shall be maintained and to be submitted to the Board.
- 14 That the entire treated sewage shall be utilized within premises for flushing, horticulture/plantation etc or and zero discharge status shall be maintained outside the premises.
- 15 That the unit shall comply with the standards as prescribed vide MOEF notification no. GSR 826(E) dated 16th November, 2009 with respect to National Ambient Air Quality.
- 16 That the unit shall ensure compliance of ambient air quality standard in respect of noise as prescribed under Environment (Protection) Act & Rules made therein.
- 17 That this consent to establish is valid for proposed Building & Construction Project "Township Project" with Built up area - 1,45,538.80 Sq. Meters and total land area - 1,70,300.00 Sq. Meters at Khasra No.1456-1463,1477,1482,1489,1465-1471, 1475, 1476, 1453, 1426, 1429, 1430-1432, 1552, 1552/3190, 1462/3253, 1471/3265,1475/3264,1476/3263 Viallge - Tulera, 200feets bypass Road, District-Alwar only. For any change in capacity of the services & area, the unit has to seek fresh consent to establish.
- 18 That the unit shall ensure not to discharge treated/untreated waste water into any drain/Nallah which is terminating to any water body in nearby area.
- 19 That the unit shall install adequately designed rain water harvesting structure for prevention and recharge of ground water in and around the area.
- 20 That the unit shall not allow making any obstacles to any natural water flow i.e. natural nallah/stream carrying rain water to any water body.
- 21 That the unit shall maintain adequate height of stack along with acoustic enclosures on one D.G.Set of 1 x 63KVA. Further unit shall not allow to install any other air pollution source i.e. Boiler/Hot Water generator etc without prior permission of the Board under the Air Act 1981.
- 22 That if the project cost exceeds Rs.85.50 Crores, the unit shall take/obtain modification in consent to establish after paying fee as applicable



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**Registered**

File No : F(MUID)/Alwar(Alwar)/29(1)/2014-2015/790-792

Order No : 2014-2015/MUID/2655

Dispatch Date: 01/05/2014

- 23 That the unit shall ensure proper utilization and reuse of domestic waste water after adequate treatment for gainful purposes.
- 24 That the total water consumption for the project shall not exceed - 1944.00 KLD (fresh - 967.00 KLD + recycled - 977.00 KLD) without prior permission of the State Board and CGWA.
- 25 That energy conservation measures like installation of CFLs/FLs for lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning.
- 26 That used CFLs/FLs should be properly collected and disposed off/sent for re-cycling as per the prevailing rules/guidelines issued by the regulatory authority. Use of solar panels also may be done to the extent possible.
- 27 That the unit shall dispose the sludge of STP in scientific manner.
- 28 That adequate measures should be taken to prevent odour problem from solid waste processing plant and also from STP.
- 29 That unit shall obtain consent to operate under the Water Act 1974 and under the Air Act 1981 and NOC for abstraction of ground water from CGWA before commissioning of the project.
- 30 That this consent to establish shall be subject to compliance of any direction or order passed by Court of Law in the matter.
- 31 That the unit shall provide and maintain the Oil & Grease trap in good condition, so that oil & grease coming with waste water from kitchen/laundry will retained in the trap.
- 32 That, notwithstanding anything provided hereinabove, the State Board shall have power and reserves its right, as contained **under section 27(2) of the Water Act and under section 21(6) of the Air Act** to review anyone or all the conditions imposed here in above and to make such variation as it deemed fit for the purpose of compliance of the **Water Act and Air Act**.
- 33 That the grant of this **Consent to Establish** is issued from the environmental angle only, and does not absolve the project proponent from the other statutory obligations prescribed under any other law or any other instrument in force. The sole and complete responsibility, to comply with the conditions laid down in all other laws for the time-being in force, rests with the industry/ unit/ project proponent.
- 34 That the grant of this **Consent to Establish** shall not, in any way, adversely affect or jeopardize the legal proceedings, if any, instituted in the past or that could be instituted against you by the State Board for violation of the provisions of the Act or the Rules made thereunder.

This **Consent to Establish** shall also be subject, beside the aforesaid specific conditions, to the general conditions given in the enclosed Annexure. The project proponent will comply with the provisions of the **Water Act and Air Act** and to such other conditions as may, from time to time, be specified by the State Board under the provisions of the aforesaid Act(s). Please note that, non compliance of any of the above stated conditions would tantamount to revocation of



**Rajasthan State Pollution Control Board**  
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**Registered**

**File No : F(MUID)/Alwar(Alwar)/29(1)/2014-2015/790-792**

**Order No : 2014-2015/MUID/2655**

**Dispatch Date: 01/05/2014**

**Consent to Establish** and project proponent / occupier shall be liable for legal action under the the relevant provisions of the said Act(s).

This bears the approval of the competent authority.

