

BEFORE THE HON'BLE NATIONAL GREEN TRIBUNAL,

WESTERN ZONE BENCH, PUNE

APPEAL NO. 34/2020

IN THE MATTER OF:

Mr. Tanaji Balasaheb Gambhire

... Appellant

v.

The Chief Secretary, GoM & Others

... Respondents

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Date: 31.10.2025

Adv. Aniruddha S Kulkarni

Standing Counsel,

Environment and Climate Change Department

Government of Maharashtra



**BEFORE THE HON'BLE NATIONAL GREEN TRIBUNAL,
WESTERN ZONE BENCH, PUNE**

APPEAL NO. 34 / 2020

Mr. Tanaji Balasaheb Gambhire

... Appellant

v.

The Chief Secretary, GoM & Others

... Respondents

**REPLY AFFIDAVIT BY RESPONDENT NO. 3,
STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT
AUTHORITY (SEIAA)**

I, Dattatray Suryakant Bhalerao, working as Scientist I & Deputy Secretary,
Environment and Climate Change Department, Government of Maharashtra do
hereby state on solemn affirmation as under –

I am well conversant with the facts of the present case and I am competent to swear
this Affidavit based upon the records available with this office.



1. It is submitted that at the very outset this respondent denies each averment made in the present application which is contrary to and inconsistent with the averments made and the facts stated in the present reply. It is submitted that nothing stated in the application may be deemed to have been admitted by this respondent unless and until the same has been admitted by the respondent.

2. The Present Appeal seeks to challenge the Environment Clearance (“EC”) dated 31.03.2020 granted by SEIAA to M/s Goel Ganga Developers India Private Limited (Project Proponent - “PP”) for construction of project “Ganga Altus” situated at Survey No. 22/2 (P), for **Plot-B1**, Village: Kharadi, Taluka: Haveli, District: Pune within the local limit and jurisdiction of Pune Municipal Corporation.

3. SEIAA has filed an affidavit dated 02.05.2022 in the present case, which was considered by this Hon’ble Tribunal vide Order dated 04.05.2022. In the said affidavit, SEIAA has stated that it is in the process of issuing a Standard Operating Procedure (SOP), for effective implementation of EIA Notification 2006. The said SOP has been issued vide Government Resolution dated 12.04.2023. A copy of the



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reply affidavit of SEIAA dated 02.05.2022 along with the SoP dated 12.04.2023 is annexed as ANNEXURE-1 (Collectively).

4. Prayers B and C are relating to different cause of action, and are contrary to Rule 14 of the NGT (Practice and Procedure) Rules, 2011 which states that an Application or an Appeal, shall be based upon a single cause of action and may seek one or more reliefs provided they are consequential to each other. Moreover, Prayers B and C are relating to previous EC dated 19.09.2008, and therefore, cannot be considered in the present appeal.

5. Prayers C and D are also related to the previous EC and they cannot be granted. Moreover, the said prayers are relating to non performance of the terms and conditions of the previous EC dated 19.09.2008, and prayer D also specifically seeks for restitution and restoration. These prayers cannot be granted as the present proceeding is an appeal under Section 16 and not an original application under Section 14 and 15 of the NGT Act 2010 and therefore, the present Appeal is not maintainable in the present form.

Adv.



6. Further, Prayer B and E is seeking a relief based on vilified and unsubstantiated allegations against the then Principal Secretary Environment and Climate Change Department, who was also the then Member-Secretary, SEIAA. The relief is in the form of administrative action which is sought to be initiated by the respondent no. 1 against the said former official, this relief cannot be granted because such action doesn't come under the purview of this Hon'ble Tribunal, as this Hon'ble Tribunal can grant reliefs for actions and inactions under the statutes given in Schedule I of the NGT Act.
7. Initially, PP has obtained EC dated 19.09.2008 by MoEF&CC for a plot area of 20,072.04 m2., ("said Plot") for "Hotel and Office Building" at Survey No. 22/2, Kharadi, Pune, for construction of office building and a hotel (3 floors) for 40 rooms with a total built up area 38,586.0 m2.
8. Admittedly, on 22nd March 2011 which was thereafter amended on 27th July 2011, PP has done a subdivision of the said Plot into Plot-A and Plot-B under the "Rules for Sub-division land & layout" of the Development Control Rules for Pune Municipal Corporation with two public roads of 30 mts. and 45 mts. cut out from



Amr

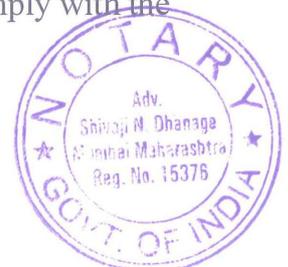
the original plot. Accordingly, the original plot was divided into Plot A (11,431.54 m²), Plot B (18,427.87 m²), 30 meters DP Road (7,564.22 m²), 45 meters DP Road (3,576.37 m²). Plot-B was further divided into Plot-B1 (13,652.45 m²) and Plot-B (4,775.45 m²).

9. It is to be noted that the impugned EC is obtained for **Plot B1** which is a subdivided part of the said Plot. The EC dated 19.09.2008 as granted to the said Plot has not been challenged by the said Appellant. If the pleadings and the grounds on which the present appeal has been filed are to be perused, then it will be clear that almost all allegations are with respect to the EC dated 19.09.2008.

For Plot B, Environment Clearance:

10. PP applied for prior EC vide application dated 05.10.2015 for Proposed Residential and Commercial development at **Plot B**, Survey No. 22/2, Kharadi, Pune by Goel Ganga India Private Limited, for total plot area of 18,427.87 m², BUA of 68,714.65 m² and FSI area of 27,191.94 m². SEAC considered the proposal in its 38th meeting dated 23rd to 27th November, 2015 and 44th meeting dated 28th to 31st March, 2016 and after deliberations the committee asked PP to comply with the

Ans.



observations and submit information to the committee for further discussion.

Further, SEAC proposed a site visit to verify the lower level parking. Copy of the 44th SEAC minutes of meeting dated 28th to 31st March, 2016 is annexed as **ANNEXURE-2.**

11. SEAC in its 49th meeting dated 22nd to 24th June, 2016 observed that the Site Visit was conducted on 31/5/2016. The site visit report was placed in the meeting. SEAC took up the compliance report and other documents submitted by the Project Proponent for examination. The proposal was appraised as category 8 (a) B2. During discussion following points emerged:

- a. *PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions thereunder as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.*
- b. *PP to obtain CFO NOC for building C.*

Copy of the 49th SEAC minutes of meeting dated 22nd to 24th June, 2016 is annexed as **ANNEXURE-3.**



12. Thereafter, SEAC decided to recommend the proposal for Prior Environmental Clearance, subject to PP complying with the above conditions, to SEIAA.

13. SEIAA in its 105th meeting dated 19th, 22nd and 23rd August, 2016, noted that PP has not yet obtained the CFO NOC for building 'C'. Hence, SEIAA decided to defer till PP submits the NOC. Copy of the 105th SEIAA minutes of meeting dated 19th, 22nd and 23rd August, 2016 is annexed as ANNEXURE-4.

14. SEIAA in its 107th meeting dated 19th, 20th and 21st October, 2016, observed and discussed a complaint received on 13.09.2016 regarding the issue of ownership of the said Survey No. 22/2 Kharadi, Pune along with undivided share in the 30 mtr. D.P. Road to the extent of 5581.38m², was in question.

The complainant had mentioned that,

a. *They have filed a civil suit against the PP (Goel Ganga Developers Pvt. Ltd.) bearing No. 170/2014, in the court of Civil Judge, Senior Division, Pune.*

Ans.



b. *Goel Ganga Developers Pvt. Ltd. is amalgamated with Goel Ganga Developers (I) Pvt. Ltd. In company scheme petition bearing No. 676/2013 vide order dated 14.03.2014 of Hon'ble High Court, Mumbai.*

c. *An order passed by Civil Judge, Senior Division Pune, vide dated 07.10.2014 in special Civil Suit No. 170/2014 after hearing both sides directing the PP defendant not to alienate/ create any further interest with regard to the suit property and cannot further pass into the hands of a third party by way of further transfer and to avoid multiplicity of proceedings. The order passed reads thus:-*

SEIAA carefully perused the order passed by the Civil Judge Senior Division, Pune dated 07.10.2014, it was noted that the PP had neither given details of the above mentioned dispute or any order passed by the Court of Competent Jurisdiction, therefore, had it not been for the receipt of the complaint along with the Court Order copy, SEIAA would have been completely in the dark about the injunction granted for constructing, transferring, alienating or encumbering the said property - in - suit.



A handwritten signature in blue ink, appearing to be "Dhange".

15. In view of the aforesaid, the SEIAA took a considered view to delist the matter till the case is finally decided. Copy of the 107th SEIAA minutes of meeting dated 9th, 20th and 21st October, 2016 is annexed as ANNEXURE-5.

For Plot A, Environment Clearance:

16. PP submitted an application dated 01.09.2017 for Residential and Commercial Project "Ganga Arcadia" at Plot A, Survey No. 22/2, Kharadi, Pune for total Plot Area: 11,432 m², FSI area: 18,217 m², Non FSI area: 19,758 m² and TBUA: 37,975 m², under violation EIA Notification dated 14th March 2017 issued by MoEF&CC for ex-post facto Environment Clearance.

17. PP again filed a fresh application on 11th April 2018, in relation to construction on Plot-A to SEIAA under the extended scheme for regularization of constructions vide GoM Guidelines dated 3rd April 2018. Along with this application, PP also filed an "*Ecological damage and economic benefit derived due to violation and remediation plan and natural and community resource augmentation plan*".

Ans.



18. SEAC considered the proposal in its 85th meeting dated 12.04.2019 and observed: *The case was discussed on the basis of the documents submitted and presentation made by the proponent. The Committee also referred the legal opinion of Advocate General, GoI regarding processing the application in light of Judgement by Hon'ble Supreme Court dt. 10.08.2018 in Civil Appeal No. 10854 of 2016.*

In view of aforesaid legal opinion, the Committee decided to recommend rejection of the proposal for grant of Environmental Clearance.

Copy of the 85th SEAC minutes of meeting dated 12.04.2019 is annexed as **ANNEXURE-6.**

19. Thereafter, SEIAA in its 168th meeting dated 30.05.2019, decided to defer the proposal for want of additional information. Copy of the 168th SEIAA minutes of meeting dated 30.05.2019 is annexed as **ANNEXURE-7.**

20. Again, SEIAA in its 171st meeting dated 17.07.2019, decided to defer the proposal till legal opinion is obtained from the Law & Justice Department. Copy of



Sho.

the 171st SEIAA minutes of meeting dated 17.07.2019 is annexed as ANNEXURE-8.

21. In the meantime, M/s. Goel Ganga Developers India Pvt. Ltd. has moved an application to Hon'ble Supreme Court requesting a clarification for the main judgment dated 10.08.2018 of the Civil Appeal no 10854 of 2016 and connected matters.

22. Hon'ble Supreme Court of India in its clarification dated 27.01.2020 stated as below —

"The grievance of the appellant is that though 40 crores have been deposited out of the 100 crores ordered by this court, the appellant is not being granted clearance for other projects, therefore not in a position to deposit balance 60 crores.

Keeping in view the larger interest on the deposit of 40 crores the appellant may be granted requisite permission in accordance with law and this order will not come in its way. However, as far as project in question is concerned, no further construction can be carried out till the judgment dated 10.08.2018 is complied with."

Adv.



23. SEIAA, then in its 186th meeting dated 06.02.2020, considered the clarification dated 27.01.2020 by Hon'ble Supreme Court in the judgment dated 10.08.2018 of Hon'ble Supreme Court in Civil Appeal no 10854 of 2016, and decided to refer back the proposal to SEAC for appraisal. Copy of the 186th SEIAA minutes of meeting dated 06.02.2020 is annexed as **ANNEXURE-9**.

24. SEAC considered the proposal in its 104th meeting dated 18.02.2020 and noted that PP has applied as per the MoEF&CC Notification dated 14.03.2017 and 08.03.2018. SEAC decided to grant the Terms of Reference for undertaking Environment Impact Assessment (EIA) and preparation of Environment Management Plan (EMP). Copy of the 104th SEAC minutes of meeting dated 18.02.2020 is annexed as **ANNEXURE-10**.

25. SEIAA on 18.01.2023 granted the EC for project Ganga Arcadia on Plot-A.

For Plot B1, Environment Clearance (Impugned EC):

26. PP applied for EC vide application dated 11.02.2020 for "Ganga Altus" at Survey No. 22/2, **Plot B1**, Kharadi, Pune by Goel Ganga India Private Limited.

SEAC considered the proposal in its 106th meeting dated 7th to 10th March, 2020



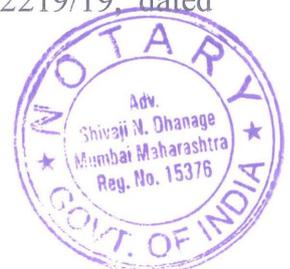
do.

and recommended it for grant of EC to SEIAA under screening category 8 (a) B2 as per EIA Notification, 2016., subject to following conditions:

- a. *A clear passage of 6m for fire engines between wing E & D may be provided to connecting to existing fire tender driveways so that fire fighting can take place at all building which will also help in evacuation of occupants.*
- b. *PP to obtain and submit following NOCs: (i) CFO NOC, (ii) Water supply with quantity/tanker agreement, (iii) Solid waste / e-waste management, (iv) Garden NOC.*

Copy of the 106th SEAC minutes of meeting dated 7th to 10th March, 2020 is annexed as **ANNEXURE-11**.

27. SEIAA considered the proposal in its 197th meeting dated 16.03.2020 and decided to accord Environment Clearance to the aforementioned project for FSI area: 24,583.86 m², Non FSI area: 30,238.29 m² and TBUA: 54,822.15 m². subject to various conditions as opposed to the recommendation from SEAC-3 for total plot area: 13,652.42 m², FSI area: 34,804.98 m², Non FSI: 32,898.07 m² and TBUA: 67,703.05 m², due to the restricted Plan Approval no-DPO/CC/2219/19, dated



23.12.2019. Copy of the 197th SEIAA minutes of meeting dated 16.03.2020 is annexed as **ANNEXURE-12**.

28. The impugned Environment Clearance to Plot B1 was granted on 31.03.2020. Copy of the EC dated 31.03.2020 is annexed as **ANNEXURE-13**.

29. SEIAA grants EC based on the information and documents provided by the PP. SEIAA, while grant of the impugned EC, has followed the procedure as given under the EIA Notification, 2006 and as per the circulars, notifications, guidelines, office memorandums, issued by the MoEF&CC from time to time.

30. In light of the above averments, this respondent craves leave to file any additional reply as and when required. It is respectfully prayed that the Environment Department shall abide by any orders and directions issued by the Hon'ble Tribunal.

Whatever is stated above is true and correct to the best of my knowledge, ability and belief and I affirm it to be true.

Mumbai

Date **31 OCT 2025**

Dattatray Suryakant Bhalerao
Scientist I & Deputy Secretary,
Environment & CC Department,
Government of Maharashtra



VERIFICATION

I, Dattatray Suryakant Bhalerao, Scientist I & Deputy Secretary, Environment and Climate Change Department, Government of Maharashtra, having my office address 15th Floor, New Administrative Building, Mantralaya, Mumbai – 400 032 do hereby verify and declare that the statements made in the aforesaid paras are true and correct to the best of my knowledge and information and I believe the same to be true and that no material is has been concealed therefrom.

Solemnly affirmed on this _____ day of _____, 2025 at Mumbai.

31 OCT 2025

Dattatray Suryakant Bhalerao
Scientist I & Deputy Secretary,
Environment & CC Department,
Government of Maharashtra

BEFORE ME

Adv. Shivaji M. Dhanage
Notary Govt. of India
Regd. No. 15376, MUMBAI (MS)
404-405, 4th Floor, Davar House,
97/199, Near Central Camera Bldg
D. N. Road, Fort, Mumbai - 400001
Mob.: 8591897834

NOTED & REGISTERED
Page No. 129, Sr. No. 163
Date 31 OCT 2025



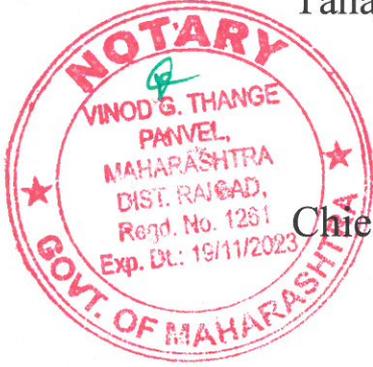
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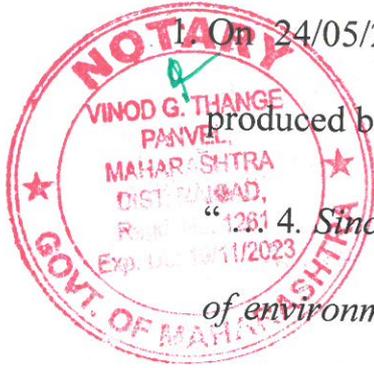


AFFIDAVIT BY RESPONDENT NO. 3,
STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT
AUTHORITY

I, Dattatray Suryakant Bhalerao, working as Scientist II & Under Secretary, Environment and Climate Change Department, Government of Maharashtra do hereby state on solemn affirmation as under –

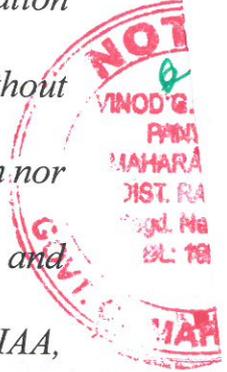
I am well conversant with the facts of the present case and I am competent to swear this Affidavit based upon the records available with this office.

(Signature)



1. On 24/05/2021, the Hon'ble NGT passed order, relevant portion is produced below –

“4. Since we are coming across the grievance of continuous violation of environment norms in construction projects being completed without prior EC and the SEIAA, Maharashtra is neither requiring demolition nor payment of assessed compensation to comply with the rule of law and protection of environment, it will be appropriate to require the SEIAA, Maharashtra to review its working in the light of the judgments of the Hon'ble Supreme Court and violations frequently being alleged, including the present case...”



2. According to the above observations by the Hon'ble NGT, the current SEIAA, Maharashtra took due note of the concerns raised by the Hon'ble NGT about constructions done on site without prior Environment Clearance and is of the firm belief that, all efforts must be diligently made to ensure that the EIA Notification, 2006 is observed in all cases wherever it is applicable.
3. Mandate of SEIAA is to process proposals of Environment Clearance as per EIA Notification, 2006 and various OMs/Notifications and guidelines issued thereunder and various judgements of Hon'ble NGT/ Hon'ble High Court and Hon'ble Supreme Court.

Chitra



4. In the view of concerns raised by Hon'ble NGT, SEIAA, Maharashtra noted that, in order to achieve the mandate of ensuring strict observance of EIA Notification, 2006, effective coordination between Local Planning Authority/Competent Authority, SEIAA, State Pollution Control Board and Central Pollution Control Board is necessary, as each plays a critical role well defined by Notifications / Office Memorandums under Environment (Protection) Act, 1986 and Notification/ Development Control Regulations under Maharashtra Regional Town Planning Act.



5. Current SEIAA Maharashtra, constituted vide MoEF&CC Notification S.O. 107(E) dated 11.01.2021 has reviewed its working, has finalised a SOP to ensure that the EIA Notification, 2006 is observed in all cases wherever it is applicable and is in the process of getting final approval from the Government.

6. In the order dated 24/05/2021 in the present case, there was one more observation in paragraph no. 5, which is as follows –

“... 5. ... In fact, to avoid duplication if the SEIAA, Maharashtra itself reviews all such cases, to avoid unnecessary and repeated litigation.”

7. According to the EIA Notification, 2006, SEIAA Maharashtra has been constituted by the Central Government under sub-section (3) of section 3 of the Environment Protection Act, 1986. In response to the above

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directions, it is humbly stated that SEIAA, Maharashtra has no inherent powers of reviewing the clearances granted by them to various projects. SEIAA, Maharashtra has to work according to the scope which has been laid down in the EIA Notification, 2006. SEIAA, Maharashtra has submitted detailed data, project wise, regarding the violation cases in Maharashtra to the MoEF & CC and CPCB which is under process at their end.

8. This Affidavit is being filed only for placing on record the action taken in pursuance of the directions issued by the Hon'ble NGT in the order dated 24/05/2021 in the present case in paragraph numbers 5 & 6. This respondent craves leave to file any additional reply as and when required. In light of the above submissions, it is respectfully prayed that Environment Department shall abide by any orders and directions issued by the Hon'ble Tribunal.