**Yours Sincerely**

**Group Incharge**

**Copy To:-**

- 1 Regional Officer, Regional Office, Rajasthan State Pollution Control Board, Alwar requested to verify the compliance of CTE conditions and forward the detailed inspection report for further necessary action within 06 months.
- 2 Master File.

**Group Incharge**



Regional Office Alwar  
Rajasthan State Pollution Control Board  
D-Block, Ambedkar Nagar, Alwar-301001

Phone: 0144-2372996

Annexure III



Registered

File No : F(Tech)/Alwar(Alwar)/7455(1)/2024-2025/1542-1543

Order No : 2024-2025/Alwar/13397

Dispatch Date: Dec 17 2024 6:02PM

Unit Id : 136836

M/s Cross Bridge Developers Pvt. Ltd. (Subsidiary unit of Ansal Housing Limited)

606, 6th Floor, Indraprakash Building, 21,  
Barakhamba Road, New Delhi , Barakhamba Road  
Tehsil:Delhi  
District:Delhi

**Sub:** Consent to Establish under Section 25/26 of the Water (Prevention & Control of Pollution) Act, 1974 and under Section 21(4) of Air (Prevention & Control of Pollution) Act, 1981.

**Ref:** Your application(s) for Consent to Establish dated 07/08/2024 and subsequent correspondence.

Sir,

**Consent to Establish** under the provisions of Section 25/26 of the Water (Prevention & Control of Pollution) Act, 1974 (hereinafter to be referred as the Water Act) and under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981, (hereinafter to be referred as the Air Act) as amended to date and rules & the orders issued thereunder, **is hereby granted** for your **Cross Bridge Developers Pvt. Ltd. (Subsidiary unit of Ansal Housing Limited)- Phase I plant** situated / proposed at **Village Tulera, 200 feet bypass road, Tehsil Alwar, Distric Tulera Tehsil:Alwar District:Alwar**, Rajasthan under the provisions of the said Act(s). This consent is granted on the basis of examination of the information furnished by you in consent application(s) and the documents submitted therewith, subject to the following conditions:-

- 1 That this Consent to Establish is valid for a period from **07/08/2024** to **31/07/2029** or **date of commencement of production / commissioning of the project or activities whichever is earlier**.
- 2 That this Consent is granted for manufacturing / producing following products / by products or carrying out the following activities or operation/processes or providing following services with capacities given below:

Particular	Type	Quantity / Capacity
Built-up area	Product	4,574.42 SQ. METER
Net Plot Area	Product	169,532.60 SQ. METER

- 3 That in case of any increase in capacity or addition / modification / alteration or change in product mix or process or raw material or fuel, the project proponent is required to obtain fresh consent to establish.

Signature Not Verified

Digitally signed by Deependra  
Jharwal  
Date: 2024.12.17 18:02:07 IST  
Reason: SelfAttested  
Location:





**Regional Office Alwar**  
**Rajasthan State Pollution Control Board**  
**D-Block, Ambedkar Nagar, Alwar-301001**  
**Phone: 0144-2372996**

**Registered**

**File No :** F(Tech)/Alwar(Alwar)/7455(1)/2024-2025/1542-1543

**Order No:** 2024-2025/Alwar/13397

**Dispatch Date:** Dec 17 2024 6:02PM

**Unit Id :** 136836

- 4 That the control equipment as proposed by the applicant shall be installed before trial operation is started for which prior consent to operate under the provision of the **Water Act and Air Act** shall be obtained. This consent to establish shall not be treated as consent to operate.
- 5 That the quantity of effluent generation and disposal along with mode of disposal for the treated effluent shall be as under:

Type of effluent	Max. effluent generation (KLD)	Quantity of effluent to be recycled (KLD)	Quantity of treated effluent to be disposed (KLD) and mode of disposal
Domestic Sewage	350.000	204.000	146.000 Gardening/Plantation/ lushing and Firefighting

- 6 That the Domestic Sewage shall be treated before disposal so as to conform to the standards prescribed by the Board as notified under the Environment (Protection) Act-1986 for disposal **Into Inland Surface Water**. The main parameters for regular monitoring shall be as under:

Parameters	Standards
Oil and Grease	Not to exceed 10 mg/l
Biochemical Oxygen Demand (3 days at 27C)	Not to exceed 10 mg/l
Chemical Oxygen Demand	Not to exceed 50 mg/l
NH4 (N)	5 mg/l
N total	10 mg/l
Total Suspended Solids	Not to exceed 20 mg/l
Fecal Coliform (MPN per 100 ml )	Not to exceed 100

**Signature Not Verified**

Digitally signed by Deependra  
Jharwal  
Date: 2024.12.17 18:02:07 IST  
Reason: SelfAttested  
Location:





**Regional Office Alwar**      Annexure IV Annexure  
**Rajasthan State Pollution Control Board**  
D-Block, Ambedkar Nagar, Alwar-301001  
Phone: 0144-2372996

**Registered**

**File No :** F(Tech)/Alwar(Alwar)/7455(1)/2024-2025/1542-1543

**Order No:** 2024-2025/Alwar/13397

**Dispatch Date:** Dec 17 2024 6:02PM

**Unit Id :** 136836

- 7 That the project proponent shall be liable to remit outstanding consent fee; if any, on account of lapsed consent period/consent to establish/default period/additional consent fee as and when asked for.
- 8 That the unit shall apply for Consent to Operate at least two months prior to commencement of production else additional fee shall have to be deposited in accordance with the Rajasthan Water & Air (Prevention & Control of Pollution) Rules 2016 & Amendments.
- 9 That this consent is issued to the unit on the basis of mandatory documents submitted by the applicant, if any discrepancies is found in the documents/facts uploaded/submitted by the unit then the consent shall be treated as revoked without further notice and the unit shall be liable for action in accordance with the provisions of law.
- 10 That this consent to establish is being issued for Plot Area: 1,69,532.60 Sq. Meters and Built up area: 4,574.42 Sq. Meters. For any change in area, the unit has to seek fresh consent to establish.
- 11 That industry shall not carryout any modification/change in process or manufacture/produce any other products/by products which require environment clearance as per the provisions of Environment Impact Assessment Notification dated 14/09/2006 issued by Ministry of Environment & Forests, Government of India.
- 12 That this Consent is subject to any order or direction from Hon'ble Supreme Court/High Court/National Green Tribunal or any other court of the competent jurisdiction.
- 13 That any information submitted/mentioned in the consent application form/declaration / affidavit/ supporting enclosures if found incorrect later on, shall make the industry liable for legal action under section 42 of the Water Act,1974 and section 38 of the Air Act,1981.
- 14 That this consent to establish is being issued for capital investment in land, building, plant & machinery as Rs- 6784.17 Lakhs. In case of any increase in capacity or addition/ modification/ alteration/ or change in product mix or process or raw material or fuel, the project proponent is required to obtain fresh consent to establish from the Board.
- 15 That the Unit shall install adequately designed rain water harvesting structure for prevention and recharge of ground water in and around the area.
- 16 That the total water consumption shall not exceed 465 KLD (Fresh water -261 KLD + Recycled water - 204 KLD). The ground water shall not be abstracted without prior NOC from Central Ground Water Authority.

**Signature Not Verified**

Digitally signed by Deependra  
Jharwal  
Date: 2024.12.17 18:02:07 IST  
Reason: SelfAttested  
Location:





**Regional Office Alwar**      Annexure IV A  
**Rajasthan State Pollution Control Board**  
D-Block, Ambedkar Nagar, Alwar-301001  
Phone: 0144-2372996

**Registered**

**File No :** F(Tech)/Alwar(Alwar)/7455(1)/2024-2025/1542-1543

**Order No.:** 2024-2025/Alwar/13397

**Dispatch Date:** Dec 17 2024 6:02PM

**Unit Id :** 136836

- 17 That housing project shall intimate Board before replacement/any change of flow meters.
- 18 That the entire domestic waste water generated i.e. 350 KLD shall be treated through sewage treatment plant of 400 KLD capacity and daily logbook of same shall be maintained.
- 19 That the unit shall install water meters at all suitable points to measure quantity of daily ground water abstraction and use for different purposes. Daily record of the same shall be maintained and to be submitted to the Board.
- 20 That the project proponent must obtain NOC from CGWA within one month from the date of issue of this CTE unless falling in exempted category as per MOJS guidelines dated 24.09.2020 and amendments dated 29.03.2023 thereto.
- 21 That the unit shall ensure to comply with all modifications on the regulations of D.G sets as mentioned in direction no 76 issued by the CAQM-NCR vide letter no F. No. A- 110018/01/2021 -CAQM/15322-15331 dated 29.09.2023
- 22 The industry shall comply all other directions/orders of CAQM issued from time to time strictly. Unit shall comply CAQM directions regarding construction activities in NCR and adjoining Area's.
- 23 That no type of effluent shall be generated or discharged outside the unit's premises in any case, unit shall maintain Zero Liquid Discharge status outside the unit premises.
- 24 That the unit shall maintain condition of STP of capacity 400 KLD to achieve the standards prescribed under EP Act 1986 and the unit shall dispose the sludge of STP in scientific manner.
- 25 That this consent shall not be used as evidence for ascertaining the land title and its use.
- 26 That the unit shall not allow making any obstacles to any natural water flow i.e. natural nallah/stream carrying rain water to any water body.
- 27 The unit shall utilized entire treated waste water for flushing/ process/ gardening/ non potable uses and other gainful purposes. No waste water discharged on land/ into sewer line/ into natural nallah / water body/ drain.
- 28 That used CFL/FLs/LEDs should be properly collected and disposed off/sent for re-cycling as per prevailing rules/guidelines issued by regulatory authority. Use of solar panels also be done to the extent possible.
- 29 That this consent is valid subject to the fulfilment of the other entire statutory requirement in other laws/acts/rules as applicable & all orders, directions, guidelines and standards laid down by the board from time to time shall be complied with.