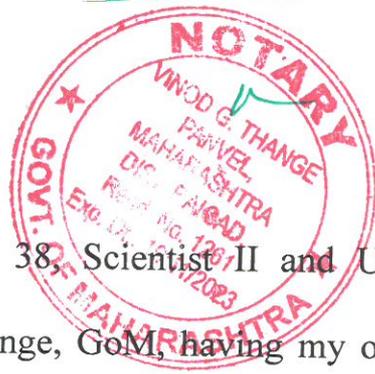
Mumbai

Date 02/05/2022



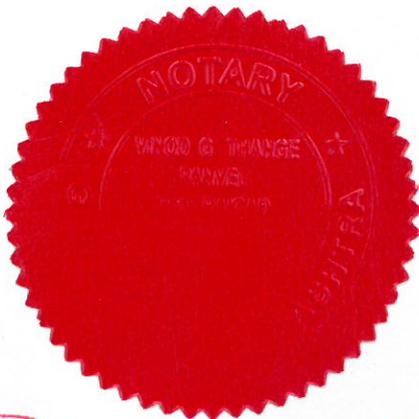
Deponent
Dattatray Suryakant Bhalerao
Scientist II & Under Secretary,
Environment and Climate Change
Department,
Government of Maharashtra

VERIFICATION



I, Dattatray Suryakant Bhalerao, Age 38, Scientist II and Under Secretary, Environment & Climate Change, GoM, having my office address at 15th Floor, New Administrative Building, Mantralaya Mumbai- 400 032 do hereby verify and declare that statements made in the aforesaid Paras are true and correct to the best of my knowledge and information and I believe the same to be true and that nothing material has been concealed therefrom.

Solemnly affirmed on this 02 day of the ^{May} April, 2022 at Mumbai.



(Dattatray Suryakant Bhalerao)

Scientist II and Under Secretary,

Environment & Climate Change, GoM

Deponent



BEFORE ME

VINOD G. THANGE
Advocate & Notary

At Palaspe, Near Marathi School,
Post Palaspe, Tal. Panvel, Dist. Raigad
Pin. 410206, Maharashtra

Sworn/Solemnly affirmed &
Signed by Dattatray Suryakant
to whom identified by Bhalerao
Shri. Adv. Anirudha Kudkarni
before me on 02 MAY 2022

Notarial Register
Sr. No. 1083/2022
Date 02 MAY 2022

महाराष्ट्र शासन

पर्यावरण व वातावरणीय बदल विभाग

शासन परिपत्रक क्रमांक: SEIAA-२०२२/प्र.क्र. ३०/SEIAA

नवीन प्रशासकीय इमारत, १५ वा मजला

मंत्रालय, मुंबई - ३२.

दिनांक - १२.०४.२०२३.

शासन परिपत्रक

मा. राष्ट्रीय हरित लवाद, पश्चिम खंडपीठ, पुणे यांनी मुळ अर्ज क्र. १३/२०२१ आणि मुळ अर्ज क्र. १४/२०२१ मध्ये दिलेल्या आदेशानुसार, राज्यस्तरीय पर्यावरण आघात मुल्यांकन प्राधिकरणाच्या कार्यपद्धतीचे मुल्यांकन करून पर्यावरण आघात मुल्यांकन अधिसूचना, २००६ च्या प्रभावी व परिणामकारक अंमलबजावणीकरिता मार्गदर्शक सूचना निर्गमित करण्याची बाब शासनाच्या विचाराधीन होती. मा. राष्ट्रीय हरित लवादाच्या आदेशाच्या अनुषंगाने, पर्यावरण आघात मुल्यांकन अधिसूचना, २००६ च्या प्रभावी व परिणामकारक अंमलबजावणीकरिता प्रमाणित संचलन प्रक्रिया (Standard Operating Procedure) सोबत जोडलेल्या परिशिष्टाप्रमाणे निर्गमित करण्यात येत आहे.

पर्यावरण आघात मुल्यांकन अधिसूचना, २००६ च्या प्रभावी व परिणामकारक अंमलबजावणीकरिता सर्व प्रशासकीय विभागांनी त्यांच्या अधिपत्याखालील स्थानिक स्वराज्य संस्था/नियोजन प्राधिकरणे यांना सदर प्रमाणित संचलन प्रक्रियेचे (Standard Operating Procedure) काटेकोरपणे पालन करण्याबाबत सूचित करावे.

सदर परिपत्रक महाराष्ट्र शासनाच्या www.maharashtra.gov.in या संकेतस्थळावर उपलब्ध करण्यात आले असून त्याचा संकेतांक २०२३०४१३१३१९३१७६०४ असा आहे. हे परिपत्रक डिजीटल स्वाक्षरीने साक्षांकित करून काढण्यात येत आहे.

महाराष्ट्राचे राज्यपाल यांच्या आदेशानुसार व नावाने,

(विजय पाटील)

कक्ष अधिकारी, महाराष्ट्र शासन

प्रत,

१. मा. राज्यपालांचे सचिव.
२. मा. मुख्यमंत्र्यांचे प्रधान सचिव.

३. मा. उप मुख्यमंत्र्याचे प्रधान सचिव
४. सर्व विभागीय आयुक्त.
५. सर्व महानगरपालिका आयुक्त
६. महानगर आयुक्त, मुंबई महानगर क्षेत्र विकास प्राधिकरण, मुंबई
७. मुख्य कार्यकारी अधिकारी तथा उपाध्यक्ष, म्हाडा, मुंबई.
८. मुख्य कार्यकारी अधिकारी, महाराष्ट्र औद्योगिक विकास महामंडळ, मुंबई.
९. मुख्य कार्यकारी अधिकारी, झोपडपट्टी विकास प्राधिकरण, मुंबई.
१०. महानगर आयुक्त, पुणे महानगर क्षेत्र विकास प्राधिकरण, पुणे
११. महानगर आयुक्त, नागपूर महानगर क्षेत्र विकास प्राधिकरण, नागपूर
१२. व्यवस्थापकिय संचालक तथा उपाध्यक्ष, महाराष्ट्र राज्य रस्ते विकास महामंडळ, मुंबई
१३. सदस्य सचिव, महाराष्ट्र प्रदूषण नियंत्रण मंडळ, मुंबई
१४. सर्व जिल्हाधिकारी
१५. मा. सर्व मंत्री / मा. राज्यमंत्री यांचे खाजगी सचिव.
१६. शासनाचे मा. मुख्य सचिव/ सर्व अप्पर मुख्य सचिव / प्रधान सचिव / सचिव यांचे खाजगी सचिव
१७. निवडनस्ती.

Standard Operating Procedure (SOP)

1. Hon'ble NGT in OA 13 of 2021 (Shashikant Vithal Kamble Versus M/s. Key Stone Properties & Ors.) and OA No. 14 of 2021 has observed that “----- *it will be appropriate to require the SEIAA, Maharashtra to review its working in the light of the judgments of the Hon'ble Supreme Court and violations frequently being alleged, including the present case. A proper SOP be laid down for grant of EC in such cases so as to address the gaps in binding law and practice being currently followed. The MoEF may also consider circulating such SOP to all SEIAAs in the country.*”
2. Current SEIAA Maharashtra, constituted vide MoEF&CC Notification S.O. 107(E) dated 11.01.2021 reviewed its working and came up with following SOP& Good Practises to be uniformly followed in all cases.
3. **The current SEIAA, Maharashtra took due note of the concerns raised by Hon'ble NGT about constructions done on site without prior Environment Clearance and is of the firm belief that, all efforts must be diligently made to ensure that the EIA Notification, 2006 is observed in all cases wherever it is applicable.**
4. **SEIAA, Maharashtra noted that, in order to achieve the mandate of ensuring strict observance of EIA Notification, 2006 effective coordination between Local Planning Authority/Competent Authority , SEIAA, State Pollution Control Board and Central Pollution Control Board is necessary, for each plays a critical role well defined by Notifications/ Office Memorandums under Environment (Protection) Act, 1986 and Notification/ Development Control Regulations under Maharashtra Regional Town Planning Act.**

<p>A. Detection of violation on ground is the Primary Responsibility of Local Planning Authority/ Competent Authority-</p>

- I. Local Planning Authority/ Competent Authority is the main authority entrusted with the responsibility of ensuring all development is carried out as per Maharashtra Regional and Town Planning Act, 1966, and various Development Control Regulations (DCR) issued thereunder.
- II. Local Planning Authority/ Competent Authority is entrusted with the responsibility of issuing IOA/ IOD / Concession report before giving



Commencement Certificate only after due compliance of DCR and various notifications.

- III. Local Planning Authority/ Competent Authority is expected to observe the entire process of Building Construction and site development right from issuing IOD/IOA/ Concession Report, Commencement Certificate to Plinth Checking Certificate, to Slab Checking Certificate **at each slab** to Completion Certificate and final Occupation Certificate (OC). It is thus being reiterated that the entire responsibility of ensuring Town and country planning mandate /DCR and related conditions of EC is with the Local Planning Authority / Competent Authority.
- IV. It is expected that the Local Planning Authority/ Competent Authority will not issue Commencement Certificate / Completion Certificate to projects where EIA Notification 2006 is applicable unless the said notification is complied with.
- V. It is respectfully submitted that the primary responsibility for ensuring compliance of EIA Notification, 2006 therefore lies with the Local Planning Authority/ Competent Authority as they are feet on the ground as elaborated in point 1, 2, 3 & 4 above.
- VI. **In order to reiterate primary responsibility of Local Planning Authority / Urban Local Bodies Circular instructions are being issued by Department of Environment and Climate Change Government of Maharashtra.**

SOP for Local Planning Authority/Competent Authority

- a) **Stage of Commencement Certificate-** At the time of granting Commencement Certificate to construction projects where EIA Notification, 2006 is applicable, the authority concerned, should verify whether prior Environmental Clearance has been granted. If Authority comes across any violation, Commencement Certificate should not be given unless the project has received valid prior EC bearing EC Identification Number. (ECs given after 20.10.2021 bear EC Identification Number) and the same to be brought to the notice of Regional Officer Maharashtra Pollution Control Board, who should initiate action in exercise of the powers conferred under Section 5 of the Environment (Protection) Act, 1986 and also inform EC Co-ordination Cell/SEIAA.
- b) **After grant of Commencement Certificate-** If violation is noticed at any stage of subsequent approval or inspection, such violation should be brought to the

notice of of Regional Officer Maharashtra Pollution Control Board, who should initiate action in exercise of the powers conferred under Section 5 of the Environment (Protection) Act, 1986 and also inform EC Co-ordination Cell/SEIAA.

B. Role of SEIAA / SEAC

Mandate of SEIAA is to process Environmental Clearance as per EIA Notification 2006 and various OMs issued thereunder and judgements of Hon'ble NGT/ Hon'ble High Court and Hon'ble Supreme Court wherever applicable in projects which are submitted to SEIAA on PARIVESH

SOP followed by newly constituted SEIAA/SEAC, Maharashtra

- a) All applications on PARIVESH portal are strictly considered 100 % online by the newly Constituted SEIAA, Maharashtra.
- b) Newly Constituted SEIAA, Maharashtra considers all applications in chronological order.
- c) In addition to mandatory form I, IA (for Fresh Proposals) and form IV (for 8 (b) Expansion proposals) on PARIVESH portal, SEIAA has developed separate Comprehensive Consolidated Statement (CS) for Building Construction Projects and Industry Projects which contains detailed information about the project. Each PP has to mandatorily present details in the Comprehensive Consolidated Statement (CS) before SEAC. (A copy of the Comprehensive Consolidated Statement (CS) is Annexed for ready reference)
- d) SEAC/SEIAA requires following inputs from Local Planning Authority / Competent Authority-

I. Building Construction Projects-

- i. PP is required to submit Certificate of approvability of project as per Town and Country Planning Rules issued by Local Planning Authority/ Competent Authority variously known as IOD, IOA, LOI, LOA, Concession report etc.
- ii. PP also has to submit NOCs/ Clearances from Local Planning Authority/ Competent Authority for **Key Environment Considerations** such as

- Sustainable Water Supply, Connectivity to Sewage network, Connectivity to Storm Water Drain, and fire safety NOC/ Clearance etc.
- iii. PP is also expected to submit HRC NOC/ Clearance, Ministry of Defence NOC/ Clearance, Civil Aviation NOC/ Clearance, CRZ NOC/ Clearance, Wetland NOC/ Clearance, Eco-sensitive Zone Clearance etc. wherever applicable.
 - iv. In case of new projects, during presentation of project, Project Proponent is required to submit current goggle live image of the project (KML file) to ascertain site condition.
 - v. Similarly, in case of expansion of Building Construction Project, PP is required to submit a certificate from registered architect clearly stating that, construction initiated on site by PP at the time of SEIAA meeting is within the Built Up Area (BUA) and as per configuration of earlier Environment Clearance (EC). This is a mandatory condition which helps in verifying that construction on ground is as per the earlier EC.

II. For Industry Projects -

- i. SEIAA has uniformly mandated provision of 33 % green belt within the plot boundary as per MoEF&CC Office Memorandum dated 09.08.2018. In certain MIDCs and especially in expansion cases it is not possible to provide 33 % green belt within the plot boundary, in such cases Project Proponent to provide the same in the vicinity.
- ii. In case of new projects, during presentation of project, Project Proponent is required to submit current goggle live image of the project (KML file) to ascertain site condition.

III. Mining Projects-

- i. In mining projects PP is required to submit approved mining plan from Director General of Mining and Geology. PP is also required to submit Cluster Development Certificate from District Mining Officer and Forest NOC, Irrigation NOC wherever applicable. PP also required to submit distance of proposed mining site from nearest human settlement, water body, public road, reserved forest etc.
- ii. In case of new projects, during presentation of project, Project Proponent is required to submit current google live image of the project (KML file) to ascertain site condition.

- e) SEIAA Maharashtra has established **SEIAA Co-ordination Cell and Legal Cell** to ensure effective implementation of EIA Notification 2006.

C. Role of State Pollution Control Board

All projects falling under the categories specified by CPCB (Green, Orange and Red) are required to obtain consent to establish (CTE) from SPCBs under Water (Prevention and Control) Act 1974 and Air (Prevention and Control) Act 1981. Thereafter consent to operate (CTO) from SPCBs is also required to be taken.

SOP for Maharashtra Pollution Control Board

- a) **Grant of CTE-** It is directed that if any violation is noticed at the time of giving consent to Establish, the SPCB or concerned Regional Officer/Designated Officer, should take action in exercise of the powers conferred under Section 5 of the Environment (Protection) Act, 1986 and also inform to EC Co-ordination Cell/SEIAA.
- b) **Grant of CTO** – Similarly if any violation is noticed at the time of consent to Operate, the SPCB or concerned Regional Officer/Designated Officer, should take action in exercise of the powers conferred under Section 5 of the Environment (Protection) Act, 1986 and also inform to EC Co-ordination Cell/SEIAA.
5. It is expected that, observance of this SOP will facilitate effective and diligent coordination between, Local Planning Authority, SEIAA and Maharashtra Pollution Control Board ensuring that EIA Notification 2006 is effectively implemented.
6. SEIAA Maharashtra would review the aforesaid SoP as and when required to ensure more effective compliance of EIA Notification 2006.



ANNEXURE-2

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3. PP to give undertaking that no by products will be formed during tertiary treatment before disposal of excess treated STP water.

SEAC decided to recommend the proposal for Prior Environmental Clearance, subject to the PP complying with the above conditions.

Item No.52 M/s. Suyog Builders.

Application for prior Environmental clearance for proposed construction project at S.No. 127/1 (p).176/1(p).176/17A & 176/18A Choudharypark,Wakad,Distt.Punc. (Compliance case)

PP submitted their application for total plot area of 9313.62 Sq. Mtrs. permissible FSI area of 14.241.59 Sq.M. Non- FSI area of 15.409.19 Sq.M, Other Service area of 500.00 Sq.M, Hard Paved area of 1727.78 Sq.M and proposed total BUA of 38,115.18 Sq.M.

The case was earlier considered in 38th meeting of the SEAC - III held from 23rd to 27th November 2015. This committee took up the compliance report and other documents submitted by the Project Proponent for examination. The proposal is appraised as category 8 (a) B2.

During discussion following points emerged:

1. PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions there under as per the Circular dated 30.07.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to obtain following NOC's
 - a. Water Supply with quantity.
 - b. Drainage connection.
3. PP to submit site specific executable EMP along with implementation plan and environmental management cell provision for construction and operation phase.
4. PP to submit hydro geological survey report and details of rain water harvesting.

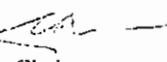
PP requested for time to submit above information; after deliberations committee asked PP to comply with the above observations and submit information to the committee for further discussion and consideration of SEAC.

Item No.53 M/s. Goel Ganga Developers.

Application for prior Environmental clearance for proposed Residential and commercial project at plot No. B.S.No. 22/2, Kharadi, Distt.Punc. (Compliance case)


Secretary

Minutes of the 44th meeting of the SEAC - III (NoN-MMR) held on 28th to 31st March 2016.


Chairman

PP submitted their application for total plot area of 18427.87 Sq. Mtrs. BUA of 68714.65 Sq. Mtrs and FSI area of 27191.94 Sq. Mtrs. PP proposes to construct 3 nos. of residential buildings having maximum height of 63.40 Mtrs and 38 nos of shops.

The case was earlier considered in 38th meeting of the SEAC - III held from 23rd to 27th November 2015. This committee took up the compliance report and other documents submitted by the Project Proponent for examination. The proposal is appraised as category 3 (a) B2.

During discussion following points emerged:

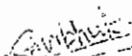
1. PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions there under as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP informed that they will submit revised consolidated statement and parking layout with respect to the proposed 4 wheeler parking's. PP to propose parking on ground floor and upper floors or provide natural ventilation to lower ground by raising the level of lower ground 2 meters above the ground level.
3. PP to submit revised Fire Tender Movement Plan showing clear road width of six meters and turning radius of nine meters; PP to submit road cross section at four places showing clear road width, ramp slope, spaces left for parking, plantation, drain lines etc.
4. PP to submit cross section of buildings showing the width of drive way and slope.
5. PP has obtained CFO NOC for building A & B; PP to obtain and submit CFO NOC for building C.

PP requested for time to submit above information; after deliberations committee asked PP to comply with the above observations and submit information to the committee for further discussion and consideration of SEAC. Committee proposes a site visit to verify the lower level parking.

Item No.54 M/s. Bebanco Developers Ltd.

Application for prior Environmental clearance for proposed Residential Project " Indrayani Sankalp at S.No.25 to 28 & 32 of Village Lohegaon, Tal. Maval, Distt.Pune.PP requested to change in name vide letter dated 6.02.2016 to M/s. Bebanco Developers Ltd.(TOR)

PP submitted their application for total plot area of 4,71,257.43Sq. Mtrs. BUA of 8,95,588.15 Sq. Mtrs and FSI area of 5,69,682.69 Sq. Mtrs. PP proposes to construct 7 Residential sectors having 105 residential buildings, 4 amenity areas to be developed as office complex, hospital, school and commercial complex respectively having maximum height of 45Mtrs.


Secretary

Minutes of the 44th meeting of the SEAC - III (NoN-MMR) held on 28th to 31st March 2016.


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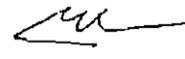
Item No.22 M/s. Goel Ganga Developers.

Application for prior Environmental clearance for proposed Residential and commercial project at plot No. B at S.No. 22/2, Kharadi, Distt. Pune. (Compliance Case)

Sr. No.	Particular	Commitment On
1.	Name of Project: Name, contact number & address of Proponent	Proposed Residential and Commercial development Plot B S.no 22/2 kharadi. Taluka Haveli, District Pune by Goel Ganga Developers (India) Pvt Ltd. Mr. Atul Goel Goel Ganga Developers (India) Pvt Ltd Address: 3 rd floor, San Mahu, Complex Opp. Poona Club 5, Bund Garden Road, Pune- 411001 Email: director@goelganga.com Contact: +91-20-26140251/ 52
2.	Name, contact number & address of Consultant	Aditya Environmental Services Pvt. Ltd. 107, Hiren Light Industrial Estate, Mogul Lane, Mahim, Mumbai - 400016 Phone: 022-24456473 email: aditvaenviro@vsnl.com
3.	Accreditation of consultant (NABET Accreditation)	QCI NABET Provisional Accreditation for Building and large construction projects & Township and Area Development Projects
4.	Type of project: Housing project / Industrial Estate /	Proposed Residential and Commercial project


Secretary

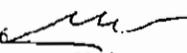
Minutes of the 49th meeting of the SEAC - III (NoN-MMR) held from 22nd to 24th June, 2016


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	SRA scheme / MIADA / Township or others	
5.	Location of the project	Plot B, S.No. 22/2 at Kharadi, Haveli Taluka, Pune Latitude: 18° 32'34.91"N Longitude: 73°56'10.85"E
6.	Whether in Corporation / Municipal / other area	Pune Municipal Corporation
7.	Applicability of the DCR	Pune Municipal Corporation D C Rules
8.	IOD/IOA/Concession Document or any other form of document as applicable (Clarifying its conformity with local planning rules and provisions)	In Process
9.	Note on the initiated work (If applicable)	NA
10.	LOI / NOC from MHADA / Other approvals (If applicable)	Not Applicable
11.	Total Plot Area (sq. m.) Deductions Net Plot area	Total Plot Area: 18,427.87 sqm Deductions : 4656.96 sq m Net Plot area: 13770.90 sq m
12.	Permissible FSI (including TDR etc.)	Total Permissible FSI: 27591.81 sq m
13.	Proposed Built-up Area (FSI & Non-FSI)	Proposed FSI: 27,191.94 Sqm Proposed Non- FSI:41,522.71 Sqm Total FSI & Non FSI area proposed :68,714.65 sqm


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14.	Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	6853.18 Sq m 49.77 % on Net Plot Area
15.	Estimated cost of the project	Rs. 97.96 Crores
16.	No. of building & its configuration(s)	Building A- GR+UG+P1+ST+15 Building B- LG + GR +UG+P1+ST+15 Building C- LG + GR +UG+P1+ST+15
17.	Number of tenants & shops	Residential tenements :354 No. Of shops: 38
18.	Number of expected residents / users	Residential tenants : 1765 Commercial users:114
19.	Tenant density per hectare	192.1 Terement/hectare 960.5 Ter.ant/hectare
20.	Height of the building(s)	Proposed maximum Ht. of the Building: 63.90 m
21.	Right of way (Width of the road from the nearest fire station to the proposed building(s)	Width of the road is 45 m The nearest fire station –Amanora Fire Station Approximate road distance from nearest fire station = 3.3 km
22.	Turning radius for easy access of fire tender movement from all around the building excluding the width for	For easy access of fire tender 6 m wide internal driveway & 9 m turning radius will be provided.


Secretary

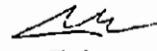
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	the plantation															
23.	Existing structure(s)	Temporary dismantlable structure on site														
24.	Details of the demolition with disposal (If applicable)	Not Applicable														
25.	Total Water Requirement	<p>During Construction Phase: Source: Private water tankers. Construction water requirement: 5.7 m³/day Labour water requirement: 2.7 m³/day</p> <p>During Operation Phase: Source: Pune Municipal Corporation Total Water Requirement including landscape: 270 m³/day Total Fresh Water Demand: 162 m³/day</p> <p>Residential</p> <table border="1" style="width: 100%; border-collapse: collapse;"> <thead> <tr> <th style="width: 50%;">Dry Season</th> <th style="width: 50%;">Wet Season</th> </tr> </thead> <tbody> <tr> <td>Fresh water: 162 m³/day</td> <td>Fresh water: 162 m³/day</td> </tr> <tr> <td>Recycled water (Flushing): 83 m³/day</td> <td>Recycled water (Flushing): 83 m³/day</td> </tr> <tr> <td>Recycled water (Gardening): 25 m³/day</td> <td>Recycled water (Gardening): 0.0 m³/day</td> </tr> <tr> <td>Swimming pool make up: 0.0 m³/day</td> <td>Swimming pool make up: 0.0 m³/day</td> </tr> <tr> <td>Excess treated water: 92 m³/day</td> <td>Excess treated water: 117 m³/day</td> </tr> <tr> <td>Firefighting : 300 m³</td> <td>Firefighting : 300 m³</td> </tr> </tbody> </table>	Dry Season	Wet Season	Fresh water: 162 m ³ /day	Fresh water: 162 m ³ /day	Recycled water (Flushing): 83 m ³ /day	Recycled water (Flushing): 83 m ³ /day	Recycled water (Gardening): 25 m ³ /day	Recycled water (Gardening): 0.0 m ³ /day	Swimming pool make up: 0.0 m ³ /day	Swimming pool make up: 0.0 m ³ /day	Excess treated water: 92 m ³ /day	Excess treated water: 117 m ³ /day	Firefighting : 300 m ³	Firefighting : 300 m ³
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Secretary

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Chairman

27	Details about Swimming Pool	<p>Swimming Pool: NA</p> <p>1. Dimensions: NA</p> <p>2. Total water requirement: NA</p> <p>3. Water requirement for makeup: NA</p> <p>4. Details of quality to be achieved</p> <p> a. pH: NA</p> <p> b. Chlorine content: NA</p> <p>6. Capital Cost: NA</p> <p>7. Operation and maintenance cost: NA</p> <p>8. Frequency of monitoring: NA</p>
28	Rain Water Harvesting (RWH)	<p>• Level of the Ground water table: 8 m BGL</p> <p>No. of recharge pits with bores: 8 Nos.</p> <p>Size of 1 recharge pit: 1.25 m dia X 3 m depth</p> <p>• Budgetary allocation (Capital cost and O&M cost)</p> <p>Capital Cost: Rs. 18,69,600/-</p> <p>Annual O&M Cost: Rs. 55,000/-</p>

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Secretary

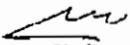
Minutes of the 49th meeting of the SEAC - III (NoN-MMR) held from 22nd to 24th June, 2016

[Signature]
Chairman

29	UGT tanks UG Tank Capacity for Residential													
<table border="1"> <thead> <tr> <th>Ground Water Tank</th> <th>In KLD</th> </tr> </thead> <tbody> <tr> <td>Domestic Tank</td> <td>230</td> </tr> <tr> <td>Flushing</td> <td>83</td> </tr> <tr> <td>Drinking</td> <td>15</td> </tr> <tr> <td>Irrigation</td> <td>25</td> </tr> <tr> <td>Fire tank</td> <td>300</td> </tr> </tbody> </table>			Ground Water Tank	In KLD	Domestic Tank	230	Flushing	83	Drinking	15	Irrigation	25	Fire tank	300
Ground Water Tank	In KLD													
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Flushing	83													
Drinking	15													
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Fire tank	300													
30	Storm water drainage	<ul style="list-style-type: none"> • Natural water drainage pattern: The storm water collected through the storm water drains of adequate capacity will be led to recharge pits and surplus shall be discharged into the existing storm water channel existing near the site. 												
31	Sewage and Waste water demand	<p>Total Sewage generation from the proposed project will be: 200 m³/day</p> <ul style="list-style-type: none"> • STP Technology : MBBR • Total Capacity of STP (CMD) : 200 m³/day • Budgetary allocation (Capital cost and O&M cost) Capital Cost: Rs.35,00,000 /- Annual O & M cost: Rs. 5,00,000 /- 												
32	Solid waste Management	<p>Waste generation in the Pre-Construction and Construction phase:</p> <ul style="list-style-type: none"> • Waste generation : <p>Total labour Solid Waste Generation : 12 Kg/day</p>												

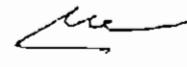

Secretary

Minutes of the 49th meeting of the SEAC - I-I (NoN-MMR) held from 22nd to 24th June, 2016


Chairman

	<p>Biodegradable waste (Kg/day): 7.2 Kg/day</p> <p>Non-biodegradable waste (Kg/day): 4.8 Kg/day</p> <ul style="list-style-type: none"> • Disposal of the construction waste debris: The Construction waste generated during construction shall be segregated, reused on site and surplus shall be led to scrap dealers for recycling. <p>Grand Total of Solid Waste generation in the Operation phase : 913.5 kg/day</p> <p>Waste generation in the operation Phase</p> <p>Residential:</p> <p>Total generation of Municipal Solid Waste: 885 kg/day</p> <p>Organic : 531 kg/day</p> <p>Inorganic: 354 kg/day</p> <p>Commercial:</p> <p>Total generation of Municipal Solid Waste: 28.5 kg/day</p> <p>Organic : 11.4 kg/day</p> <p>Inorganic: 17.1 kg/day</p> <ul style="list-style-type: none"> • E-waste: Not Applicable • Hazardous waste (Kg/month): Not applicable. • Biomedical waste (Kg/month) (If applicable): Not Applicable
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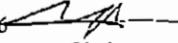

Secretary


Chairman

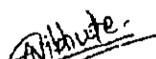
		<p>• STP Sludge (Dry sludge): 20 kg/ day</p> <p>Mode of Disposal of waste:</p> <p>• Dry - waste :</p> <p>For Residential: Dry waste will be segregated into recyclable and non-recyclable waste will be managed by SWACH</p> <p>• Wet - waste :</p> <p>Residential: Biodegradable waste will be treated through on-site Organic Waste Converter</p> <p>• E – waste: Not Applicable</p> <p>• Hazardous waste: Not applicable</p> <p>• Biomedical waste (If applicable): Not Applicable</p> <p>• STP Sludge: will be used as Manure</p> <p>Area Requirement:</p> <ol style="list-style-type: none"> 1. Location(s): 2. Total area provided for the storage & treatment of the solid waste:OWC : 100 Sq m <p>OWC:</p> <p>Budgetary allocation (Capital cost and O&M cost)</p> <p>Capital Cost: 17,50,000 Rs/-</p> <p>Annual O & M Cost: 4,00,067/-</p>
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Secretary

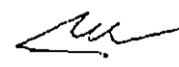
Minutes of the 49th meeting of the SEAC - III (Non-MMR) held from 22nd to 24th June, 2016


Chairman

33	Green Belt Development:			
	Total Landscape area provided:5888.90 Sq.m: 28 % on balance plot area.			
	RG area provided in mandatory open space:1843.1 Sq.m:10% on balance plot area.			
	Additional landscape area : 2045.8 sq.m			
Sr. No.	Botanical name	Common name	Importance	Quantity
1	<i>Ailanthus excelsa</i>	Maharukh	Large tree, good for roadside plantation,common in most hotter parts of Maharashtra	37
2	<i>Albizia lebbek</i>	Shirish	Shady, large tree, ball shaped flowers.	14
3	<i>Anihocephallus cadamba</i>	Kadamb	Shady, large tree, ball shaped flowers	14
4	<i>Azadirachta indica</i>	Neem	Large tree,fruit bearing good for roadside plantation	51
5	<i>Bauhinia racemosa</i>	Apta	Small hardy tree	59
6	<i>Michelia champaca</i>	Son chafa	Medium sized evergreen tree, fruit bearing fragrant yellow flowers, butterfly host plant	36
7	<i>Phyllanthus embilica</i>	Awala		14
	Total Proposed Trees			225
	List of proposed plantation for the scheme			
	• Number and list of trees species to be planted around the border of nallah / stream / pond (If any): NA			
	• Number of existing trees : 00 No.s			
	• Number, size, age and species of trees to be cut/ trees to be transplanted: 00 nos.			


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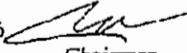
Minutes of the 49th meeting of the SEAC - III (NoN-MMR) held from 22nd to 24th June,2016


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	<ul style="list-style-type: none"> • No of Trees to be protected = 00 nos. • NOC for the Tree transplantation/ compensatory plantation, if any: Not Applicable <p>Budgetary allocation (Capital cost and O&M cost)</p> <p>Capital Cost: Rs.28,38,593 /-</p> <p>Annual O & M Cost: Rs. 15,01,574/-</p>
34	<p>Energy</p> <p>Power Supply:</p> <p>During Construction phase:</p> <p>Total Demand load: 35 KW</p> <p>Source of power supply: MSEDCL</p> <p>Number and Capacity of the DG sets to be Used :</p> <p>100 KVA – 1 Nos.</p> <p>During Operation phase:</p> <p>Connected Load : 3128 KW</p> <p>Maximum Demand: 1401 KW</p> <p>Source of power supply: MSEDCL</p> <p>Transformers: 630 kVA - 3 Nos.</p> <p>Number and Capacity of the DG sets to be Used :</p> <p>380 kVA – 2 Nos.</p> <p>- Type of fuel used – Low sulfur Diesel.</p> <p>Stack Height:</p> <p>380 kVA – 3.5 metres</p> <p>Electricity requirement from MSEDCL: 1401 kW</p> <p>HT Line passing through the plot if any: No</p>


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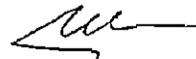
Minutes of the 49th meeting of the SEAC - III (NoN-MMR) held from 22nd to 24th June, 2016


Chairman

		<p>Energy saving by non-conventional method:</p> <p>Compliance of the ECBC guideline : Yes</p> <p>Energy saving measures</p> <p>The following Energy Conservation Methods are proposed in the project:</p> <ul style="list-style-type: none"> • Solar Water Heating Systems Will Be Done For Bathrooms. • T5, CFL & LED based lighting will be proposed in the Staircase, parking, landscape areas, signage's, Entry gates and boundary compound walls etc. • Auto Timer Switches will be provided for Street lights, Garden lights, parking for saving electrical energy. • Water Level Controllers with Timers will be used for Water Pumps. • To create awareness to end consumer or flat owner, for using energy efficient light fittings like CFL, T5 Lamps & LED Lights. <p>Solar Hot Water System</p> <p>Budgetary allocation (Capital cost and O&M cost)</p> <p>Capital Cost: Rs.12,65,000/-</p> <p>Annual O & M Cost: Rs.2,25,000/- (After 5 years)</p>
35	<p>Environmental Management plan Budgetary Allocation</p> <p>Construction phase (with Break-up):</p>	


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Sr.No.	Parameter	Total Cost (in Rs)
1	Erosion control – dust suppression measures, barricading and top soil preservation	14,46,836/-
2	Labour Camp toilets & sanitation (per year)	2,88,000/-
3	Labour Safety	2,40,000/-
4	Environmental Monitoring (Air, noise, soil, water) (Per year)	1,85,600/-
5	Disinfection and Health Check-ups (per year)	33,000/-
6	Environmental Monitoring Cell	3,45,000/-

Quantum and generation of Corpus fund and Commitment:

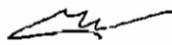
Project proponent shall collect required maintenance funds as per detailed calculations from customers at the time of possession. These funds will be collected and deposited in 3 separate bank accounts viz. Individual building, common area and EMP. The funds for individual building and common area will be collected for a period of 1 year; whereas funds for EMP will be collected for 1 year. The project proponent will only act as a trustee of funds and upon formation of society, project proponent will transfer signing authority of that bank account to the governing body of society. Monthly expenditure audit will be given to the customers and if there is any shortfall in maintenance funds, the same will be demanded from the customers.

Operation Phase (with Break-up)-

Sr. No.	Particulars	Capital cost	O & M cost (per year)
1	Sewage treatment plant	Rs. 35,00,000/-	Rs. 5,00,000/-
2	Solid waste management	Rs. 17,50,000/-	Rs. 4,00,067/-
3	Landscaping	Rs. 28,38,593/-	Rs. 15,01,574/-


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Minutes of the 49th meeting of the SEAC - III (NoN-MMR) held from 22nd to 24th June, 2016


Chairman

	4	Rain water harvesting	Rs.18,69,600/-	Rs. 56,000/-																																
	5	Solar hot water System	Rs.12,65,000/-	Rs. 2,25,000/-																																
	6	Environmental Monitoring		2,52,510/-																																
	7	Storm water networking	Rs. 7,90,000/-	Rs. 40,000/-																																
	8	Solar Street Lighting	Rs. 20,00,000/-	Rs. 1,00,000/-																																
36	Traffic Management		<p>Nos. of the junction to the main road & design of confluence: The site is located in a Residential Zone in Kharadi, Haveli, Pune. The development will be accessible from Proposed 45 m wide road while the internal access ways are 6 m wide with 9 m turning Radius.</p> <p>Parking statement for Commercial:</p> <table border="1"> <thead> <tr> <th>S. No.</th> <th>Type</th> <th>Applicable no. Of parking As per DCR</th> <th>Provided parking</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>4 wheelers Visitors</td> <td>60</td> <td>60 16</td> </tr> <tr> <td>2</td> <td>2 wheelers</td> <td>180</td> <td>180</td> </tr> <tr> <td>3</td> <td>Cycles</td> <td>180</td> <td>180</td> </tr> <tr> <td>4</td> <td>Public Transport</td> <td>NA</td> <td>NA</td> </tr> </tbody> </table> <p>Parking Statement for Residential:</p> <table border="1"> <thead> <tr> <th>S. No.</th> <th>Type</th> <th>Applicable no. Of parking As per DCR</th> <th>Provided parking</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>4 wheelers</td> <td>177</td> <td>354</td> </tr> <tr> <td>2</td> <td>2 wheelers</td> <td>706</td> <td>706</td> </tr> </tbody> </table>		S. No.	Type	Applicable no. Of parking As per DCR	Provided parking	1	4 wheelers Visitors	60	60 16	2	2 wheelers	180	180	3	Cycles	180	180	4	Public Transport	NA	NA	S. No.	Type	Applicable no. Of parking As per DCR	Provided parking	1	4 wheelers	177	354	2	2 wheelers	706	706
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Minutes of the 49th meeting of the SEAC - III (NoN-MMR) held from 22nd to 24th June, 2016

[Signature]
Chairman

		3	Cycles	706	706
		4	Public Transport	NA	NA
		<p>Total area provided for Parking:24,308.90 Sq m</p> <p>No. Of car parking provided: 430 Nos.</p> <p>Type of parking (Open/Stilt/ Basement):Open/Stilt/ lower parking</p> <p>Width of all internal roads (m): 6 m</p>			
37	CRZ/RRZ clearance obtain ,if any	Not Applicable			
38	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas / inter-State boundaries	Not Applicable			
Check list for the other necessary approvals					
		Status of the approval	Name of the competent authority	Date of the issued letter	
39	CFO NOC for the above said building structure(s)	Revised fire NOC is under process			
40	HRC NOC for the above said building structure(s) (If applicable)	Not Applicable			

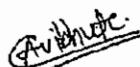

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Minutes of the 49th meeting of the SEAC - III (NoN-MMR) held from 22nd to 24th June, 2016


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41	NOC for the above said building structure(s) from the Aviation authority (If applicable)	Not Applicable		
42	Consent for the water for the above said detail(s)	Received	Pune Municipal Corporation	18/05/2015
43	Consent for the drainage for the above said detail(s)	Received	Pune Municipal Corporation	19/05/2015
44	Consent for the electric supply for the proposed demand	To be applied after sanctioning		
45	Pre-certification for Green Building from Indian Green Building Council and other recognized institutes (If applicable)	NA		
46	Court Order (If applicable)	NA		
47	Other approvals (If any) Non Bio degradable waste	Received	SWaCH	29/04/2015

PP submitted their application for total plot area of 18427.87 Sq. Mtrs, BUA of 68714.65 Sq. Mtrs and FSI area of 27191.94 Sq. Mtrs. PP proposes to construct 3 nos. of residential buildings, having maximum height of 63.40 Mtrs and 38 nos. of shops.


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The case was earlier considered in 38th meeting of the SEAC - III held from 23rd to 27th November 2015 and 44th meeting of the SEAC - III held from 28th to 31st March 2016. The Site Visit was conducted on 31/5/2016. The site visit report was placed in the meeting.

This committee took up the compliance report and other documents submitted by the Project Proponent for examination. The proposal is appraised as category 8 (a) B2.

During discussion following points emerged:

1. PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions there under as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to obtain CFO NOC for building C.

SEAC decided to recommend the proposal for Prior Environmental Clearance, subject to PP complying with the above conditions.

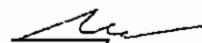
Item No.23 Mantra Peaks.

Application for prior Environmental clearance for proposed "Mantra City 360°" at Sr.No.389,Talegaon Dabhade, Tal. Maval, Dist. Pune. (Compliance Case)

Sr. No.	Particular	Commitment On
1.	Name of Project	"Mantra City 360degree"
2.	Name, contact number & address of Proponent	Mr Sailesh Agarwal Mantra Peaks Mantra Incorporation, T4/T5, 3rd floor, Metropole Building, Next to INOX Theatre, Bund Garden Road, Pune Email:
3.	Name, contact number & address of Consultant	Environmental Consultant : M/s. Ultra Techno Enviro Consultants Ltd. (Environmental Consultancy & Laboratory) S. No. 87, Office No. 7/8, Saudamini Commercial Complex, Building C-3, 2nd Floor, Right Bhusari Colony, Paud Road Kothrud, Pune - 411 038 PHONE : 020- 25 28 6106, 25 28 6109 Email:- pune@ultratech.in www.ultratech.in
4.	consultant (NABET Accreditation)	Ultra- Tech Environment consultancy and Lab (Lab. MoEF gazette).


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Minutes of the 49th meeting of the SEAC - III (NoN-MMR) held from 22nd to 24th June, 2016


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ANNEXURE-4

Minutes of the 105th meeting of the SEBAA held from 19th, 22nd and 23rd Augut, 2016

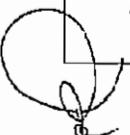
Item No. 29

Subject: Environment clearance for proposed Residential and commercial project at plot No. B at S.No. 22/2, Kharadi, Distt. Pune by M/s. Goel Ganga Developers

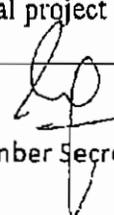
The Authority noted that the proposal was considered by SEAC-III in their 49th meeting under screening category 8 (a) B2 as per EIA Notification, 2006. The proposal was submitted by PP for total plot area of 18427.87 Sq.m, BUA of 68714.65 Sq.m.