**Signature Not Verified**

Digitally signed by Deependra  
Jharwal  
Date: 2024.12.17 18:02:07 IST  
Reason: SelfAttested  
Location:





Regional Office Alwar  
Rajasthan State Pollution Control Board  
D-Block, Ambedkar Nagar, Alwar-301001  
Phone: 0144-2372996

Registered

File No : F(Tech)/Alwar(Alwar)/7455(1)/2024-2025/1542-1543

Order No : 2024-2025/Alwar/13397

Dispatch Date: Dec 17 2024 6:02PM

Unit Id : 136836

- 30 That the solid waste generated should be properly collected & segregated. Wet garbage should be composted and dry/inert solid waste should be disposed off at approved sites for land filling after recovering recyclable materials.
- 31 That the unit shall comply with the provisions of Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016; Solid Waste Management Rules, 2016; Plastic Waste Management Rules 2016; Construction And Demolition Waste Management Rules 2016; Bio-Medical Waste Management Rules, 2016 and E- Waste Management Rules, 2016.
- 32 That this Consent does not absolve the project proponent from the other statutory obligations prescribed under any other law or any other instrument of force. The sole and complete responsibility, to comply with the conditions laid down in all other laws for the time being in force, rests with the industry/unit/project proponent.
- 33 That no Single Use Plastic (SUP) item, which is banned vide Ministry of Environment, Forest & Climate Change (MoEF & CC), Government of India notification dated 12.08.2021 shall be used in the unit/industrial premises.
- 34 That the Industry shall develop plantation as per specified norms in at least 33% of the plot to maintain ambient air quality around the Industry.
- 35 That the unit shall dispose the sludge of STP in scientific manner.
- 36 A Sign Board showing the name, address and capacity of the industry as well as validity of the consents should be displayed at the entrance of the site.
- 37 That the industry shall comply with the standards, with respect to National Ambient air Quality, as prescribed vide MOEF notification No. GSR 826 (E) dated 16th November, 2009.
- 38 That, notwithstanding anything provided hereinabove, the State Board shall have the power and reserves its right, as contained under Section 27(2) of the Water Act and under Section 21(6) of the Air Act to review anyone or all of the conditions imposed here in above and to make such variation as it deems fit for the purpose of compliance of the Water Act and Air Act.
- 39 That the grant of this Consent to Establish is issued from the environmental angle only, and does not absolve the project proponent from the other statutory obligations prescribed under any other law or any other instrument in force. The sole and complete responsibility, to comply with the conditions laid down in all other laws for the time-being in force, rests with the industry/ unit/ project proponent.

Signature Not Verified

Digitally signed by Deependra  
Jharwal  
Date: 2024.12.17 18:02:07 IST  
Reason: SelfAttested  
Location:





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**Rajasthan State Pollution Control Board**  
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**File No : F(Tech)/Alwar(Alwar)/7455(1)/2024-2025/1542-1543**

**Order No: 2024-2025/Alwar/13397**

**Dispatch Date: Dec 17 2024 6:02PM**

**Unit Id : 136836**

**40** That the grant of this **Consent to Establish** shall not, in any way, adversely affect or jeopardize the legal proceedings, if any, instituted in the past or that could be instituted against you by the State Board for violation of the provisions of the Act or the Rules made thereunder.

This **Consent to Establish** shall also be subject, besides the aforesaid specific conditions, to the general conditions given in the enclosed Annexure. The project proponent will comply with the provisions of the **Water Act and Air Act** and to such other conditions as may, from time to time, be specified by the State Board under the provisions of the aforesaid Act(s). Please note that, non compliance of any of the above stated conditions would tantamount to revocation of **Consent to Establish** and project proponent / occupier shall be liable for legal action under the relevant provisions of the said Act(s).

**Yours sincerely,**

**Regional Officer[ Alwar ]**

(A): **Copy to:-**

1 Master File.

**Regional Officer[ Alwar ]**

**Signature Not Verified**

Digitally signed by Deependra  
Jharwal  
Date: 2024.12.17 18:02:07 IST  
Reason: SelfAttested  
Location:





## Rajasthan State Pollution Control Board

## FORM I

Application for Consent to Operate under section 21 of the  
Air (Prevention and Control of Pollution) Act, 1981

~~Annexure IV~~

Print Date: 2/13/2025

From:-

Date: 06/01/2025

Cross Bridge Developers Pvt. Ltd.  
(Subsidiary unit of Ansal Housing  
Limited) 606, 6th Floor,  
Indraprakash Building, 21,  
Barakhamba Road, New Delhi  
BarakhambaRoad Delhi

To,  
Regional Officer D-Block, Ambedkar  
Nagar, Alwar-301001 Phone: 0144-  
2372996

Unit ID: 136836

Application ID: 389943

Application Type: CTO AIR/WATER - Fresh

Disposing Authority: Alwar

Address: D-Block, Ambedkar Nagar, Alwar-301001

Sir,

I/We hereby apply for obtaining

Consent, in Form No. I under section 21 of the Air (Prevention and Control of Pollution) Act, 1981 (No. 14 of 1981) for Consent to Operate any industrial, plant owned by Cross Bridge Developers Pvt. Ltd. (Subsidiary unit of Ansal Housing Limited) (Name of Director/ proprietor/ partner etc.)