The brief information of the project given by PP are as below:-

Sr. No.	Particular	Commitment On
1.	Name of Project	Proposed Residential and Commercial development Plot B S.no 22/2 kharadi, Taluka Haveli, District Pune by Goel Ganga Developers (India) Pvt Ltd.
	Name, contact number & address of Proponent	<p>Mr. Atul Goel Goel Ganga Developers (India) Pvt Ltd</p> <p>Address: 3rd floor, San Mahu, Complex Opp. Poona Club 5, Bund Garden Road, Pune- 411001</p> <p>Email: director@goelganga.com Contact: +91-20-26140251/ 52</p>
2.	Name, contact number & address of Consultant	<p>Aditya Environmental Services Pvt. Ltd.</p> <p>107, Hiren Light Industrial Estate, Mogul Lane, Mahim, Mumbai - 400016</p> <p>Phone: 022-24456473</p> <p>email:adityaenviro@vsal.com</p>
3.	Accreditation of consultant (NABET Accreditation)	QCI NABET Provisional Accreditation for Building and large construction projects & Township and Area Development Projects
4.	Type of project: Housing project / Industrial Estate /	Proposed Residential and Commercial project

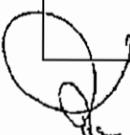

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	SRA scheme / MHADA / Township or others	
5.	Location of the project	Plot B, S.No. 22/2 at Kharadi, Haveli Taluka, Pune Latitude: 18° 32'34.91"N Longitude: 73°56'10.85"E
6.	Whether in Corporation / Municipal / other area	Pune Municipal Corporation
7.	Applicability of the DCR	Pune Municipal Corporation D C Rules
8.	IOD/IOA/Concession Document or any other form of document as applicable (Clarifying its conformity with local planning rules and provisions)	In Process
9.	Note on the initiated work (If applicable)	NA
10.	LOI / NOC from MHADA / Other approvals (If applicable)	Not Applicable
11.	Total Plot Area (sq. m.) Deductions Net Plot area	Total Plot Area: 18,427.87 sqm Deductions : 4656.96 sq m Net Plot area: 13770.90 sq m
12.	Permissible FSI (including TDR etc.)	Total Permissible FSI: 27591.81 sq m
13.	Proposed Built-up Area (FSI & Non-FSI)	Proposed FSI: 27,191.94 Sqm Proposed Non- FSI: 41,522.71 Sqm Total FSI & Non FSI area proposed : 68,714.65 sqm
14.	Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	6853.18 Sq m 49.77 % on Net Plot Area
15.	Estimated cost of the project	Rs. 97.96 Crores
16.	No. of building & its configuration(s)	Building A- GR+UG+P1+ST+15 Building B- LG + GR +UG+P1+ST+15 Building C- LG + GR +UG+P1 +ST+15


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17.	Number of tenants & shops	Residential tenements :354 No. Of shops: 38
18.	Number of expected residents / users	Residential tenants : 1765 Commercial users:114
19.	Tenant density per hectare	192.1 Tenement/hectare 960.5 Tenant/hectare
20.	Height of the building(s)	Proposed maximum Ht. of the Building: 63.90 m
21.	Right of way (Width of the road from the nearest fire station to the proposed building(s))	Width of the road is 45 m The nearest fire station –Amanora Fire Station Approximate road distance from nearest fire station = 3.3 km
22.	Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	For easy access of fire tender 6 m wide internal driveway & 9 m turning radius will be provided.
23.	Existing structure(s)	Temporary dismantlable structure on site
24.	Details of the demolition with disposal (If applicable)	Not Applicable



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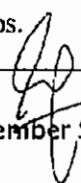


Member Secretary

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25.	Total Water Requirement	<p>During Construction Phase: Source: Private water tankers. Construction water requirement: 5.7 m³/day Labour water requirement: 2.7 m³/day</p> <p>During Operation Phase: Source: Pune Municipal Corporation Total Water Requirement including landscape: 270 m³/day Total Fresh Water Demand: 162 m³/day</p> <p>Residential</p> <table border="1" style="width: 100%; border-collapse: collapse; margin-left: 20px;"> <thead> <tr> <th style="width: 50%;">Dry Season</th> <th style="width: 50%;">Wet Season</th> </tr> </thead> <tbody> <tr> <td>Fresh water: 162 m³/day</td> <td>Fresh water: 162 m³/day</td> </tr> <tr> <td>Recycled water (Flushing): 83 m³/day</td> <td>Recycled water (Flushing): 83 m³/day</td> </tr> <tr> <td>Recycled water (Gardening): 25 m³/day</td> <td>Recycled water (Gardening): 0.0 m³/day</td> </tr> <tr> <td>Swimming pool make up: 0.0 m³/day</td> <td>Swimming pool make up: 0.0 m³/day</td> </tr> <tr> <td>Excess treated water: 92 m³/day</td> <td>Excess treated water: 117 m³/day</td> </tr> <tr> <td>Firefighting : 300 m³</td> <td>Firefighting : 300 m³</td> </tr> </tbody> </table>	Dry Season	Wet Season	Fresh water: 162 m ³ /day	Fresh water: 162 m ³ /day	Recycled water (Flushing): 83 m ³ /day	Recycled water (Flushing): 83 m ³ /day	Recycled water (Gardening): 25 m ³ /day	Recycled water (Gardening): 0.0 m ³ /day	Swimming pool make up: 0.0 m ³ /day	Swimming pool make up: 0.0 m ³ /day	Excess treated water: 92 m ³ /day	Excess treated water: 117 m ³ /day	Firefighting : 300 m ³	Firefighting : 300 m ³
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Firefighting : 300 m ³	Firefighting : 300 m ³															
27	Details about Swimming Pool	<p>Swimming Pool: NA</p> <ol style="list-style-type: none"> 1. Dimensions: NA 2. Total water requirement: NA 3. Water requirement for makeup: NA 4. Details of quality to be achieved <ol style="list-style-type: none"> a. pH: NA b. Chlorine content: NA 6. Capital Cost: NA 7. Operation and maintenance cost: NA 8. Frequency of monitoring: NA 														
28	Rain Water Harvesting (RWH)	<p>• Level of the Ground water table: 8 m BGL</p> <p>No. of recharge pits with bores: 8 Nos.</p>														


Chairman


Member Secretary

Minutes of the 105th meeting of the SEIAA held from 19th, 22nd and 23rd Augut, 2016

		<p>Size of 1 recharge pit: 1.25 m dia X 3 m depth</p> <p>• Budgetary allocation (Capital cost and O&M cost) Capital Cost: Rs. 18,69,600/-</p> <p>Annual O&M Cost: Rs. 56,000/-</p>												
29	<p>UGT tanks UG Tank Capacity for Residential</p> <table border="1"> <tr> <td>Ground Water Tank</td> <td>In KLD</td> </tr> <tr> <td>Domestic Tank</td> <td>230</td> </tr> <tr> <td>Flushing</td> <td>83</td> </tr> <tr> <td>Drinking</td> <td>15</td> </tr> <tr> <td>Irrigation</td> <td>25</td> </tr> <tr> <td>Fire tank</td> <td>300</td> </tr> </table>	Ground Water Tank	In KLD	Domestic Tank	230	Flushing	83	Drinking	15	Irrigation	25	Fire tank	300	
Ground Water Tank	In KLD													
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Flushing	83													
Drinking	15													
Irrigation	25													
Fire tank	300													
30	Storm water drainage	<p>• Natural water drainage pattern: The storm water collected through the storm water drains of adequate capacity will be led to recharge pits and surplus shall be discharged into the existing storm water channel existing near the site.</p>												
31	Scwage and Waste water demand	<p>Total Sewage generation from the proposed project will be: 200 m³/day</p> <p>• STP Technology : MBBR</p> <p>• Total Capacity of STP (CMD) : 200 m³/day</p> <p>• Budgetary allocation (Capital cost and O&M cost) Capital Cost: Rs.35,00,000 /- Annual O & M cost: Rs. 5,00,000 /-</p>												
32	Solid waste Management	<p>Waste generation in the Pre-Construction and Construction phase:</p> <p>• Waste generation : Total labour Solid Waste Generation : 12 Kg/day</p>												

Minutes of the 105th meeting of the SEBAA held from 19th, 22nd and 23rd August, 2016

		<p>Biodegradable waste (Kg/day): 7.2 Kg/day Non-biodegradable waste (Kg/day):4.8 Kg/day</p> <ul style="list-style-type: none"> • Disposal of the construction waste debris: The Construction waste generated during construction shall be segregated, reused on site and surplus shall be led to scrap dealers for recycling. <p>Grand Total of Solid Waste generation in the Operation phase : 913.5 kg/day</p> <p>Waste generation in the operation Phase Residential:</p> <p>Total generation of Municipal Solid Waste:885 kg/day</p> <p>Organic : 531 kg/day</p> <p>Inorganic: 354 kg/day</p> <p>Commercial:</p> <p>Total generation of Municipal Solid Waste:28.5 kg/day</p> <p>Organic : 11.4 kg/day</p> <p>Inorganic:17.1 kg/day</p> <ul style="list-style-type: none"> • E – waste: Not Applicable • Hazardous waste (Kg/month): Not applicable. • Biomedical waste (Kg/month) (If applicable): Not Applicable • STP Sludge (Dry sludge):20 kg/ day <p>Mode of Disposal of waste:</p> <ul style="list-style-type: none"> • Dry - waste : <p>For Residential: Dry waste will be segregated into recyclable and non-recyclable waste will be managed by</p>
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Minutes of the 105th meeting of the SEIAA held from 19th, 22nd and 23rd Augut, 2016

	<p>SWACH</p> <ul style="list-style-type: none"> • Wet - waste : Residential: Biodegradable waste will be treated through on-site Organic Waste Converter • E – waste: Not Applicable • Hazardous waste: Not applicable • Biomedical waste (If applicable): Not Applicable • STP Sludge: will be used as Manure <p>Area Requirement: 4. Location(s): 5. Total area provided for the storage & treatment of the solid waste:OWC : 100 Sq m</p> <p>OWC: Budgetary allocation (Capital cost and O&M cost) Capital Cost: 17,50,000 Rs./- Annual O & M Cost: 4,00,067/-</p>
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33	<p>Green Belt Development: Total Landscape area provided:3888.90 Sq.m:28 % on balance plot area. RG area provided in mandatory open space:1843.1 Sq.m:10% on balance plot area. Additional landscape area : 2045.8 sq.m</p>				
	St. No.	Botanical name	Common name	Importance	Quantity
	1	<i>Ailanthus excelsa</i>	Maharukh	Large tree, good for roadside plantation,common in most hotter parts of Maharashtra	37
	2	<i>Albizia lebeck</i>	Shirish	Shady, large tree, ball shaped flowers.	14
	3	<i>Anthocephallus cadamba</i>	Kadamb	Shady, large tree, bail shaped flowers	14
	4	<i>Azadirachta indica</i>	Neem	Large tree,fruit bearing good for roadside plantation	51


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5	<i>Bauhinia racemosa</i>	Apta	Small hardy tree	59
6	<i>Michelia champaca</i>	Son chafa	Medium sized evergreen tree, fruit bearing fragrant yellow flowers, butterfly host plant	36
7	<i>Phyllanthus embilica</i>	Awala		14
Total Proposed Trees				225

List of proposed plantation for the scheme

- Number and list of trees species to be planted around the border of nallah / stream / pond (If any): NA
- Number of existing trees : 00 No.s
- Number, size, age and species of trees to be cut/ trees to be transplanted: 00 nos.
- No of Trees to be protected = 00 nos.
- NOC for the Tree transplantation/ compensatory plantation, if any: Not Applicable

Budgetary allocation (Capital cost and O&M cost)

Capital Cost: Rs.28,38,593 /-

Annual O & M Cost: Rs. 15,01,574/-

34	Energy	<p>PowerSupply: During Construction phase: Total Demand load: 35 KW Source of power supply: MSEDCL</p> <p>Numberand CapacityoftheDGsets tobe Used : 100 KVA – 1 Nos.</p> <p>During Operation phase: Connected Load : 3128KW Maximum Demand: 1401 KW Source of power supply: MSEDCL</p> <p>Transformers: 630 kVA - 3 Nos.</p> <p>Numberand CapacityoftheDGsets tobe Used : 380 kVA – 2 Nos.</p>
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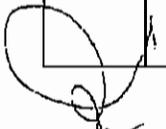
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		<p>- Type of fuel used – Low sulfur Diesel.</p> <p>Stack Height: 380 kVA – 3.5 mtrs</p> <p>Electricity requirement from MSEDCL: 1401 kW</p> <p>HT Line passing through the plot if any: No</p> <p>Energy saving by non-conventional method: Compliance of the ECBC guideline : Yes</p> <p>Energysavingmeasures</p> <p>ThefollowingEnergyConservation Methods are proposedintheproject:</p> <ul style="list-style-type: none"> • Solar Water Heating Systems Will Be Done For Bathrooms. • T5, CFL & LED based lighting will be proposed in the Staircase, parking, landscape areas, signage's, Entry gates and boundary compound walls etc. • Auto Timer Switches will be provided for Street lights, Garden lights, parking for saving electrical energy. • Water Level Con:rollers with Timers will be used for Water Pumps. • To create awareness to end consumer or flat owner, for using energy efficient light fittings like CFL, T5 Lamps & LED Lights. <p>Solar Hot Water System</p>
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		Budgetary allocation (Capital cost and O&M cost) Capital Cost: Rs.12,65,000/- Annual O & M Cost: Rs.2,25,000/- (After 5 years)		
35	Environmental Management plan Budgetary Allocation Construction phase (with Break-up):			
	Sr.No.	Parameter	Total Cost (in Rs)	
	1	Erosion control – dust suppression measures, barricading and top soil preservation	14,46,836/-	
	2	Labour Camp toilets & sanitation (per year)	2,88,000/-	
	3	Labour Safety	2,40,000/-	
	4	Environmental Monitoring (Air, noise, soil, water) (Per year)	1,85,600/-	
	5	Disinfection and Health Check-ups (per year)	33,000/-	
	6	Environmental Monitoring Cell	3,45,000/-	
Quantum and generation of Corpus fund and Commitment:				
<p>Project proponent shall collect required maintenance funds as per detailed calculations from customers at the time of possession. These funds will be collected and deposited in 3 separate bank accounts viz. Individual building, common area and EMP. The funds for individual building and common area will be collected for a period of 1 year whereas funds for EMP will be collected for 1 year. The project proponent will only act as a trustee of funds and upon formation of society, project proponent will transfer signing authority of that bank account to the governing body of society. Monthly expenditure audit will be given to the customers and if there is any shortfall in maintenance funds, the same will be demanded from the customers.</p>				
Operation Phase (with Break-up)-				
	Sr. No.	Particulars	Capital cost	O & M cost (per year)
	1	Sewage treatment plant	Rs. 35,00,000/-	Rs. 5,00,000/-
	2	Solid waste management	Rs.17,50,000/-	Rs. 4,00,067/-

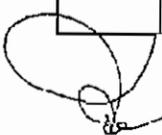

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3	Landscaping	Rs. 28,38,593/-	Rs.15,01,574/-																																				
4	Rain water harvesting	Rs.18,69,600/-	Rs. 56,000/-																																				
5	Solar hot water System	Rs.12,65,000/-	Rs. 2,25,000/-																																				
6	Environmental Monitoring		2,52,510/-																																				
7	Storm water networking	Rs. 7,90,000/-	Rs. 40,000/-																																				
8	Solar Street Lighting	Rs. 20,00,000/-	Rs. 1,00,000/-																																				
36	Traffic Management	<p>Nos. of the junction to the main road & design of confluence: The site is located in a Residential Zone in Kharadi, Haveli, Pune. The development will be accessible from Proposed 45 m wide road while the internal access ways are 6 m wide with 9 m turning Radius.</p> <p>Parking statement for Commercial:</p> <table border="1"> <thead> <tr> <th>S. No.</th> <th>Type</th> <th>Applicable no. Of parking As per DCR</th> <th>Provided parking</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>4 wheelers Visitors</td> <td>60</td> <td>60 16</td> </tr> <tr> <td>2</td> <td>2 wheelers</td> <td>180</td> <td>180</td> </tr> <tr> <td>3</td> <td>Cycles</td> <td>180</td> <td>180</td> </tr> <tr> <td>4</td> <td>Public Transport</td> <td>NA</td> <td>NA</td> </tr> </tbody> </table> <p>Parking Statement for Residential:</p> <table border="1"> <thead> <tr> <th>S. No.</th> <th>Type</th> <th>Applicable no. Of parking As per DCR</th> <th>Provided parking</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>4 wheelers</td> <td>177</td> <td>354</td> </tr> <tr> <td>2</td> <td>2 wheelers</td> <td>706</td> <td>706</td> </tr> <tr> <td>3</td> <td>Cycles</td> <td>706</td> <td>706</td> </tr> </tbody> </table>		S. No.	Type	Applicable no. Of parking As per DCR	Provided parking	1	4 wheelers Visitors	60	60 16	2	2 wheelers	180	180	3	Cycles	180	180	4	Public Transport	NA	NA	S. No.	Type	Applicable no. Of parking As per DCR	Provided parking	1	4 wheelers	177	354	2	2 wheelers	706	706	3	Cycles	706	706
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		4	Public Transport	NA	NA
		<p>Total area provided for Parking: 24,308.90 Sq m</p> <p>No. Of car parking provided: 430 Nos.</p> <p>Type of parking (Open/Stilt/ Basement): Open/Stilt/ lower parking</p> <p>Width of all internal roads (m): 6 m</p>			
37	CRZ/RRZ clearance obtain ,if any	Not Applicable			
38	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas / inter-State boundaries	Not Applicable			
Check list for the other necessary approvals					
		Status of the approval	Name of the competent authority	Date of the issued letter	
39	CFO NOC for the above said building structure(s)	Revised fire NOC is under process			
40	HRC NOC for the above said building structure(s) (If applicable)	Not Applicable			
41	NOC for the above said building structure(s) from the Aviation authority (If applicable)	Not Applicable			
42	Consent for the water for the above said detail(s)	Received	Pune Municipal Corporation	18/05/2015	
43	Consent for the drainage for the above said detail(s)	Received	Pune Municipal Corporation	19/05/2015	
44	Consent for the electric supply for the proposed demand	To be applied after sanctioning.			


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45	Pre-certification for Green Building from Indian Green Building Council and other recognized institutes (If applicable)	NA		
46	Court Order (If applicable)	NA		
47	Other approvals (If any) Non Bio degradable waste	Received	SWaCH	29/04/2015

The project proposal was discussed on the basis of consolidated statement, compliance of issues raised by SEAC-III submitted by PP, layout plan, floor plan, location of environmental infrastructures like STP, RWH, SWM, Disaster Management plan, parking plan etc. It was noted that the SEAC-III had recommended the proposal to SEIAA subject to compliance of the points raised by SEAC as below:-

- i) PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions there under as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
- ii) PP to obtain CFO NOC for building C.

After detailed deliberation, while agreeing with the stipulations as recommended by SEAC-III in its 49th meeting and compliance submitted by PP, the SEIAA noted that PP has not yet obtained the CFO NOC for building 'C'. Hence, SEIAA decided to defer the case till PP submits the NOC.



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ANNEXURE-5

Minutes of the 107th meeting of the SEIAA held from 19th, 20th and 21st October, 2016

Item No. 23

Subject: Environment clearance for proposed Residential and commercial project at plot No. B at S.No. 22/2, Kharadi, Distt. Pune by M/s. Goel Ganga Developers.

The SEIAA had earlier considered the project in its 105th meeting held on 19th, 22nd & 23rd August, 2016.

The Authority noted that the proposal was considered by SEAC-III in their 49th meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommended the proposal to SEIAA for prior Environment Clearance.

The brief information of the project given by PP is as below:-

Sr. No.	Particular	Commitment On
1.	Name of Project	Proposed Residential and Commercial development Plot B S.no 22/2 kharadi, Taluka Haveli, District Pune by Goel Ganga Developers (India) Pvt Ltd.
	Name, contact number & address of Proponent	Mr. Atul Goel Goel Ganga Developers (India) Pvt Ltd Address: 3 rd floor, San Mahu, Complex Opp. Poona Club 5, Bund Garden Road, Pune- 411001 Email: director@goelganga.com Contact: +91-20-26140251/ 52
2.	Name, contact number & address of Consultant	Aditya Environmental Services Pvt. Ltd. 107, Hiren Light Industrial Estate, Megul Lane, Mahim, Mumbai - 400016 Phone: 022-24456473 email: adityaenviro@vsnl.com
3.	Accreditation of consultant (NABET Accreditation)	QCI NABET Provisional Accreditation for Building and large construction projects & Township and Area Development


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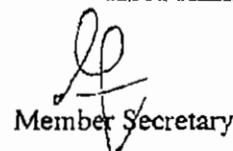
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		Projects
4.	Type of project: Housing project / Industrial Estate / SRA scheme / MHADA / Township or others	Proposed Residential and Commercial project
5.	Location of the project	Plot B, S.No. 22/2 at Kharadi, Haveli Taluka, Pune
6.	Whether in Corporation / Municipal / other area	Latitude: 18° 32'34.91"N Longitude: 73°56'10.85"E Pune Municipal Corporation
7.	Applicability of the DCR	Pune Municipal Corporation D C Rules
8.	IOD/IOA/Concession Document or any other form of document as applicable (Clarifying its conformity with local planning rules and provisions)	In Process
9.	Note on the initiated work (If applicable)	NA
10.	LOI / NOC from MHADA / Other approvals (If applicable)	Not Applicable
11.	Total Plot Area (sq. m.) Deductions Net Plot area	Total Plot Area: 18,427.87 sqm Deductions : 4656.96 sq m Net Plot area: 13770.90 sq m
12.	Permissible FSI (including TDR etc.)	Total Permissible FSI: 27591.81 sq m
13.	Proposed Built-up Area (FSI & Non-FSI)	Proposed FSI: 27,191.94 Sqm Proposed Non-FSI: 41,522.71 Sqm Total FSI & Non FSI area proposed : 68,714.65 sqm
14.	Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	6853.18 Sq m 49.77 % on Net Plot Area
15.	Estimated cost of the project	Rs. 97.96 Crores



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16.	No. of building & its configuration(s)	Building A- GR+UG+PI+ST+15 Building B- LG + GR +UG+PI+ST+15 Building C- LG + GR +UG+PI+ST+15
17.	Number of tenants & shops	Residential tenements :354 No. Of shops: 38
18.	Number of expected residents / users	Residential tenants : 1765 Commercial users:114
19.	Tenant density per hectare	192.1 Tenement/hectare 960.5 Tenant/hectare
20.	Height of the building(s)	Proposed maximum Ht. of the Building: 63.90 m
21.	Right of way (Width of the road from the nearest fire station to the proposed building(s))	Width of the road is 45 m The nearest fire station –Amanora Fire Station Approximate road distance from nearest fire station = 3.3 km
22.	Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	For easy access of fire tender 6 m wide internal driveway & 9 m turning radius will be provided.
23.	Existing structure(s)	Temporary dismantlable structure on site
24.	Details of the demolition with disposal (If applicable)	Not Applicable



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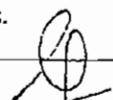


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25.	Total Water Requirement	<p>During Construction Phase: Source: Private water tankers. Construction water requirement: 5.7 m³/day Labour water requirement: 2.7 m³/day</p> <p>During Operation Phase: Source: Pune Municipal Corporation Total Water Requirement including landscape: 270 m³/day Total Fresh Water Demand: 162 m³/day</p> <p>Residential</p> <table border="1" style="width: 100%; border-collapse: collapse; text-align: center;"> <thead> <tr> <th style="width: 50%;">Dry Season</th> <th style="width: 50%;">Wet Season</th> </tr> </thead> <tbody> <tr> <td>Fresh water: 162 m³/day</td> <td>Fresh water: 162 m³/day</td> </tr> <tr> <td>Recycled water (Flushing): 83 m³/day</td> <td>Recycled water (Flushing): 83 m³/day</td> </tr> <tr> <td>Recycled water (Gardening): 25 m³/day</td> <td>Recycled water (Gardening): 0.0 m³/day</td> </tr> <tr> <td>Swimming pool make up: 0.0 m³/day</td> <td>Swimming pool make up: 0.0 m³/day</td> </tr> <tr> <td>Excess treated water: 92 m³/day</td> <td>Excess treated water: 117 m³/day</td> </tr> <tr> <td>Firefighting : 300 m³</td> <td>Firefighting : 300 m³</td> </tr> </tbody> </table>	Dry Season	Wet Season	Fresh water: 162 m ³ /day	Fresh water: 162 m ³ /day	Recycled water (Flushing): 83 m ³ /day	Recycled water (Flushing): 83 m ³ /day	Recycled water (Gardening): 25 m ³ /day	Recycled water (Gardening): 0.0 m ³ /day	Swimming pool make up: 0.0 m ³ /day	Swimming pool make up: 0.0 m ³ /day	Excess treated water: 92 m ³ /day	Excess treated water: 117 m ³ /day	Firefighting : 300 m ³	Firefighting : 300 m ³
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27	Details about Swimming Pool	<p>Swimming Pool: NA</p> <ol style="list-style-type: none"> 1. Dimensions: NA 2. Total water requirement: NA 3. Water requirement for makeup: NA 4. Details of quality to be achieved <ol style="list-style-type: none"> a. pH: NA b. Chlorine content: NA 6. Capital Cost: NA 7. Operation and maintenance cost: NA 8. Frequency of monitoring: NA 														
28	Rain Water Harvesting (RWH)	<p>• Level of the Ground water table: 8 m BGL</p> <p>No. of recharge pits with bores: 8 Nos.</p>														


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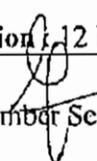

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		<p>Size of 1 recharge pit: 1.25 m dia X 3 m depth</p> <p>• Budgetary allocation (Capital cost and O&M cost) Capital Cost: Rs. 18,69,600/-</p> <p>Annual O&M Cost: Rs. 56,000/-</p>						
29	<p>UGT tanks UG Tank Capacity for Residential</p> <table border="1"> <tr><td>Ground Water Tank</td></tr> <tr><td>Domestic Tank</td></tr> <tr><td>Flushing</td></tr> <tr><td>Drinking</td></tr> <tr><td>Irrigation</td></tr> <tr><td>Fire tank</td></tr> </table>	Ground Water Tank	Domestic Tank	Flushing	Drinking	Irrigation	Fire tank	
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32	Solid waste Management	<p>Waste generation in the Pre-Construction and Construction phase:</p> <p>• Waste generation : Total labour Solid Waste Generation : 12 Kg/day</p>						


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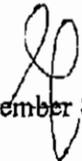
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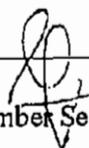

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5	<i>Bauhinia racemosa</i>	Apta	Small hardy tree	59
6	<i>Michelia champaca</i>	Son chafa	Medium sized evergreen tree, fruit bearing fragrant yellow flowers, butterfly host plant	36
7	<i>Phyllanthus embilica</i>	Awala		14
Total Proposed Trees				225
<p>List of proposed plantation for the scheme</p> <ul style="list-style-type: none"> • Number and list of trees species to be planted around the border of nallah / stream / pond (If any): NA • Number of existing trees : 00 No.s • Number, size, age and species of trees to be cut/ trees to be transplanted: 00 nos. • No of Trees to be protected = 00 nos. • NOC for the Tree transplantation/ compensatory plantation, if any: Not Applicable <p>Budgetary allocation (Capital cost and O&M cost) Capital Cost: Rs.28,38,593 /- Annual O & M Cost: Rs. 15,01,574/-</p>				
34	Energy	<p>PowerSupply: During Construction phase: Total Demand load: 35 KW Source of power supply: MSEDCL</p> <p>Numberand CapacityoftheDGsets tobe Used : 100 KVA – 1 Nos.</p> <p>During Operation phase: Connected Load : 3128KW Maximum Demand: 1401 KW Source of power supply: MSEDCL</p> <p>Transformers: 630 kVA - 3 Nos.</p> <p>Numberand CapacityoftheDGsets tobe Used : 380 kVA – 2 Nos.</p>		


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	<p>- Type of fuel used – Low sulfur Diesel.</p> <p>Stack Height:</p> <p>380 kVA – 3.5 mtrs</p> <p>Electricity requirement from MSEDCCL: 1401 kW</p> <p>HT Line passing through the plot if any: No</p> <p>Energy saving by non-conventional method:</p> <p>Compliance of the ECBC guideline : Yes</p> <p>Energysavingmeasures</p> <p>ThefollowingEnergyConservation Methods are proposedinthe project:</p> <ul style="list-style-type: none"> • Soiar Water Heating Systems Will Be Done For Bathrooms. • T5, CFL & LED based lighting will be proposed in the Staircase, parking, landscape areas, signage's, Entry gates and boundary compound walls etc. • Auto Timer Switches will be provided for Street lights, Garden lights, parking for saving electrical energy. • Water Level Controllers with Timers will be used for Water Pumps. • To create awareness to end consumer or flat owner, for using energy efficient light fittings like CFL, T5 Lamps & LED Lights. <p>Solar Hot Water System</p>
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		Budgetary allocation (Capital cost and O&M cost) Capital Cost: Rs.12,65,000/- Annual O & M Cost: Rs.2,25,000/- (After 5 years)		
35	Environmental Management plan Budgetary Allocation Construction phase (with Break-up):			
	Sr.No.	Parameter	Total Cost (in Rs)	
	1	Erosion control – dust suppression measures, barricading and top soil preservation	14,46,836/-	
	2	Labour Camp toilets & sanitation (per year)	2,88,000/-	
	3	Labour Safety	2,40,000/-	
	4	Environmental Monitoring (Air, noise, soil, water) (Per year)	1,85,600/-	
	5	Disinfection and Health Check-ups (per year)	33,000/-	
	6	Environmental Monitoring Cell	3,45,000/-	
Quantum and generation of Corpus fund and Commitment:				
<p>Project proponent shall collect required maintenance funds as per detailed calculations from customers at the time of possession. These funds will be collected and deposited in 3 separate bank accounts viz. Individual building, common area and EMP. The funds for individual building and common area will be collected for a period of 1 year whereas funds for EMP will be collected for 1 year. The project proponent will only act as a trustee of funds and upon formation of society, project proponent will transfer signing authority of that bank account to the governing body of society. Monthly expenditure audit will be given to the customers and if there is any shortfall in maintenance funds, the same will be demanded from the customers.</p>				
Operation Phase (with Break-up)-				
	Sr. No.	Particulars	Capital cost	O & M cost (per year)
	1	Sewage treatment plant	Rs. 35,00,000/-	Rs. 5,00,000/-
	2	Solid waste management	Rs.17,50,000/-	Rs. 4,00,067/-


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	3	Landscaping	Rs. 28,38,593/-	Rs.15,01,574/-																																				
	4	Rain water harvesting	Rs.18,69,600/-	Rs. 56,000/-																																				
	5	Solar hot water System	Rs.12,65,000/-	Rs. 2,25,000/-																																				
	6	Environmental Monitoring		2,52,510/-																																				
	7	Storm water networking	Rs. 7,90,000/-	Rs. 40,000/-																																				
	8	Solar Street Lighting	Rs. 20,00,000/-	Rs. 1,00,000/-																																				
36	Traffic Management		<p>Nos. of the junction to the main road & design of confluence: The site is located in a Residential Zone in Kharadi, Haveli, Pune. The development will be accessible from Proposed 45 m wide road while the internal access ways are 6 m wide with 9 m turning Radius.</p> <p>Parking statement for Commercial:</p> <table border="1"> <thead> <tr> <th>S. No.</th> <th>Type</th> <th>Applicable no. Of parking As per DCR</th> <th>Provided parking</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>4 wheelers Visitors</td> <td>60</td> <td>60 16</td> </tr> <tr> <td>2</td> <td>2 wheelers</td> <td>180</td> <td>180</td> </tr> <tr> <td>3</td> <td>Cycles</td> <td>180</td> <td>180</td> </tr> <tr> <td>4</td> <td>Public Transport</td> <td>NA</td> <td>NA</td> </tr> </tbody> </table> <p>Parking Statement for Residential:</p> <table border="1"> <thead> <tr> <th>S. No.</th> <th>Type</th> <th>Applicable no. Of parking As per DCR</th> <th>Provided parking</th> </tr> </thead> <tbody> <tr> <td>1</td> <td>4 wheelers</td> <td>177</td> <td>354</td> </tr> <tr> <td>2</td> <td>2 wheelers</td> <td>706</td> <td>706</td> </tr> <tr> <td>3</td> <td>Cycles</td> <td>706</td> <td>706</td> </tr> </tbody> </table>		S. No.	Type	Applicable no. Of parking As per DCR	Provided parking	1	4 wheelers Visitors	60	60 16	2	2 wheelers	180	180	3	Cycles	180	180	4	Public Transport	NA	NA	S. No.	Type	Applicable no. Of parking As per DCR	Provided parking	1	4 wheelers	177	354	2	2 wheelers	706	706	3	Cycles	706	706
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		4	Public Transport	NA	NA
		<p>Total area provided for Parking:24,308.90 Sq m</p> <p>No. Of car parking provided: 430 Nos.</p> <p>Type of parking (Open/Stilt/ Basement):Open/Stilt/ lower parking</p> <p>Width of all internal roads (m): 6 m</p>			
37	CRZ/RRZ clearance obtain ,if any	Not Applicable			
38	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas / inter-State boundaries	Not Applicable			
Check list for the other necessary approvals					
		Status of the approval	Name of the competent authority	Date of the issued letter	
39	CFO NOC for the above said building structure(s)	Revised fire NOC is under process			
40	HRC NOC for the above said building structure(s) (If applicable)	Not Applicable			
41	NOC for the above said building structure(s) from the Aviation authority (If applicable)	Not Applicable			
42	Consent for the water for the above said detail(s)	Received	Pune Municipal Corporation	18/05/2015	
43	Consent for the drainage for the above said detail(s)	Received	Pune Municipal Corporation	19/05/2015	
44	Consent for the electric supply for the proposed demand	To be applied after sanctioning.			


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45	Pre-certification for Green Building from Indian Green Building Council and other recognized institutes (If applicable)	NA		
46	Court Order (If applicable)	NA		
47	Other approvals (If any) Non Bio degradable waste	Received	SWaCII	29/04/2015

The project proposal was discussed on the basis of consolidated statement, compliance of issues raised by SEAC-III submitted by PP, layout plan, floor plan, location of environmental infrastructures like STP, RWH, SWM, Disaster Management plan, parking plan etc. It was noted that the SEAC-III had recommended the proposal to SEIAA subject to compliance of the points raised by SEAC as below: -

- i) PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions there under as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
- ii) PP to obtain CFO NOC for building C.

After detailed deliberation, while agreeing with the stipulations as recommended by SEAC-III in its 49th meeting and compliance submitted by PP, the SEIAA in its 105th meeting noted that PP has not yet obtained the CFO NOC for building C. Hence SEIAA, decided to defer the case till PP submits the NOC.



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In 107th meeting of SEIAA, it was brought to the notice of SEIAA that a complaint has been received on 13.09.2016 regarding the dispute on the issue of ownership of S.No. 22/2 Kharadi, Pune along with undivided share in the 30 mtr. D.P.Road to the extent of 5581.38 Sq.m.

The complainant had mentioned that,

- i) They have filed a civil suit against the PP (Goel Ganga Developers Pvt. Ltd.) bearing No. 170/2014, in the court of Civil Judge, Senior Division, Pune.
- ii) Goel Ganga Developers Pvt. Ltd. is amalgamated with Goel Ganga Developers (I) Pvt. Ltd. In company cheme petition bearing No. 676/2013 vide order dated 14.03.2014 of Hon'ble High Court, Mumbai.
- iii) An order passed by Civil Judge, Senior Division Pune, vide dated 07.10.2014 in special Civil Suit No. 170/2014 after hearing both sides directing the PP defendant not to alienate/ create any further interest with regard to the suit property can not further pass into the hands of a third party by way of further transfer and to avoid multiplicity of proceedings. The order passed reads thus:-

Order

“i) Application at Exhibit. 5 is allowed.

ii) The defendant, his agents or any other person claiming on his behalf is hereby **restrained** from constructing, transferring, alienating or encumbering the property – in – suit during the pendency of the suit”.

The SEIAA carefully perused the aforesaid order passed by the Civil Judge Senior Division, Pune dated 07.10.2014, It was noted that the PP had neither given details of the above mentioned dispute or any order passed by the Court of Competent Jurisdiction, Therefore, had it


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not been for the receipt of the complaint enclosing a Certificated copy of the aforesaid Court Order, this Authority would have been completely in the dark about the injunction granted for constructing, transferring, alienating or encumbering the said property – in – suit”.

In view of the aforesaid, the SEIAA took a considered view to delist the matter till the case is finally decided.


Chairman

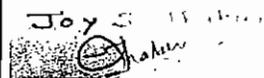
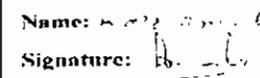

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ANNEXURE-6

85 SEAC-3 Day 03	
SEAC Meeting number: 85 Meeting Date April 12, 2019	
Subject: Environment Clearance for Environmental Clearance for proposed Residential & Commercial development "Ganga Arcadia" at Kharadi Pune	
Is a Violation Case: Yes	
1.Name of Project	Residential & Commercial project "Ganga Arcadia" by M/s. Goel Ganga India Pvt. Ltd
2.Type of institution	Private
3.Name of Project Proponent	Shri Atul Goel - M/s. Goel Ganga India Pvt Ltd
4.Name of Consultant	Mahabal Enviro Engineers Pvt. Ltd.
5.Type of project	Housing project
6.New project/expansion in existing project/modernization/diversification in existing project	New project
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Not applicable
8.Location of the project	Plot A , S.no. 22/2 (P) at Kharadi , Pune
9.Taluka	Haveli
10.Village	Kharadi
Correspondence Name:	M/s. Goel Ganga India Pvt Ltd.
Room Number:	-
Floor:	3rd floor
Building Name:	San Mahu Commercial complex
Road/Street Name:	5 Bund Garden Road , Opp. Poona Club Camp, Pune I
Locality:	Pune
City:	Pune
11.Area of the project	Pune Municipal Corporation
12.IOD/IOA/Concession/Plan Approval Number	Sanction Plan Approved by Pune Municipal Corporation
	IOD/IOA/Concession/Plan Approval Number: CC/2080/15 dated 06.10.2015
	Approved Built-up Area: 10873
13.Note on the initiated work (If applicable)	Building B & C completed as per sanction received from Pune Municipal Corporation vide no. CC/2080/15 dated 06.10.2015
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	Not Applicable
15.Total Plot Area (sq. m.)	11,432 m2
16.Deductions	2,860 m2
17.Net Plot area	8,571 m2
18 (a).Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 18,217 m2
	b) Non FSI area (sq. m.): 19,758 m2
	c) Total BUA area (sq. m.): 37975
18 (b).Approved Built up area as per DCR	Approved FSI area (sq. m.): 10873 m2
	Approved Non FSI area (sq. m.): NA
	Date of Approval: 06-10-2015
19.Total ground coverage (m2)	4,043
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	47 %
21.Estimated cost of the project	974400000

22.Number of buildings & its configuration

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: 85 Meeting Date: April 12, 2019	Page 55 of 108	Name: Anil Kale Signature:  Shri. Anil Kale (Chairman SEAC-III)
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Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)	
1	Building A	B+G+11	35.95	
2	Building B	B+G+8	29.89	
3	Building C	B+G+4	16.87	
4	Commercial	Total 68 nos of shop (A building -16 nos. proposed; B building- 24 nos. & C building 28 nos. Existing)	-	
5	Club House	G+1	7.05	
23.Number of tenants and shops	Tenements- 232 nos. & Shops- 68 nos.			
24.Number of expected residents / users	Residential - 1,160 nos. & Commercial -204 nos.- Total Population- 1,364 nos.			
25.Tenant density per hectare	250/Ha.			
26.Height of the building(s)				
27.Right of way (Width of the road from the nearest fire station to the proposed building(s))	30 m & 45 m wide road			
28.Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	9 m			
29.Existing structure (s) if any	1. B building completed- Completion certificate received from PMC for 24 shops & 84 flats vide no. OCC/0637/15 dated 21.08.2015 & for 12 flats vide no. OCC/0980/15 dated 31.10.2015. 2. C building Occupancy certificate received vide no. OCC/0683/17 dated 28.06.2017			
30.Details of the demolition with disposal (If applicable)	Not Applicable			
31.Production Details				
Serial Number	Product	Existing (MT/M)	Proposed (MT/M)	Total (MT/M)
1	Not applicable	Not applicable	Not applicable	Not applicable
32.Total Water Requirement				

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: 85 Meeting Date: April 12, 2019	Page 56 of 108	Name: Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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Dry season:	Source of water	Pune Municipal corporation							
	Fresh water (CMD):	109 m3/day							
	Recycled water - Flushing (CMD):	58 m3/day							
	Recycled water - Gardening (CMD):	6 m3/day							
	Swimming pool make up (Cum):	1 m3							
	Total Water Requirement (CMD) :	167 m3/day							
	Fire fighting - Underground water tank(CMD):	200 m3							
	Fire fighting - Overhead water tank(CMD):	A building - 128 m3, B building - 124 m3 & C building - 48 m3							
	Excess treated water	86 m3/day							
Wet season:	Source of water	Pune Municipal corporation							
	Fresh water (CMD):	109 m3/day							
	Recycled water - Flushing (CMD):	58 m3/day							
	Recycled water - Gardening (CMD):	3 m3/day							
	Swimming pool make up (Cum):	1 m3							
	Total Water Requirement (CMD) :	167 m3/day							
	Fire fighting - Underground water tank(CMD):	200 m3							
	Fire fighting - Overhead water tank(CMD):	A building - 128 m3, B building - 124 m3 & C building - 48 m3							
	Excess treated water	89 m3/day							
Details of Swimming pool (If any)	Swimming pool of size - 6 m x 12 m x 1.3 m Make up water requirement - 1 m3								
33.Details of Total water consumed									
Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)		
Water Requirement	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: 85 Meeting Date: April 12, 2019	Page 57 of 108	Name: Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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34. Rain Water Harvesting (RWH)	Level of the Ground water table:	Pre monsoon-7 m , Post monsoon-6 m average
	Size and no of RWH tank(s) and Quantity:	NA
	Location of the RWH tank(s):	NA
	Quantity of recharge pits:	6 nos.of recharge pits
	Size of recharge pits :	1.3 m. X 2.5 m depth
	Budgetary allocation (Capital cost) :	Rs. 2 Lakh
	Budgetary allocation (O & M cost) :	Rs. 1 Lakh
	Details of UGT tanks if any :	UGT (Existing)- 1. Drinking water-19 m3 2. Utility for commercial - 37 m3 3. Utility for residential -150 m3 4. Fire water tank - 200 m3 5. Flushing water tank - 70 m3 UGT (Proposed)- 1. Drinking water-19 m3 2. Utility water tank- 164 m3 3. Fire water tank - 200 m3 4. Flushing water tank - 95 m3
35. Storm water drainage	Natural water drainage pattern:	As per contour
	Quantity of storm water:	0.23 m3/sec
	Size of SWD:	450 mm line with perforated chambers 600 mm x 600 mm
Sewage and Waste water	Sewage generation in KLD:	150 m3/day
	STP technology:	MBBR
	Capacity of STP (CMD):	1 no. and capacity are 160 m3/day
	Location & area of the STP:	STP 1: 160 m3/day is Near amenity area with area 307 m2
	Budgetary allocation (Capital cost):	Rs. 40 Lakh
	Budgetary allocation (O & M cost):	Rs. 10 Lakh
36. Solid waste Management		
Waste generation in the Pre Construction and Construction phase:	Waste generation:	15,511 m3 excavation quantity
	Disposal of the construction waste debris:	Will be used for levelling & backfilling work at site.
Waste generation in the operation Phase:	Dry waste:	263 kg/day
	Wet waste:	368 kg/day
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	1 kg/day
	Others if any:	E waste 2 kg/day