## Part I: General Information

## A. Details of Industry/ Activity/ Service/ Operation/ Process:-

a. Name of Industry/ Activity/ Service/ Operation/ Process	Cross Bridge Developers Pvt. Ltd. (Subsidiary unit of Ansal Housing Limited)
b. Name and Designation of the Applicant	Manoj Kumar Authorized Signatory
c. Correspondence Address	606, 6th Floor, Indraprakash Building, 21, Barakhamba Road, New Delhi
Village/ Area	BarakhambaRoad
Street/ Locality/ City	BarakhambaRoad
Tehsil	Delhi
District	Delhi
Pin Code	110001
Telephone No. (including STD Code)	0-8700929903
Mobile No.	8700929903
E-Mail Address	crossbridge363@gmail.com
Fax No.	
d. Site Address	<b>Cross Bridge Developers Pvt. Ltd. (Subsidiary unit of Ansal Housing Limited)- Phase I Village Tulera, 200 feet bypass road, Tehsil Alwar, Distric</b>
Plot No./ Khasra No.	1460, 1461,1462,1462/3253,1463,1484,1485,1486,1487,1488,1489,1477,1459,1482,1
Village/ Area	Tulera
Street/ Locality/ City	Tulera
Tehsil	Alwar
District	Alwar

State	Rajasthan			
Pin Code	311001			
Telephone No. (including STD Code)	0-			
Mobile No.	8700929903			
Fax No.	0-			
Email Address	crossbridge363@gmail.com			
e. Plot Area/ Mining Lease Area	169533 Sq. Meter			
f. Land classification				
(a) Industrial or	No			
(b) Commercial, or	No			
(c) Agriculture, or	No			
(d) Residential, or	No			
(e) Other than above	No			
g. Whether covered under Aravalli Notification	N/A			
h. Whether requiring authorization under the rules dealing with Hazardous Waste notified under Environment (Protection) Act, 1986 and quantity of used/ waste oil is $\geq$ 5 KL				
i. Whether covered under EIA Notification, 2006	N/A			
j. Gross Built up Area	N/A			
k. Consent is applied for (Entire Industry/ Activity/ Service/ Operation/ Process or Part thereof- please specify)	Fresh			
l. Category of Industry/ Activity/ Service/ Operation/ Process	Green			
m. Scale of Industry/ Activity/ Service/ Operation/ Process	Small			
n. Status of Application/ Activity/ Service/ Operation/ Process	Operational			
o. Total Capital Investment (without depreciation) in Industry/ Activity/ Service/ Operation/ Process (as per Project Report/ CA Certificate) for which consent is applied (Rs. in lacs)	6521.83			
p. Date of Commissioning				
q. Total number of employees (including contractual workers) in the Industry/ Activity/ Service/ Operation/ Process (maximum)	5000			
r. Total number of residents in the colony; if any within the premises of the establishment	N/A N/A			
s. Installed Capacity of the Industry/ Activity/ Service/ Operation/ Process				
	<b>S. No.</b>	<b>Product</b>	<b>Quantity</b>	<b>Capacity</b>
	1	Plot area	169532.6	SQ. METER
	2	Built-up area	4574.42	SQ. METER
t. No. of working days in a year	0			
u. No. of shifts per day	0			
v. Electric connection number and name	210115035276			

**B. Surrounding Details:-**

S. No.	Which of the following features exist within 1 km of the site	
1.	Human Settlement (Village/ City/ Town)	N/A
2.	Water body	N/A
3.	Industrial area (Specify)	N/A
4.	Any major industry (Specify)	N/A

**Part II: Information related to Industry/ Activity/ Service/ Operation/ Process**

(a) Raw Material Details:

Not Applicable...

(b) Product/ By Product/ Service/Activity details

S. No.	Name	Quantity/ Capacity (With Unit)	Product or By Product or Service	Storage Capacity
19753	Net Plot Area	169533, SQ. METER	Product	169533
39897	Built-up area	4574.42, SQ. METER	Product	4574.42

(c) Electric Energy/Water Requirement (Kilo Watt/Kilo liter per Day)

SrNo	Total	In Process	In Pollution Control Measure	Total Water Requirement	Fresh Water Component	Recycle Water Component
56015	50	45	5	465	261	204

(d) Water Consumption Details (Kilo liter per Day)

SrNo	Source of Water	Boiler / Cooling	Domestic	Industrial Process	Others
251808	Ground Water	0	261	0	204