Mode of Disposal of waste:	Dry waste:	Handed over to authorized recycler for further handling and purpose
	Wet waste:	Through Vermicomposting pits & OWC machine. Generated manure will be used for gardening
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	Will be used as manure for gardening purpose
	Others if any:	Handed over to authorized recyclers for further treatment.
Area requirement:	Location(s):	Near B Building and C Building
	Area for the storage of waste & other material:	12 m ²
	Area for machinery:	36 m ²
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 15 Lakh
	O & M cost:	Rs. 3 Lakh

37. Effluent Characteristics

Serial Number	Parameters	Unit	Inlet Effluent Characteristics	Outlet Effluent Characteristics	Effluent discharge standards (MPCB)
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
Amount of effluent generation (CMD):		Not applicable			
Capacity of the ETP:		Not applicable			
Amount of treated effluent recycled :		Not applicable			
Amount of water send to the CETP:		Not applicable			
Membership of CETP (if require):		Not applicable			
Note on ETP technology to be used		Not applicable			
Disposal of the ETP sludge		Not applicable			

38. Hazardous Waste Details

Serial Number	Description	Cat	UOM	Existing	Proposed	Total	Method of Disposal
1	Not applicable						

39. Stacks emission Details

Serial Number	Section & units	Fuel Used with Quantity	Stack No.	Height from ground level (m)	Internal diameter (m)	Temp. of Exhaust Gases
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

40. Details of Fuel to be used

Serial Number	Type of Fuel	Existing	Proposed	Total
1	Not applicable	Not applicable	Not applicable	Not applicable
41. Source of Fuel		Not applicable		
42. Mode of Transportation of fuel to site		Not applicable		

 Joy S. Thakur (Secretary SEAC-III)	SEAC Meeting No: 85 Meeting Date: April 12, 2019	Page 59 of 108	Name: Anil Kale Signature: Anil Kale Shri. Anil Kale (Chairman SEAC-III)
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43.Green Belt Development	Total RG area :	1,143 m ²		
	No of trees to be cut :	NA		
	Number of trees to be planted :	108 nos. proposed		
	List of proposed native trees :	Provided		
	Timeline for completion of plantation :	6 to 9 months after completion of Civil Works		
44.Number and list of trees species to be planted in the ground				
Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Azadirachta indica	Neem	14	Good for road side plantation & provide shade.
2	Bauhinia racemosa	Apata	18	Drought resistance, good air purifier and have medicinal properties.
3	Cassia Fistula	Bahava	14	Have medicinal properties and larval host for butterflies
4	Lagerstroemia Flos-reginae	Tamhan	52	Good as a avenue tree good for group planting around water garden & ponds.
5	Michelia champaka	Son chapha	10	Butterfly-host plant
6	Total	-	108	-
45.Total quantity of plants on ground				
46.Number and list of shrubs and bushes species to be planted in the podium RG:				
Serial Number	Name	C/C Distance	Area m²	
1	-	-	-	
47.Energy				

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: 85 Meeting Date: April 12, 2019	Page 60 of 108	Name: Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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Power requirement:	Source of power supply :	MSEDCL
	During Construction Phase: (Demand Load)	30 kW
	DG set as Power back-up during construction phase	1 nos. x 40 kVA
	During Operation phase (Connected load):	1,865 kVA
	During Operation phase (Demand load):	1,658 kVA
	Transformer:	3 nos. x 630 kVA
	DG set as Power back-up during operation phase:	1 no. x 160 kVA, stack height 6.53 m
	Fuel used:	Diesel
	Details of high tension line passing through the plot if any:	NA

48. Energy saving by non-conventional method:

1. LED Lamps in Common area ,
2. Solar Hot Water System.

49. Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Overall energy saving	19 %

50. Details of pollution control Systems

Source	Existing pollution control system	Proposed to be installed
Not applicable	Not applicable	Not applicable

Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 40 Lakh
	O & M cost:	Rs. 1 Lakh

51. Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Air Environment	Water for dust suppression	Rs. 2 Lakh
2	Site Sanitation & Safety	Sanitation Disinfection & Health check up	Rs. 6 Lakh
3	Environmental Monitoring	Environmental Monitoring	Rs. 3 Lakh
4	Disinfection	Anti-termite treatment	Rs. 2 Lakh
5	Health Check up	Safety parameters	Rs. 2 Lakh
6	Total	-	Rs.15 Lakh

 Joy S. Thakur (Secretary SEAC-III)	SEAC Meeting No: 85 Meeting Date: April 12, 2019	Page 61 of 108	Name: Shri. Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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b) Operation Phase (with Break-up):				
Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	Sewage Treatment plant	1 no. of STP having total Capacity 160 m ³ /day	Rs. 40 Lakh	Rs. 10 Lakh
2	Vermicomposting Pit	3 unites for A, B & C building and OWC machine	Rs. 15 Lakh	Rs. 3 Lakh
3	Landscape	Tree Plantation & Landscaping	Rs. 4 Lakh	Rs. 1 Lakh
4	Environmental Monitoring	Monitoring and analysis of Air and Noise, water, soil etc.	MoEF Approved Laboratory	Rs. 3 Lakh
5	Energy Conservation	Solar street lighting	Rs. 40 Lakh	Rs. 1 Lakh
6	Rain Water Harvesting	6 no. of recharge pits	Rs. 2 Lakh	Rs. 1 Lakh
7	Laying of storm & Sewer line up to final disposal point	Laying of storm & Sewer line up to final disposal point	Rs. 12 Lakh	Rs. 1 Lakh
8	Total	-	Rs. 113 Lakh	Rs. 20 Lakh

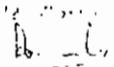
51.Storage of chemicals (inflamable/explosive/hazardous/toxic substances)							
Description	Status	Location	Storage Capacity in MT	Maximum Quantity of Storage at any point of time in MT	Consumption / Month in MT	Source of Supply	Means of transportation
Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

52.Any Other Information	
No Information Available	

53.Traffic Management	
Nos. of the junction to the main road & design of confluence:	1 No.

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: 85 Meeting Date: April 12, 2019	Page 62 of 108	Name: Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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Parking details:	Number and area of basement:	1. A building- 1 no., Area- 1,567 m2, 2. B building-1 no., area- 2,185 m2, 3. C building- 1 no. area- 1,084 m2; Total basement area- 4,834 m2
	Number and area of podia:	NA
	Total Parking area:	6,923 m2
	Area per car:	35 m2 for Basement & 30 m2 for Covered parking
	Area per car:	35 m2 for Basement & 30 m2 for Covered parking
	Number of 2-Wheelers as approved by competent authority:	656 nos. of scooters & 528 nos. of cycles
	Number of 4-Wheelers as approved by competent authority:	180 nos.
	Public Transport:	NA
	Width of all Internal roads (m):	6 m
CRZ/ RRZ clearance obtain, if any:	NA	
Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	NA	
Category as per schedule of EIA Notification sheet	8(a), B2	
Court cases pending if any	Court Cases details- 1. District court, Pune- Case no.627/2013 2. District court, Pune- Case no.674/2017 3. Additional collector, Pune- RTS appeal- 2/A/298/2018 4. PMC court- 1191/2017 All the above-mentioned cases are not pertaining to environment	
Other Relevant Informations	We are applying for Residential and Commercial project under schedule 8(a) B2 category. We have received sanction from Pune Municipal Corporation for building B & C. Building A is proposed. Now we are applying for EC considered A, B & C building. We have submitted application to MoEF having proposal no. IA/MH/NCP/67813/2017 dated 01.09.2017 under the violation cases as per MoEF notification dated 14.03.2017	
Have you previously submitted Application online on MOEF Website.	Yes	
Date of online submission	01-09-2017	
SEAC DISCUSSION ON ENVIRONMENTAL ASPECTS		
Environmental Impacts of the project	-	
Water Budget	-	

 Joy S. Thakur (Secretary SEAC-III)	SEAC Meeting No: 85 Meeting Date: April 12, 2019	Page 63 of 108	Name: Shri. Anil Kale Signature:  Shri. Anil Kale (Chairman SEAC-III)
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Waste Water Treatment	-
Drainage pattern of the project	-
Ground water parameters	-
Solid Waste Management	-
Air Quality & Noise Level issues	-
Energy Management	-
Traffic circulation system and risk assessment	-
Landscape Plan	-
Disaster management system and risk assessment	-
Socioeconomic impact assessment	-
Environmental Management Plan	-
Any other issues related to environmental sustainability	-

Brief information of the project by SEAC

PP submitted their application for prior Environmental clearance for total plot area of 11432 m², FSI area of 18217 m², Non FSI area of 19758 m² and total BUA of 37975 m².

DECISION OF SEAC

The case was discussed on the basis of the documents submitted and presentation made by the proponent. The Committee also referred the legal opinion of Advocate General, GoM regarding processing the application in light of Judgment by Hon'ble Supreme Court dt. 10.08.2018 in Civil Appeal No. 10854 of 2016.

In view of aforesaid legal opinion, the Committee decided to **recommend rejection** of the proposal for grant of environmental clearance.

Specific Conditions by SEAC:

FINAL RECOMMENDATION

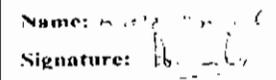
SEAC-III have decided to recommend the proposal for rejection subject to above reasons.

Joy S. Thakur

 Joy S. Thakur (Secretary
 SEAC-III)

SEAC Meeting No: 85 Meeting Date: April 12,
 2019

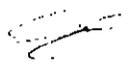
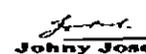
Page 64
 of 108

Name: Anil Kale
 Signature: 
 Shri. Anil Kale (Chairman
 SEAC-III)

1008

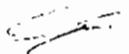
ANNEXURE-7

168 th Meeting of SEIAA (DAY-2)	
SEIAA Meeting number: 168 Meeting Date May 30, 2019	
Subject: Environment Clearance for Environmental Clearance for proposed Residential & Commercial development "Ganga Arcadia" at Kharadi Pune	
Is a Violation Case: Yes	
1.Name of Project	Residential & Commercial project "Ganga Arcadia" by M/s. Goel Ganga India Pvt. Ltd
2.Type of institution	Private
3.Name of Project Proponent	Shri Atul Goel - M/s. Goel Ganga India Pvt Ltd
4.Name of Consultant	Mahabal Enviro Engineers Pvt. Ltd.
5.Type of project	Housing project
6.New project/expansion in existing project/modernization/diversification in existing project	New project
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Not applicable
8.Location of the project	Plot A , S.no. 22/2 (P) at Kharadi , Pune
9.Taluka	Haveli
10.Village	Kharadi
Correspondence Name:	M/s. Goel Ganga India Pvt ltd.
Room Number:	-
Floor:	3rd floor
Building Name:	San Mahu Commercial complex
Road/Street Name:	5 Bund Garden Road , Opp. Poona Club Camp, Pune I
Locality:	Pune
City:	Pune
11.Whether in Corporation / Municipal / other area	Pune Municipal Corporation
12.IOD/IOA/Concession/Plan Approval Number	Sanction Plan Approved by Pune Municipal Corporation
	IOD/IOA/Concession/Plan Approval Number: CC/2080/15 dated 06.10.2015
	Approved Built-up Area: 10873
13.Note on the initiated work (If applicable)	Building B & C completed as per sanction received from Pune Municipal Corporation vide no. CC/2080/15 dated 06.10.2015
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	Not Applicable
15.Total Plot Area (sq. m.)	11,432 m2
16.Deductions	2,860 m2
17.Net Plot area	8,571 m2
18 (a).Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 18,217 m2
	b) Non FSI area (sq. m.): 19,758 m2
	c) Total BUA area (sq. m.): 37975
18 (b).Approved Built up area as per DCR	Approved FSI area (sq. m.): 10873 m2
	Approved Non FSI area (sq. m.): NA
	Date of Approval: 06-10-2015
19.Total ground coverage (m2)	4,043
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	47 %
21.Estimated cost of the project	974400000
22.Number of buildings & its configuration	

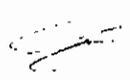
 Shri. Aril Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 168 Meeting Date: May 30, 2019	Page 78 of 87	 Shri. Johnny Joseph (Chairman SEIAA)
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Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)	
1	Building A	B+G+11	35.95	
2	Building B	B+G+8	29.89	
3	Building C	B+G+4	16.87	
4	Commercial	Total 68 nos of shop (A building -16 nos. proposed; B building- 24 nos. & C building 28 nos. Existing)	-	
5	Club House	G+1	7.05	
23.Number of tenants and shops		Tenements- 232 nos. & Shops- 68 nos.		
24.Number of expected residents / users		Residential - 1,160 nos. & Commercial -204 nos.- Total Population- 1,364 nos.		
25.Tenant density per hectare		250/Ha.		
26.Height of the building(s)				
27.Right of way (Width of the road from the nearest fire station to the proposed building(s))		30 m & 45 m wide road		
28.Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation		9 m		
29.Existing structure (s) if any		1. B building completed- Completion certificate received from PMC for 24 shops & 84 flats vide no. OCC/0637/15 dated 21.08.2015 & for 12 flats vide no. OCC/0980/15 dated 31.10.2015. 2. C building Occupancy certificate received vide no. OCC/0683/17 dated 28.06.2017		
30.Details of the demolition with disposal (If applicable)		Not Applicable		
31.Production Details				
Serial Number	Product	Existing (MT/M)	Proposed (MT/M)	Total (MT/M)
1	Not applicable	Not applicable	Not applicable	Not applicable
32.Total Water Requirement				

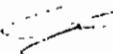
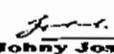
Dry season:	Source of water	Pune Municipal corporation								
	Fresh water (CMD):	109 m3/day								
	Recycled water - Flushing (CMD):	58 m3/day								
	Recycled water - Gardening (CMD):	6 m3/day								
	Swimming pool make up (Cum):	1 m3								
	Total Water Requirement (CMD) :	167 m3/day								
	Fire fighting - Underground water tank(CMD):	200 m3								
	Fire fighting - Overhead water tank(CMD):	A building - 128 m3, B building - 124 m3 & C building - 48 m3								
	Excess treated water	86 m3/day								
Wet season:	Source of water	Pune Municipal corporation								
	Fresh water (CMD):	109 m3/day								
	Recycled water - Flushing (CMD):	58 m3/day								
	Recycled water - Gardening (CMD):	3 m3/day								
	Swimming pool make up (Cum):	1 m3								
	Total Water Requirement (CMD) :	167 m3/day								
	Fire fighting - Underground water tank(CMD):	200 m3								
	Fire fighting - Overhead water tank(CMD):	A building - 128 m3, B building - 124 m3 & C building - 48 m3								
	Excess treated water	89 m3/day								
Details of Swimming pool (If any)	Swimming pool of size - 6 m x 12 m x 1.3 m Make up water requirement - 1 m3									
33.Details of Total water consumed										
Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)			
	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total	
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	

 Shri. Anil Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 168 Meeting Date: May 30, 2019	Page 80 of 87	 Shri. Johnny Joseph (Chairman SEIAA)
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34. Rain Water Harvesting (RWH)	Level of the Ground water table:	Pre monsoon-7 m , Post monsoon-6 m average	
	Size and no of RWH tank(s) and Quantity:	NA	
	Location of the RWH tank(s):	NA	
	Quantity of recharge pits:	6 nos. of recharge pits	
	Size of recharge pits :	1.3 m. X 2.5 m depth	
	Budgetary allocation (Capital cost) :	Rs. 2 Lakh	
	Budgetary allocation (O & M cost) :	Rs. 1 Lakh	
	Details of UGT tanks if any :	UGT (Existing)- 1. Drinking water-19 m3 2. Utility for commercial - 37 m3 3. Utility for residential -150 m3 4. Fire water tank - 200 m3 5. Flushing water tank - 70 m3 UGT (Proposed)- 1. Drinking water-19 m3 2. Utility water tank- 164 m3 3. Fire water tank - 200 m3 4. Flushing water tank - 95 m3	
35. Storm water drainage	Natural water drainage pattern:	As per contour	
	Quantity of storm water:	0.23 m3/sec	
	Size of SWD:	450 mm line with perforated chambers 600 mm x 600 mm	
Sewage and Waste water	Sewage generation in KLD:	150 m3/day	
	STP technology:	MBBR	
	Capacity of STP (CMD):	1 no. and capacity are 160 m3/day	
	Location & area of the STP:	STP 1: 160 m3/day is Near amenity area with area 307 m2	
	Budgetary allocation (Capital cost):	Rs. 40 Lakh	
	Budgetary allocation (O & M cost):	Rs. 10 Lakh	
36. Solid waste Management			
Waste generation in the Pre Construction and Construction phase:	Waste generation:	15,511 m3 excavation quantity	
	Disposal of the construction waste debris:	Will be used for levelling & backfilling work at site.	
Waste generation in the operation Phase:	Dry waste:	263 kg/day	
	Wet waste:	368 kg/day	
	Hazardous waste:	NA	
	Biomedical waste (If applicable):	NA	
	STP Sludge (Dry sludge):	1 kg/day	
	Others if any:	E waste 2 kg/day	

Mode of Disposal of waste:	Dry waste:	Handed over to authorized recycler for further handling and purpose					
	Wet waste:	Through Vermicomposting pits & OWC machine. Generated manure will be used for gardening					
	Hazardous waste:	NA					
	Biomedical waste (If applicable):	NA					
	STP Sludge (Dry sludge):	Will be used as manure for gardening purpose					
	Others if any:	Handed over to authorized recyclers for further treatment.					
Area requirement:	Location(s):	Near B Building and C Building					
	Area for the storage of waste & other material:	12 m ²					
	Area for machinery:	36 m ²					
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 15 Lakh					
	O & M cost:	Rs. 3 Lakh					
37. Effluent Characteristics							
Serial Number	Parameters	Unit	Inlet Effluent Characteristics	Outlet Effluent Characteristics	Effluent discharge standards (MPCB)		
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable		
Amount of effluent generation (CMD):		Not applicable					
Capacity of the ETP:		Not applicable					
Amount of treated effluent recycled :		Not applicable					
Amount of water send to the CETP:		Not applicable					
Membership of CETP (if require):		Not applicable					
Note on ETP technology to be used		Not applicable					
Disposal of the ETP sludge		Not applicable					
38. Hazardous Waste Details							
Serial Number	Description	Cat	UOM	Existing	Proposed	Total	Method of Disposal
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
39. Stacks emission Details							
Serial Number	Section & units	Fuel Used with Quantity	Stack No.	Height from ground level (m)	Internal diameter (m)	Temp. of Exhaust Gases	
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	
40. Details of Fuel to be used							
Serial Number	Type of Fuel	Existing	Proposed	Total			
1	Not applicable	Not applicable	Not applicable	Not applicable			
41. Source of Fuel		Not applicable					
42. Mode of Transportation of fuel to site		Not applicable					
 Shri. Anil Diggikar (Member Secretary SEIAA)		SEIAA Meeting No: 168 Meeting Date: May 30, 2019			Page 82 of 87	 Shri. Johnny Joseph (Chairman SEIAA)	

43.Green Belt Development	Total RG area :	1,143 m2		
	No of trees to be cut :	NA		
	Number of trees to be planted :	108 nos. proposed		
	List of proposed native trees :	Provided		
	Timeline for completion of plantation :	6 to 9 months after completion of Civil Works		
44.Number and list of trees species to be planted in the ground				
Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Azadirachta indica	Neem	14	Good for road side plantation & provide shade.
2	Bauhinia racemosa	Apata	18	Drought resistance, good air purifier and have medicinal properties.
3	Cassia Fistula	Bahava	14	Have medicinal properties and larval host for butterflies
4	Lagerstroemia Flos-reginae	Tamhan	52	Good as a avenue tree good for group planting around water garden & ponds.
5	Michelia champaka	Son chapha	10	Butterfly-host plant
6	Total	-	108	-
45.Total quantity of plants on ground				
46.Number and list of shrubs and bushes species to be planted in the podium RG:				
Serial Number	Name	C/C Distance	Area m2	
1	-	-	-	
47.Energy				

 Shri. Anil Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 168 Meeting Date: May 30, 2019	Page 83 of 87	 Shri. Johnny Joseph (Chairman SEIAA)
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Power requirement:	Source of power supply :	MSEDCL
	During Construction Phase: (Demand Load)	30 kW
	DG set as Power back-up during construction phase	1 nos. x 40 kVA
	During Operation phase (Connected load):	1,865 kVA
	During Operation phase (Demand load):	1,658 kVA
	Transformer:	3 nos. x 630 kVA
	DG set as Power back-up during operation phase:	1 no. x 160 kVA, stack height 6.53 m
	Fuel used:	Diesel
	Details of high tension line passing through the plot if any:	NA

48. Energy saving by non-conventional method:

1. LED Lamps in Common area ,
2. Solar Hot Water System.

49. Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Overall energy saving	19 %

50. Details of pollution control Systems

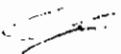
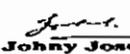
Source	Existing pollution control system	Proposed to be installed
Not applicable	Not applicable	Not applicable

Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 40 Lakh
	O & M cost:	Rs. 1 Lakh

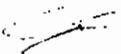
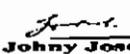
51. Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Air Environment	Water for dust suppression	Rs. 2 Lakh
2	Site Sanitation & Safety	Sanitation Disinfection & Health check up	Rs. 6 Lakh
3	Environmental Monitoring	Environmental Monitoring	Rs. 3 Lakh
4	Disinfection	Anti-termite treatment	Rs. 2 Lakh
5	Health Check up	Safety parameters	Rs. 2 Lakh
6	Total	-	Rs.15 Lakh

 Shri. Anil Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 168 Meeting Date: May 30, 2019	Page 84 of 87	 Shri. Johnny Joseph (Chairman SEIAA)
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b) Operation Phase (with Break-up):							
Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)			
1	Sewage Treatment plant	1 no. of STP having total Capacity 160 m ³ /day	Rs. 40 Lakh	Rs. 10 Lakh			
2	Vermicomposting Pit	3 unites for A, B & C building and OWC machine	Rs. 15 Lakh	Rs. 3 Lakh			
3	Landscape	Tree Plantation & Landscaping	Rs. 4 Lakh	Rs. 1 Lakh			
4	Environmental Monitoring	Monitoring and analysis of Air and Noise, water, soil etc.	MoEF Approved Laboratory	Rs. 3 Lakh			
5	Energy Conservation	Solar street lighting	Rs. 40 Lakh	Rs. 1 Lakh			
6	Rain Water Harvesting	6 no. of recharge pits	Rs. 2 Lakh	Rs. 1 Lakh			
7	Laying of storm & Sewer line up to final disposal point	Laying of storm & Sewer line up to final disposal point	Rs. 12 Lakh	Rs. 1 Lakh			
8	Total	-	Rs. 113 Lakh	Rs. 20 Lakh			
51.Storage of chemicals (inflamable/explosive/hazardous/toxic substances)							
Description	Status	Location	Storage Capacity in MT	Maximum Quantity of Storage at any point of time in MT	Consumption / Month in MT	Source of Supply	Means of transportation
Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
52.Any Other Information							
No Information Available							
53.Traffic Management							
	Nos. of the junction to the main road & design of confluence:	1 No.					

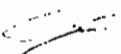
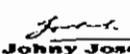
 Shri. Anil Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 168 Meeting Date: May 30, 2019	Page 85 of 87	 Shri. Johnny Joseph (Chairman SEIAA)
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Parking details:	Number and area of basement:	1. A building- 1 no., Area- 1,567 m2, 2. B building-1 no., area- 2,185 m2, 3. C building- 1 no. area- 1,084 m2; Total basement area- 4,834 m2
	Number and area of podia:	NA
	Total Parking area:	6,923 m2
	Area per car:	35 m2 for Basement & 30 m2 for Covered parking
	Area per car:	35 m2 for Basement & 30 m2 for Covered parking
	Number of 2-Wheelers as approved by competent authority:	656 nos. of scooters & 528 nos. of cycles
	Number of 4-Wheelers as approved by competent authority:	180 nos.
	Public Transport:	NA
	Width of all Internal roads (m):	6 m
CRZ/ RRZ clearance obtain, if any:	NA	
Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	NA	
Category as per schedule of EIA Notification sheet	8(a), B2	
Court cases pending if any	Court Cases details- 1. District court, Pune- Case no.627/2013 2. District court, Pune- Case no.674/2017 3. Additional collector, Pune- RTS appeal- 2/A/298/2018 4. PMC court- 1191/2017 All the above-mentioned cases are not pertaining to environment	
Other Relevant Informations	We are applying for Residential and Commercial project under schedule 8(a) B2 category. We have received sanction from Pune Municipal Corporation for building B & C. Building A is proposed. Now we are applying for EC considered A, B & C building. We have submitted application to MoEF having proposal no. IA/MH/NCP/67813/2017 dated 01.09.2017 under the violation cases as per MoEF notification dated 14.03.2017	
Have you previously submitted Application online on MOEF Website.	Yes	
Date of online submission	01-09-2017	

SEAC DISCUSSION ON ENVIRONMENTAL ASPECTS

Summorisred in brief information of Project as below.

Brief information of the project by SEAC

 Shri. Anil Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 168 Meeting Date: May 30, 2019	Page 86 of 87	 Shri. Johnny Joseph (Chairman SEIAA)
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PP submitted their application for prior Environmental clearance for total plot area of 11432 m², FSI area of 18217 m², Non FSI area of 19758 m² and total BUA of 37975 m².

DECISION OF SEAC

The case was discussed on the basis of the documents submitted and presentation made by the proponent. The Committee also referred the legal opinion of Advocate General, GoM regarding processing the application in light of Judgment by Hon'ble Supreme Court dt. 10.08.2018 in Civil Appeal No. 10854 of 2016.

In view of aforesaid legal opinion, the Committee decided to **recommend rejection** of the proposal for grant of environmental clearance.

Specific Conditions by SEAC:

SEIAA DECISION

Defer for Additional information.

Specific Conditions by SEIAA:

FINAL RECOMMENDATION

SEIAA have decided to defer the proposal. Kindly find SEIAA decision above.



Shri. Anil Diggikar (Member
Secretary SEIAA)

SEIAA Meeting No: 168 Meeting Date: May 30,
2019

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Shri. Johny Joseph
(Chairman SEIAA)

1018 ANNEXURE-8

Agenda for 171 st Meeting of SEIAA	
SEIAA Meeting number: 171 Meeting Date July 17, 2019	
Subject: Environment Clearance for Environmental Clearance for proposed Residential & Commercial development "Ganga Arcadia" at Kharadi Pune	
Is a Violation Case: Yes	
1.Name of Project	Residential & Commercial project "Ganga Arcadia" by M/s. Goel Ganga India Pvt. Ltd
2.Type of institution	Private
3.Name of Project Proponent	Shri Atul Goel - M/s. Goel Ganga India Pvt Ltd
4.Name of Consultant	Mahabal Enviro Engineers Pvt. Ltd.
5.Type of project	Housing project
6.New project/expansion in existing project/modernization/diversification in existing project	New project
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Not applicable
8.Location of the project	Plot A , S.no. 22/2 (P) at Kharadi , Pune
9.Taluka	Haveli
10.Village	Kharadi
Correspondence Name:	M/s. Goel Ganga India Pvt ltd.
Room Number:	-
Floor:	3rd floor
Building Name:	San Mahu Commercial complex
Road/Street Name:	5 Bund Garden Road , Opp. Poona Club Camp, Pune I
Locality:	Pune
City:	Pune
11.Whether in Corporation / Municipal / other area	Pune Municipal Corporation
12.IOD/IOA/Concession/Plan Approval Number	Sanction Plan Approved by Pune Municipal Corporation
	IOD/IOA/Concession/Plan Approval Number: CC/2080/15 dated 06.10.2015
	Approved Built-up Area: 10873
13.Note on the initiated work (If applicable)	Building B & C completed as per sanction received from Pune Municipal Corporation vide no. CC/2080/15 dated 06.10.2015
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	Not Applicable
15.Total Plot Area (sq. m.)	11,432 m2
16.Deductions	2,860 m2
17.Net Plot area	8,571 m2
18 (a).Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 18,217 m2
	b) Non FSI area (sq. m.): 19,758 m2
	c) Total BUA area (sq. m.): 37975
18 (b).Approved Built up area as per DCR	Approved FSI area (sq. m.): 10873 m2
	Approved Non FSI area (sq. m.): NA
	Date of Approval: 06-10-2015
19.Total ground coverage (m2)	4,043
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	47 %
21.Estimated cost of the project	974400000
22.Number of buildings & its configuration	

 Shri. Anil Digglkar (Member Secretary SEIAA)	SEIAA Meeting No: 171 Meeting Date: July 17, 2019	Page 412 of 507	 Shri. Johnny Joseph (Chairman SEIAA)
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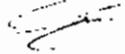
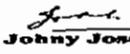
Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)
1	Building A	B+G+11	35.95
2	Building B	B+G+8	29.89
3	Building C	B+G+4	16.87
4	Commercial	Total 68 nos of shop (A building -16 nos. proposed; B building- 24 nos. & C building 28 nos. Existing)	-
5	Club House	G+1	7.05

23.Number of tenants and shops	Tenements- 232 nos. & Shops- 68 nos.
24.Number of expected residents / users	Residential - 1,160 nos. & Commercial -204 nos.- Total Population- 1,364 nos.
25.Tenant density per hectare	250/Ha.
26.Height of the building(s)	
27.Right of way (Width of the road from the nearest fire station to the proposed building(s))	30 m & 45 m wide road
28.Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	9 m
29.Existing structure (s) if any	1. B building completed- Completion certificate received from PMC for 24 shops & 84 flats vide no. OCC/0637/15 dated 21.08.2015 & for 12 flats vide no. OCC/0980/15 dated 31.10.2015. 2. C building Occupancy certificate received vide no. OCC/0683/17 dated 28.06.2017
30.Details of the demolition with disposal (If applicable)	Not Applicable

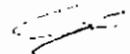
31.Production Details

Serial Number	Product	Existing (MT/M)	Proposed (MT/M)	Total (MT/M)
1	Not applicable	Not applicable	Not applicable	Not applicable

32.Total Water Requirement

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Dry season:	Source of water	Pune Municipal corporation								
	Fresh water (CMD):	109 m3/day								
	Recycled water - Flushing (CMD):	58 m3/day								
	Recycled water - Gardening (CMD):	6 m3/day								
	Swimming pool make up (Cum):	1 m3								
	Total Water Requirement (CMD):	167 m3/day								
	Fire fighting - Underground water tank(CMD):	200 m3								
	Fire fighting - Overhead water tank(CMD):	A building - 128 m3, B building - 124 m3 & C building - 48 m3								
	Excess treated water	86 m3/day								
Wet season:	Source of water	Pune Municipal corporation								
	Fresh water (CMD):	109 m3/day								
	Recycled water - Flushing (CMD):	58 m3/day								
	Recycled water - Gardening (CMD):	3 m3/day								
	Swimming pool make up (Cum):	1 m3								
	Total Water Requirement (CMD):	167 m3/day								
	Fire fighting - Underground water tank(CMD):	200 m3								
	Fire fighting - Overhead water tank(CMD):	A building - 128 m3, B building - 124 m3 & C building - 48 m3								
	Excess treated water	89 m3/day								
Details of Swimming pool (If any)	Swimming pool of size - 6 m x 12 m x 1.3 m Make up water requirement - 1 m3									
33.Details of Total water consumed										
Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)			
	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total	
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	

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34.Rain Water Harvesting (RWH)	Level of the Ground water table:	Pre monsoon-7 m , Post monsoon-6 m average
	Size and no of RWH tank(s) and Quantity:	NA
	Location of the RWH tank(s):	NA
	Quantity of recharge pits:	6 nos.of recharge pits
	Size of recharge pits :	1.3 m. X 2.5 m depth
	Budgetary allocation (Capital cost) :	Rs. 2 Lakh
	Budgetary allocation (O & M cost) :	Rs. 1 Lakh
	Details of UGT tanks if any :	UGT (Existing)- 1. Drinking water-19 m3 2. Utility for commercial - 37 m3 3. Utility for residential -150 m3 4. Fire water tank - 200 m3 5. Flushing water tank - 70 m3 UGT (Proposed)- 1. Drinking water-19 m3 2. Utility water tank- 164 m3 3. Fire water tank - 200 m3 4. Flushing water tank - 95 m3
35.Storm water drainage	Natural water drainage pattern:	As per contour
	Quantity of storm water:	0.23 m3/sec
	Size of SWD:	450 mm line with perforated chambers 600 mm x 600 mm
Sewage and Waste water	Sewage generation in KLD:	150 m3/day
	STP technology:	MBBR
	Capacity of STP (CMD):	1 no. and capacity are 160 m3/day
	Location & area of the STP:	STP 1: 160 m3/day is Near amenity area with area 307 m2
	Budgetary allocation (Capital cost):	Rs. 40 Lakh
	Budgetary allocation (O & M cost):	Rs. 10 Lakh
36.Solid waste Management		
Waste generation in the Pre Construction and Construction phase:	Waste generation:	15,511 m3 excavation quantity
	Disposal of the construction waste debris:	Will be used for levelling & backfilling work at site.
Waste generation in the operation Phase:	Dry waste:	263 kg/day
	Wet waste:	368 kg/day
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	1 kg/day
	Others if any:	E waste 2 kg/day

Mode of Disposal of waste:	Dry waste:	Handed over to authorized recycler for further handling and purpose
	Wet waste:	Through Vermicomposting pits & OWC machine. Generated manure will be used for gardening
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	Will be used as manure for gardening purpose
	Others if any:	Handed over to authorized recyclers for further treatment.
Area requirement:	Location(s):	Near B Building and C Building
	Area for the storage of waste & other material:	12 m ²
	Area for machinery:	36 m ²
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 15 Lakh
	O & M cost:	Rs. 3 Lakh

37. Effluent Characteristics

Serial Number	Parameters	Unit	Inlet Effluent Characteristics	Outlet Effluent Characteristics	Effluent discharge standards (MPCB)
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
Amount of effluent generation (CMD):		Not applicable			
Capacity of the ETP:		Not applicable			
Amount of treated effluent recycled :		Not applicable			
Amount of water send to the CETP:		Not applicable			
Membership of CETP (if require):		Not applicable			
Note on ETP technology to be used		Not applicable			
Disposal of the ETP sludge		Not applicable			

38. Hazardous Waste Details

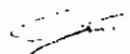
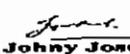
Serial Number	Description	Cat	UOM	Existing	Proposed	Total	Method of Disposal
1	Not applicable						

39. Stacks emission Details

Serial Number	Section & units	Fuel Used with Quantity	Stack No.	Height from ground level (m)	Internal diameter (m)	Temp. of Exhaust Gases
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

40. Details of Fuel to be used

Serial Number	Type of Fuel	Existing	Proposed	Total
1	Not applicable	Not applicable	Not applicable	Not applicable
41. Source of Fuel		Not applicable		
42. Mode of Transportation of fuel to site		Not applicable		

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43.Green Belt Development	Total RG area :	1,143 m2
	No of trees to be cut :	NA
	Number of trees to be planted :	108 nos. proposed
	List of proposed native trees :	Provided
	Timeline for completion of plantation :	6 to 9 months after completion of Civil Works

44.Number and list of trees species to be planted in the ground

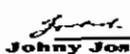
Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Azadirachta indica	Neem	14	Good for road side plantation & provide shade.
2	Bauhinia racemosa	Apata	18	Drought resistance, good air purifier and have medicinal properties.
3	Cassia Fistula	Bahava	14	Have medicinal properties and larval host for butterflies
4	Lagerstroemia Flos-reginae	Tamhan	52	Good as a avenue tree good for group planting around water garden & ponds.
5	Michelia champaka	Son chapha	10	Butterfly-host plant
6	Total	-	108	-

45.Total quantity of plants on ground

46.Number and list of shrubs and bushes species to be planted in the podium RG:

Serial Number	Name	C/C Distance	Area m2
1	-	-	-

47.Energy

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Power requirement:	Source of power supply :	MSEDCL
	During Construction Phase: (Demand Load)	30 kW
	DG set as Power back-up during construction phase	1 nos. x 40 kVA
	During Operation phase (Connected load):	1,865 kVA
	During Operation phase (Demand load):	1,658 kVA
	Transformer:	3 nos. x 630 kVA
	DG set as Power back-up during operation phase:	1 no. x 160 kVA, stack height 6.53 m
	Fuel used:	Diesel
	Details of high tension line passing through the plot if any:	NA

48. Energy saving by non-conventional method:

1. LED Lamps in Common area ,
2. Solar Hot Water System.

49. Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Overall energy saving	19 %

50. Details of pollution control Systems

Source	Existing pollution control system	Proposed to be installed
Not applicable	Not applicable	Not applicable

Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 40 Lakh
	O & M cost:	Rs. 1 Lakh

51. Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Air Environment	Water for dust suppression	Rs. 2 Lakh
2	Site Sanitation & Safety	Sanitation Disinfection & Health check up	Rs. 6 Lakh
3	Environmental Monitoring	Environmental Monitoring	Rs. 3 Lakh
4	Disinfection	Anti-termite treatment	Rs. 2 Lakh
5	Health Check up	Safety parameters	Rs. 2 Lakh
6	Total	-	Rs. 15 Lakh

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b) Operation Phase (with Break-up):

Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	Sewage Treatment plant	1 no. of STP having total Capacity 160 m ³ /day	Rs. 40 Lakh	Rs. 10 Lakh
2	Vermicomposting Pit	3 unites for A, B & C building and OWC machine	Rs. 15 Lakh	Rs. 3 Lakh
3	Landscape	Tree Plantation & Landscaping	Rs. 4 Lakh	Rs. 1 Lakh
4	Environmental Monitoring	Monitoring and analysis of Air and Noise, water, soil etc.	MoEF Approved Laboratory	Rs. 3 Lakh
5	Energy Conservation	Solar street lighting	Rs. 40 Lakh	Rs. 1 Lakh
6	Rain Water Harvesting	6 no. of recharge pits	Rs. 2 Lakh	Rs. 1 Lakh
7	Laying of storm & Sewer line up to final disposal point	Laying of storm & Sewer line up to final disposal point	Rs. 12 Lakh	Rs. 1 Lakh
8	Total	-	Rs. 113 Lakh	Rs. 20 Lakh

51.Storage of chemicals (inflammable/explosive/hazardous/toxic substances)

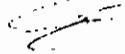
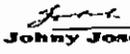
Description	Status	Location	Storage Capacity in MT	Maximum Quantity of Storage at any point of time in MT	Consumption / Month in MT	Source of Supply	Means of transportation
Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

52.Any Other Information

No Information Available

53.Traffic Management

Nos. of the junction to the main road & design of confluence:	1 No.
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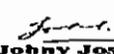
 Shri. Anil Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 171 Meeting Date: July 17, 2019	Page 419 of 507	 Shri. Johnny Joseph (Chairman SEIAA)
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Parking details:	Number and area of basement:	1. A building- 1 no., Area- 1,567 m2, 2. B building-1 no., area- 2,185 m2, 3. C building- 1 no. area- 1,084 m2; Total basement area- 4,834 m2
	Number and area of podia:	NA
	Total Parking area:	6,923 m2
	Area per car:	35 m2 for Basement & 30 m2 for Covered parking
	Area per car:	35 m2 for Basement & 30 m2 for Covered parking
	Number of 2-Wheelers as approved by competent authority:	656 nos. of scooters & 528 nos. of cycles
	Number of 4-Wheelers as approved by competent authority:	180 nos.
	Public Transport:	NA
	Width of all Internal roads (m):	6 m
	CRZ/ RRZ clearance obtain, if any:	NA
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	NA
	Category as per schedule of EIA Notification sheet	8(a), B2
	Court cases pending if any	Court Cases details- 1. District court, Pune- Case no.627/2013 2. District court, Pune- Case no.674/2017 3. Additional collector, Pune- RTS appeal- 2/A/298/2018 4. PMC court- 1191/2017 All the above-mentioned cases are not pertaining to environment
	Other Relevant Informations	We are applying for Residential and Commercial project under schedule 8(a) B2 category. We have received sanction from Pune Municipal Corporation for building B & C. Building A is proposed. Now we are applying for EC considered A, B & C building. We have submitted application to MoEF having proposal no. IA/MH/NCP/67813/2017 dated 01.09.2017 under the violation cases as per MoEF notification dated 14.03.2017
	Have you previously submitted Application online on MOEF Website.	Yes
	Date of online submission	01-09-2017

SEAC DISCUSSION ON ENVIRONMENTAL ASPECTS

Summarised in brief information of Project as below.