**Part III: Information related to Effluent Generation, Treatment and Disposal**

(a) Effluent Generation &amp; Disposal Details

S. No.	Type of Effluent(Trade/ Domestic)	Quantity of Effluent Generated (KLD)	Recycled in the Process/ Activity (KLD)	Disposed/ Discharged (KLD)	Mode of Disposal
138376	Domestic Sewage	350	204	0	STP

(b) Mode Of Treatment and disposal

Mode	Yes/No	Capacity	Mode Of Conveyance of effluent
Having own STP	Yes	400	Closed Conduit

(c) Type of treatment system installed

S.No.	Type(Sewage Treatment Plant/Effluent Treatment Plant)	Unit Operations & Process installed	Capacity of the Treatment System
17266	STP	MBBR	400

**Part IV: Information related to Air Pollution and Control Systems**

(a) Air Emission Details

**A- Process Stacks**

Not Applicable...

**B- Flue gases stacks**

Not Applicable...

**C- Fugitive emission**

Not Applicable...

**D- Details of D. G. Sets**

S.No.	Rating (KVA/ KW)	Status of Acoustic enclosure	Height of Stack (in meter) Above roof	Height of Stack (in meter) Above Ground Level	Infrastructure facilities for stack emission monitoring (Yes/ No/ Not required)
88931	30 (KVA)	Yes	3	15	N

**Part V: Information related to Solid Waste:**

S. No.	Source/ Process	Quantity	Mode of storage	Whether covered under the rules dealing with Hazardous Waste notified under Environment (Protection) Act, 1986
18654	Domestic activities	1416	Bins	No

**Part VI: Information related to Consent Fee Deposition**

DD Number	DD Date	DD Amount	Challan No.	Payment mode	Token No	Transaction Date	Transaction Status
127124208	06/01/2025	100.00	CTO-AW13396368	Online Payment (By Rajasthan Payment Platform)	127124208	Jan 6 2025 12:00AM	SUCCESS
127707840	14/01/2025	384000.00	CTO-AW56578704	Online Payment (By Rajasthan Payment Platform)	127707840	Jan 14 2025 12:00AM	SUCCESS

1. I/ We, hereby declare that the information furnished above is correct to the best my/ our knowledge

2. I/We, hereby submit that in case of change, either of the point of characteristic of discharge or the quantity of discharge or its quality, a fresh application for consent shall be made and until such consent is granted no change shall be made.

3. I/We, understand the State Board and its official authorized in this behalf by the State Board can make necessary changes/ modification in the data provided by me/ us while deciding the application on the basis of the information provided by me/ us.

Date:-

Signature

Place

Name

Designation

Seal

**Note:**

- I. Consent application must be accompanied with the fees as specified in the notifications issued by the State Government time to time.
- II. Consent fee shall be paid through Bank Draft payable in favour of the Member Secretary, Rajasthan State Pollution Control Board or through ECS or through e-Mitra/ CSC or Bank Challan or any other facility as per orders issued by the State Board time to time.
- III. Documents as per check list as specified by the State Board shall be submitted along with the application.
- IV. All documents including consent application form submitted to the State Board shall be signed/ attested by the proprietor/ authorized signatory along with seal.

# Annexure- VIII



भारत सरकार  
जल शक्ति मंत्रालय  
जल संसाधन, नदी विकास  
और गंगा संरक्षण विभाग  
केन्द्रीय भूमि जल प्राधिकरण  
Government of India  
Ministry of Jal Shakti  
Department of Water Resources,  
River Development & Ganga Rejuvenation  
Central Ground Water Authority

(भूजल निकासी हेतु अनापत्ति प्रमाण पत्र)  
**NO OBJECTION CERTIFICATE (NOC) FOR GROUND WATER ABSTRACTION**

Project Name:	Plotted Township Project Phase-1 Developed By Cross Bridge Developers Private Limited		
Project Address:	Village Tulara, 200 Feet Bypass Road, Alwar, Rajasthan		
Town:	Tijara	Block:	Tijara
District:	Alwar	State:	Rajasthan
Pin Code:			
Communication Address:	6th Floor, Indra Prakash, 21 Barakhamba Road New Deilhi,, , New Delhi, Delhi - 110001		
Address of CGWB Regional Office :	Central Ground Water Board Western Region, 6-a, Jhalana Doongri, Jaipur, Rajasthan - 302004		

1. NOC No.:	CGWA/NOC/INF/ORIG/2025/21289	2. Date of Issuance	2/17/2025 11:52:33 AM									
3. Application No.:	21-4/20003/RJ/INF/2024	4. Category: (GWRE 2024)	Over Exploited									
5. Project Status:	New Project	6. NOC Type:	New									
7. Valid from:	20/09/2024	8. Valid up to:	19/09/2026									
9. Ground Water Abstraction Permitted:												
	Fresh Water		Saline Water									
	Dewatering		Total									
	m <sup>3</sup> /day	m <sup>3</sup> /year	m <sup>3</sup> /day									
	m <sup>3</sup> /day	m <sup>3</sup> /year	m <sup>3</sup> /day									
	261.00	95265.00	261.00									
			95265.00									
10. Details of ground water abstraction /Dewatering structures												
	Total Existing No						Total Proposed No					
	DW	DCB	BW	TW	MP	MPu	DW	DCB	BW	TW	MP	MPu
Abstraction Structure*	0	0	2	0	0	0	0	0	0	0	0	0
*DW- Dug Well; DCB-Dug-cum-Bore Well; BW-Bore Well; TW-Tube Well; MP-Mine Pit;MPu-Mine Pumps												
11. Ground Water Abstraction/Restoration Charges paid (Rs.):							951606.00					
12. Environment Compensation (if applicable) paid (Rs.):							0.00					
13. Number of Piezometers(Observation wells) to be constructed/ monitored & Monitoring mechanism.	No. of Piezometers						Monitoring Mechanism					
							Manual	DWLR**	DWLR With Telemetry			
**DWLR - Digital Water Level Recorder	1						0	1	0			

(Compliance Conditions given overleaf)

This is an auto generated document & need not to be signed.

18/11, जामनगर हाउस, मानसिंह रोड, नई दिल्ली - 110011 / 18/11, Jamnagar House, Mansingh Road, New Delhi-110011  
Phone: (011) 23383561 Fax: 23382051, 23386743  
Website: cgwa-noc.gov.in

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**Validity of this NOC shall be subject to compliance of the following conditions:**

**Mandatory conditions:**

- 1) Installation of tamper proof digital water flow meter with telemetry on all the abstraction structure(s) shall be mandatory for all users seeking No Objection Certificate and intimation regarding their installation shall be communicated to the CGWA within 30 days of grant of No Objection Certificate.
- 2) Proponents shall mandatorily get water flow meter calibrated from an authorized agency once in a year.
- 3) Construction of purpose-built observation wells (piezometers) for ground water level monitoring shall be mandatory as per Section 14 of Guidelines. Water level data shall be made available to CGWA through web portal. Detailed guidelines for construction of piezometers are given in Annexure-II of the guidelines.
- 4) Proponents shall monitor quality of ground water from the abstraction structure(s) once in a year. Water samples from bore wells/ tube wells / dug wells shall be collected during April/May every year and analysed in NABL accredited laboratories for basic parameters (cations and anions), heavy metals, pesticides/ organic compounds etc. Water quality data shall be made available to CGWA through the web portal.
- 5) In case of mining projects, additional key wells shall be established in consultation with the Regional Director, CGWB for ground water level monitoring four (4) times a year (January, May, August and November) in core as well as buffer zones of the mine.
- 6) In case of mining project the firm shall submit water quality report of mine discharge/ seepage from Govt. approved/ NABL accredited lab.
- 7) The firm shall report compliance of the NOC conditions online in the website (www.cgwa-noc.gov.in) within one year from the date of issue of this NOC.
- 8) Industries abstracting ground water in excess of 100 m<sup>3</sup>/d shall undertake annual water audit through certified auditors and submit audit reports within three months of completion of the same to CGWA. All such industries shall be required to reduce their ground water use by at least 20% over the next three years through appropriate means.
- 9) Application for renewal can be submitted online from 90 days before the expiry of NOC. Ground water withdrawal, if any, after expiry of NOC shall be illegal & liable for legal action as per provisions of Environment (Protection) Act, 1986.
- 10) This NOC is subject to prevailing Central/State Government rules/laws/norms or Court orders related to construction of tube well/ground water abstraction structure / recharge or conservation structure/discharge of effluents or any such matter as applicable.

**General conditions:**

- 11) No additional ground water abstraction and/or de-watering structures shall be constructed for this purpose without prior approval of the Central Ground Water Authority (CGWA).
- 12) The proponent shall seek prior permission from CGWA for any increase in quantum of groundwater abstraction (more than that permitted in NOC for specific period).
- 13) Proponents shall install roof top rain water harvesting in the premise as per the existing building bye laws in the premise.
- 14) The project proponent shall take all necessary measures to prevent contamination of ground water in the premises failing which the firm shall be responsible for any consequences arising thereupon.
- 15) In case of industries that are likely to contaminate the ground water, no recharge measures shall be taken up by the firm inside the plant premises. The runoff generated from the rooftop shall be stored and put to beneficial use by the firm.
- 16) Wherever feasible, requirement of water for greenbelt (horticulture) shall be met from recycled / treated waste water.
- 17) Wherever the NOC is for abstraction of saline water and the existing wells (s) is /are yielding fresh water, the same shall be sealed and new tubewell(s) tapping saline water zone shall be constructed within 3 months of the issuance of NOC. The firm shall also ensure safe disposal of saline residue, if any.
- 18) Unexpected variations in inflow of ground water into the mine pit, if any, shall be reported to the concerned Regional Director, Central Ground Water Board.
- 19) In case of violation of any NOC conditions, the applicant shall be liable to pay the penalties as per Section 16 of Guidelines.
- 20) This NOC does not absolve the proponents of their obligation / requirement to obtain other statutory and administrative clearances from appropriate authorities.
- 21) The issue of this NOC does not imply that other statutory / administrative clearances shall be granted to the project by the concerned authorities. Such authorities would consider the project on merits and take decisions independently of the NOC.
- 22) In case of change of ownership, new owner of the industry will have to apply for incorporation of necessary changes in the No Objection Certificate with documentary proof within 60 days of taking over possession of the premises.
- 23) This NOC is being issued without any prejudice to the directions of the Hon'ble NGT/court orders in cases related to ground water or any other related matters.
- 24) Proponents, who have installed/constructed artificial recharge structures in compliance of the NOC granted to them previously and have availed rebate of upto 50% (fifty percent) in the ground water abstraction charges/ground water restoration charges, shall continue to regularly maintain artificial recharge structures.
- 25) Industries which are likely to cause ground water pollution e.g. Tanning, Slaughter Houses, Dye, Chemical/ Petrochemical, Coal washeries, pharmaceutical, other hazardous units etc. (as per CPCB list) need to undertake necessary well head protection measures to ensure prevention of ground water pollution as per Annexure III of the guidelines.
- 26) In case of new infrastructure projects having ground water abstraction of more than 20 m<sup>3</sup>/day, the firm/entity shall ensure implementation of dual water supply system in the projects.
- 27) In case of infrastructure projects, paved/parking area must be covered with interlocking/perforated tiles or other suitable measures to ensure groundwater infiltration/harvesting.
- 28) In case of coal and other base metal mining projects, the project proponent shall use the advance dewatering technology (by construction of series of dewatering abstraction structures) to avoid contamination of surface water.
- 29) The NOC issued is conditional subject to the conditions mentioned in the Public notice dated 27.01.2021 failing which penalty/EC/cancellation of NOC shall be imposed as the case may be.
- 30) This NOC is issued subject to the clearance of Expert Appraisal Committee (EAC) (if applicable).
- 31) In the self-compliance report, the PP shall submit details of Drilling Agency/ Agencies, which has/ have constructed BW(s)/ TW(s) along with undertaking to the effect that all necessary measures have been taken as per directions of Hon'ble Supreme Court provided in Annexure-VII of guidelines dated 24.09.2020 in respect of abandoned/ failed BW(s)/ TW(s)/Piezometer(s), if any. The PP is advised to engage registered drilling agency/ agencies. In the event of any mishap/ unfortunate incident due to negligence in taking measures for prevention of accident due to falling in Bore Well, both PP and concerned drilling agency shall jointly be held responsible and penal action as per extant Government rules shall be taken.

**(Non-compliance of the conditions mentioned above is likely to result in the cancellation of NOC and legal action against the proponent.)**

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# CENTRAL GROUND WATER AUTHORITY

Department of Water Resources, River Development and Ganga Rejuvenation  
Ministry of Jal Shakti, Govt. of India

## Receipt

(As per the MoJS guidelines dated 24.09.2020 vide SO No. 3289(E) and amendments dated 29.09.2023 vide SO No. 1509(E))  
<https://cgwa-noc.gov.in>

Application No.:	21-4/20003/RJ/INF/2024	Date of Issuance:	2/17/2025 11:52:33 AM
Name of Firm:	PLOTTED TOWNSHIP PROJECT PHASE-1 DEVELOPED BY CROSS BRIDGE DEVELOPERS PRIVATE LIMITED		
AppType Category:	Residential plotted colony		
Application Type:	Infrastructure		
PAN/GSTIN No. of Firm/Individual:	AACCC5209Q /		

SN	Description	Amount (Rs.)
1.	Application Processing Fee	10000.00
2.	Ground Water Abstraction charges	0
3.	Ground Water Restoration charges	951606.00
4.	Environmental Compensation Charges (ECRGW) (Date From to ) Days-	
5.	Penalty for non-Compliance of NOC conditions Condition to be mentioned	200000.00
6.	Adjustment Charges	
7.	Rebate	
8.	Charges for correction/modification in the existing issued No Objection Certificate	
S.No.	Description	Rate
(i)	Change in User ID	Rs. 5000
(ii)	Change in firm Name	Rs. 5000
(iii)	Extension of No Objection Certificate	Rs. 5000
(iv)	Issuance of duplicate No Objection Certificate	Rs. 5000
(v)	Issuance of corrigendum to No Objection Certificate	Rs. 5000
(vi)	Any other items/correction etc.	
Rs. Rupees Eleven Lakh Sixty One Thousand Six Hundred Six Only		1161606.00

This is an system generated invoice, hence, does not require ink signed.

\* Term and conditions:

- All disputes are subject to Delhi Jurisdiction.
- Any complaint in regard to the rates will not be entertained.

Member-Secretary  
CGWA, New Delhi

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