Brief information of the project by SEAC

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PP submitted their application for prior Environmental clearance for total plot area of 11432 m², FSI area of 18217 m², Non FSI area of 19758 m² and total BUA of 37975 m².

DECISION OF SEAC

The case was discussed on the basis of the documents submitted and presentation made by the proponent. The Committee also referred the legal opinion of Advocate General, GoM regarding processing the application in light of Judgment by Hon'ble Supreme Court dt. 10.08.2018 in Civil Appeal No. 10854 of 2016.

In view of aforesaid legal opinion, the Committee decided to **recommend rejection** of the proposal for grant of environmental clearance.

Specific Conditions by SEAC:

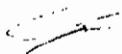
SEIAA DECISION

As per representation done by PP case shall be sent to L& JD and legal opinion shall be sought, hence case is deferred till legal opinion is obtained.

Specific Conditions by SEIAA:

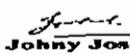
FINAL RECOMMENDATION

SEIAA have decided to defer the proposal. Kindly find SEIAA decision above.


Shri. Anil Diggikar (Member
Secretary SEIAA)

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2019

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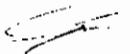

Shri. Johnny Joseph
(Chairman SEIAA)

ANNEXURE-9

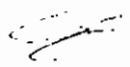
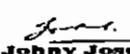
186 th meeting of SEIAA	
SEIAA Meeting number: 186 Meeting Date February 6, 2020	
Subject: Environment Clearance for Environmental Clearance for proposed Residential & Commercial development "Ganga Arcadia" at Kharadi Pune	
Is a Violation Case: Yes	
1.Name of Project	Residential & Commercial project "Ganga Arcadia" by M/s. Goel Ganga India Pvt. Ltd
2.Type of institution	Private
3.Name of Project Proponent	Shri Atul Goel - M/s. Goel Ganga India Pvt Ltd
4.Name of Consultant	Mahabal Enviro Engineers Pvt. Ltd.
5.Type of project	Housing project
6.New project/expansion in existing project/modernization/diversification in existing project	New project
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Not applicable
8.Location of the project	Plot A , S.no. 22/2 (P) at Kharadi , Pune
9.Taluka	Haveli
10.Village	Kharadi
Correspondence Name:	M/s. Goel Ganga India Pvt Ltd.
Room Number:	-
Floor:	3rd floor
Building Name:	San Mahu Commercial complex
Road/Street Name:	5 Bund Garden Road , Opp. Poona Club Camp, Pune I
Locality:	Pune
City:	Pune
11.Whether in Corporation / Municipal / other area	Pune Municipal Corporation
12.IOD/IOA/Concession/Plan Approval Number	Sanction Plan Approved by Pune Municipal Corporation IOD/IOA/Concession/Plan Approval Number: CC/2080/15 dated 06.10.2015 Approved Built-up Area: 10873
13.Note on the initiated work (If applicable)	Building B & C completed as per sanction received from Pune Municipal Corporation vide no. CC/2080/15 dated 06.10.2015
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	Not Applicable
15.Total Plot Area (sq. m.)	11,432 m2
16.Deductions	2,860 m2
17.Net Plot area	8,571 m2
18 (a).Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 18,217 m2 b) Non FSI area (sq. m.): 19,758 m2 c) Total BUA area (sq. m.): 37975
18 (b).Approved Built up area as per DCR	Approved FSI area (sq. m.): 10873 m2 Approved Non FSI area (sq. m.): NA Date of Approval: 06-10-2015
19.Total ground coverage (m2)	4,043
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	47 %
21.Estimated cost of the project	974400000
22.Number of buildings & its configuration	

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Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)	
1	Building A	B+G+11	35.95	
2	Building B	B+G+8	29.89	
3	Building C	B+G+4	16.87	
4	Commercial	Total 68 nos of shop (A building -16 nos. proposed; B building- 24 nos. & C building 28 nos. Existing)	-	
5	Club House	G+1	7.05	
23.Number of tenants and shops	Tenements- 232 nos. & Shops- 68 nos.			
24.Number of expected residents / users	Residential - 1,160 nos. & Commercial -204 nos.- Total Population- 1,364 nos.			
25.Tenant density per hectare	250/Ha.			
26.Height of the building(s)				
27.Right of way (Width of the road from the nearest fire station to the proposed building(s))	30 m & 45 m wide road			
28.Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	9 m			
29.Existing structure (s) if any	1. B building completed- Completion certificate received from PMC for 24 shops & 84 flats vide no. OCC/0637/15 dated 21.08.2015 & for 12 flats vide no. OCC/0980/15 dated 31.10.2015. 2. C building Occupancy certificate received vide no. OCC/0683/17 dated 28.06.2017			
30.Details of the demolition with disposal (If applicable)	Not Applicable			
31.Production Details				
Serial Number	Product	Existing (MT/M)	Proposed (MT/M)	Total (MT/M)
1	Not applicable	Not applicable	Not applicable	Not applicable
32.Total Water Requirement				

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Dry season:	Source of water	Pune Municipal corporation								
	Fresh water (CMD):	109 m3/day								
	Recycled water - Flushing (CMD):	58 m3/day								
	Recycled water - Gardening (CMD):	6 m3/day								
	Swimming pool make up (Cum):	1 m3								
	Total Water Requirement (CMD) :	167 m3/day								
	Fire fighting - Underground water tank(CMD):	200 m3								
	Fire fighting - Overhead water tank(CMD):	A building - 128 m3, B building - 124 m3 & C building - 48 m3								
	Excess treated water	86 m3/day								
Wet season:	Source of water	Pune Municipal corporation								
	Fresh water (CMD):	109 m3/day								
	Recycled water - Flushing (CMD):	58 m3/day								
	Recycled water - Gardening (CMD):	3 m3/day								
	Swimming pool make up (Cum):	1 m3								
	Total Water Requirement (CMD) :	167 m3/day								
	Fire fighting - Underground water tank(CMD):	200 m3								
	Fire fighting - Overhead water tank(CMD):	A building - 128 m3, B building - 124 m3 & C building - 48 m3								
	Excess treated water	89 m3/day								
Details of Swimming pool (If any)	Swimming pool of size - 6 m x 12 m x 1.3 m Make up water requirement - 1 m3									
33.Details of Total water consumed										
Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)			
	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total	
Water Requirement										
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	

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34. Rain Water Harvesting (RWH)	Level of the Ground water table:	Pre monsoon-7 m , Post monsoon-6 m average
	Size and no of RWH tank(s) and Quantity:	NA
	Location of the RWH tank(s):	NA
	Quantity of recharge pits:	6 nos.of recharge pits
	Size of recharge pits :	1.3 m. X 2.5 m depth
	Budgetary allocation (Capital cost) :	Rs. 2 Lakh
	Budgetary allocation (O & M cost) :	Rs. 1 Lakh
	Details of UGT tanks if any :	UGT (Existing)- 1. Drinking water-19 m3 2. Utility for commercial - 37 m3 3. Utility for residential -150 m3 4. Fire water tank - 200 m3 5. Flushing water tank - 70 m3 UGT (Proposed)- 1. Drinking water-19 m3 2. Utility water tank- 164 m3 3. Fire water tank - 200 m3 4. Flushing water tank - 95 m3
35. Storm water drainage	Natural water drainage pattern:	As per contour
	Quantity of storm water:	0.23 m3/sec
	Size of SWD:	450 mm line with perforated chambers 600 mm x 600 mm
Sewage and Waste water	Sewage generation in KLD:	150 m3/day
	STP technology:	MBBR
	Capacity of STP (CMD):	1 no. and capacity are 160 m3/day
	Location & area of the STP:	STP 1: 160 m3/day is Near amenity area with area 307 m2
	Budgetary allocation (Capital cost):	Rs. 40 Lakh
	Budgetary allocation (O & M cost):	Rs. 10 Lakh
36. Solid waste Management		
Waste generation in the Pre Construction and Construction phase:	Waste generation:	15,511 m3 excavation quantity
	Disposal of the construction waste debris:	Will be used for levelling & backfilling work at site.
Waste generation in the operation Phase:	Dry waste:	263 kg/day
	Wet waste:	368 kg/day
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	1 kg/day
	Others if any:	E waste 2 kg/day

Mode of Disposal of waste:	Dry waste:	Handed over to authorized recycler for further handling and purpose
	Wet waste:	Through Vermicomposting pits & OWC machine. Generated manure will be used for gardening
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	Will be used as manure for gardening purpose
	Others if any:	Handed over to authorized recyclers for further treatment.
Area requirement:	Location(s):	Near B Building and C Building
	Area for the storage of waste & other material:	12 m ²
	Area for machinery:	36 m ²
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 15 Lakh
	O & M cost:	Rs. 3 Lakh

37. Effluent Characteristics

Serial Number	Parameters	Unit	Inlet Effluent Characteristics	Outlet Effluent Characteristics	Effluent discharge standards (MPCB)
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
Amount of effluent generation (CMD):		Not applicable			
Capacity of the ETP:		Not applicable			
Amount of treated effluent recycled :		Not applicable			
Amount of water send to the CETP:		Not applicable			
Membership of CETP (if require):		Not applicable			
Note on ETP technology to be used		Not applicable			
Disposal of the ETP sludge		Not applicable			

38. Hazardous Waste Details

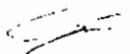
Serial Number	Description	Cat	UOM	Existing	Proposed	Total	Method of Disposal
1	Not applicable						

39. Stacks emission Details

Serial Number	Section & units	Fuel Used with Quantity	Stack No.	Height from ground level (m)	Internal diameter (m)	Temp. of Exhaust Gases
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

40. Details of Fuel to be used

Serial Number	Type of Fuel	Existing	Proposed	Total
1	Not applicable	Not applicable	Not applicable	Not applicable
41. Source of Fuel		Not applicable		
42. Mode of Transportation of fuel to site		Not applicable		

 Shri. Anil Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 186 Meeting Date: February 6, 2020	Page 15 of 666	 Shri. Johnny Joseph (Chairman SEIAA)
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43.Green Belt Development	Total RG area :	1,143 m2
	No of trees to be cut :	NA
	Number of trees to be planted :	108 nos. proposed
	List of proposed native trees :	Provided
	Timeline for completion of plantation :	6 to 9 months after completion of Civil Works

44.Number and list of trees species to be planted in the ground

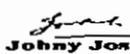
Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Azadirachta indica	Neem	14	Good for road side plantation & provide shade.
2	Bauhinia racemosa	Apata	18	Drought resistance, good air purifier and have medicinal properties.
3	Cassia Fistula	Bahava	14	Have medicinal properties and larval host for butterflies
4	Lagerstroemia Flos-reginae	Tamhan	52	Good as a avenue tree good for group planting around water garden & ponds.
5	Michelia champaka	Son chapha	10	Butterfly-host plant
6	Total	-	108	-

45.Total quantity of plants on ground

46.Number and list of shrubs and bushes species to be planted in the podium RG:

Serial Number	Name	C/C Distance	Area m2
1	-	-	-

47.Energy

 Shri. Anil Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 186 Meeting Date: February 6, 2020	Page 16 of 666	 Shri. Johnny Joseph (Chairman SEIAA)
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Power requirement:	Source of power supply :	MSEDCL
	During Construction Phase: (Demand Load)	30 kW
	DG set as Power back-up during construction phase	1 nos. x 40 kVA
	During Operation phase (Connected load):	1,865 kVA
	During Operation phase (Demand load):	1,658 kVA
	Transformer:	3 nos. x 630 kVA
	DG set as Power back-up during operation phase:	1 no. x 160 kVA, stack height 6.53 m
	Fuel used:	Diesel
	Details of high tension line passing through the plot if any:	NA

48. Energy saving by non-conventional method:

1. LED Lamps in Common area ,
2. Solar Hot Water System.

49. Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Overall energy saving	19 %

50. Details of pollution control Systems

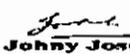
Source	Existing pollution control system	Proposed to be installed
Not applicable	Not applicable	Not applicable

Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 40 Lakh
	O & M cost:	Rs. 1 Lakh

51. Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Air Environment	Water for dust suppression	Rs. 2 Lakh
2	Site Sanitation & Safety	Sanitation Disinfection & Health check up	Rs. 6 Lakh
3	Environmental Monitoring	Environmental Monitoring	Rs. 3 Lakh
4	Disinfection	Anti-termite treatment	Rs. 2 Lakh
5	Health Check up	Safety parameters	Rs. 2 Lakh
6	Total	-	Rs.15 Lakh

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b) Operation Phase (with Break-up):				
Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	Sewage Treatment plant	1 no. of STP having total Capacity 160 m ³ /day	Rs. 40 Lakh	Rs. 10 Lakh
2	Vermicomposting Pit	3 unites for A, B & C building and OWC machine	Rs. 15 Lakh	Rs. 3 Lakh
3	Landscape	Tree Plantation & Landscaping	Rs. 4 Lakh	Rs. 1 Lakh
4	Environmental Monitoring	Monitoring and analysis of Air and Noise, water, soil etc.	MoEF Approved Laboratory	Rs. 3 Lakh
5	Energy Conservation	Solar street lighting	Rs. 40 Lakh	Rs. 1 Lakh
6	Rain Water Harvesting	6 no. of recharge pits	Rs. 2 Lakh	Rs. 1 Lakh
7	Laying of storm & Sewer line up to final disposal point	Laying of storm & Sewer line up to final disposal point	Rs. 12 Lakh	Rs. 1 Lakh
8	Total	-	Rs. 113 Lakh	Rs. 20 Lakh

51.Storage of chemicals (inflammable/explosive/hazardous/toxic substances)

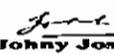
Description	Status	Location	Storage Capacity in MT	Maximum Quantity of Storage at any point of time in MT	Consumption / Month in MT	Source of Supply	Means of transportation
Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

52.Any Other Information

No Information Available

53.Traffic Management

Nos. of the junction to the main road & design of confluence:	1 No.
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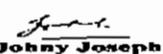
 Shri. Anil Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 186 Meeting Date: February 6, 2020	Page 18 of 666	 Shri. Johnny Joseph (Chairman SEIAA)
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Parking details:	Number and area of basement:	1. A building- 1 no., Area- 1,567 m2, 2. B building-1 no., area- 2,185 m2, 3. C building- 1 no. area- 1,084 m2; Total basement area- 4,834 m2
	Number and area of podia:	NA
	Total Parking area:	6,923 m2
	Area per car:	35 m2 for Basement & 30 m2 for Covered parking
	Area per car:	35 m2 for Basement & 30 m2 for Covered parking
	Number of 2-Wheelers as approved by competent authority:	656 nos. of scooters & 528 nos. of cycles
	Number of 4-Wheelers as approved by competent authority:	180 nos.
	Public Transport:	NA
	Width of all Internal roads (m):	6 m
	CRZ/ RRZ clearance obtain, if any:	NA
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	NA
	Category as per schedule of EIA Notification sheet	8(a), B2
	Court cases pending if any	Court Cases details- 1. District court, Pune- Case no.627/2013 2. District court, Pune- Case no.674/2017 3. Additional collector, Pune- RTS appeal- 2/A/298/2018 4. PMC court- 1191/2017 All the above-mentioned cases are not pertaining to environment
	Other Relevant Informations	We are applying for Residential and Commercial project under schedule 8(a) B2 category. We have received sanction from Pune Municipal Corporation for building B & C. Building A is proposed. Now we are applying for EC considered A, B & C building. We have submitted application to MoEF having proposal no. IA/MH/NCP/67813/2017 dated 01.09.2017 under the violation cases as per MoEF notification dated 14.03.2017
	Have you previously submitted Application online on MOEF Website.	Yes
	Date of online submission	01-09-2017

SEAC DISCUSSION ON ENVIRONMENTAL ASPECTS

Summarised in brief information of Project as below.

Brief information of the project by SEAC

 Shri. Anil Diggikar (Member Secretary SEIAA)	SEIAA Meeting No: 186 Meeting Date: February 6, 2020	Page 19 of 666	 Shri. Johny Joseph (Chairman SEIAA)
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PP submitted their application for prior Environmental clearance for total plot area of 11432 m², FSI area of 18217 m², Non FSI area of 19758 m² and total BUA of 37975 m².

DECISION OF SEAC

The case was discussed on the basis of the documents submitted and presentation made by the proponent. The Committee also referred the legal opinion of Advocate General, GoM regarding processing the application in light of Judgment by Hon'ble Supreme Court dt. 10.08.2018 in Civil Appeal No. 10854 of 2016.

In view of aforesaid legal opinion, the Committee decided to **recommend rejection** of the proposal for grant of environmental clearance.

Specific Conditions by SEAC:

SEIAA DECISION

SEAC in the view of litigation pending in the matter referred the proposal to SEIAA for rejection.

M/s.Goel Ganga Developers India Pvt. Ltd. has moved an application to Hon. Supreme Court praying that the main judgment dated 10.08.2018 be clarified to the extent that the appellants on deposit of Rs. 40 Crores may be permitted to carry out other than the project which was not subject matter of the CA no 10854 of 2016 and connected matters.

Hon. Supreme Court of India in its judgment dated 27.01.2020 stated as below-

" The grievance of the appellant is that through 40 crores have been deposited out of the 100 crores ordered by this court the appellant is not being granted clearance for other projects, therefore not in a position to deposit balance 60 crores.

Keeping in view the larger interest on the deposit of 40 crores the appellant may be granted requisite permission in accordance with law and this order will not come in its way. However, as far as project in question is concerned, no further construction can be carried out till the Judgment dated 10.08.2018 is complied with."

In the view of above judgment of Hon. Supreme Court, SEIAA after deliberations decided to refer back the proposal to SEAC for appraisal.

Specific Conditions by SEIAA:

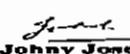
FINAL RECOMMENDATION

SEIAA have decided to refer back the proposal to SEAC due to the above conditions


Shri. Anil Diggikar (Member
Secretary SEIAA)

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Shri. Johnny Joseph
(Chairman SEIAA)

1038 ANNEXURE-10

104 SEAC-3 Day 01	
SEAC Meeting number: 104 Meeting Date February 18, 2020	
Subject: Environment Clearance for Environmental Clearance for proposed Residential & Commercial development "Ganga Arcadia" at Kharadi Pune	
Is a Violation Case: Yes	
1.Name of Project	Residential & Commercial project "Ganga Arcadia" by M/s. Goel Ganga India Pvt. Ltd
2.Type of institution	Private
3.Name of Project Proponent	Shri Atul Goel - M/s. Goel Ganga India Pvt Ltd
4.Name of Consultant	Mahabal Enviro Engineers Pvt. Ltd.
5.Type of project	Housing project
6.New project/expansion in existing project/modernization/diversification in existing project	New project
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Not applicable
8.Location of the project	Plot A , S.no. 22/2 (P) at Kharadi , Pune
9.Taluka	Haveli
10.Village	Kharadi
Correspondence Name:	M/s. Goel Ganga India Pvt ltd.
Room Number:	-
Floor:	3rd floor
Building Name:	San Mahu Commercial complex
Road/Street Name:	5 Bund Garden Road , Opp. Poona Club Camp, Pune I
Locality:	Pune
City:	Pune
11.Whether in Corporation / Municipal / other area	Pune Municipal Corporation
12.IOD/IOA/Concession/Plan Approval Number	Sanction Plan Approved by Pune Municipal Corporation
	IOD/IOA/Concession/Plan Approval Number: CC/2080/15 dated 06.10.2015
	Approved Built-up Area: 10873
13.Note on the initiated work (If applicable)	Building B & C completed as per sanction received from Pune Municipal Corporation vide no. CC/2080/15 dated 06.10.2015
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	Not Applicable
15.Total Plot Area (sq. m.)	11,432 m2
16.Deductions	2,860 m2
17.Net Plot area	8,571 m2
18 (a).Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 18,217 m2
	b) Non FSI area (sq. m.): 19,758 m2
	c) Total BUA area (sq. m.): 37975
18 (b).Approved Built up area as per DCR	Approved FSI area (sq. m.): 10873 m2
	Approved Non FSI area (sq. m.): NA
	Date of Approval: 06-10-2015
19.Total ground coverage (m2)	4,043
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	47 %
21.Estimated cost of the project	974400000
22.Number of buildings & its configuration	

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: 104 Meeting Date: February 18, 2020	Page 47 of 106	Name: Shri. Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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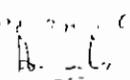
Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)
1	Building A	B+G+11	35.95
2	Building B	B+G+8	29.89
3	Building C	B+G+4	16.87
4	Commercial	Total 68 nos of shop (A building -16 nos. proposed; B building- 24 nos. & C building 28 nos. Existing)	-
5	Club House	G+1	7.05

23. Number of tenants and shops	Tenements- 232 nos. & Shops- 68 nos.
24. Number of expected residents / users	Residential - 1,160 nos. & Commercial -204 nos.- Total Population- 1,364 nos.
25. Tenant density per hectare	250/Ha.
26. Height of the building(s)	
27. Right of way (Width of the road from the nearest fire station to the proposed building(s))	30 m & 45 m wide road
28. Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	9 m
29. Existing structure (s) if any	1. B building completed- Completion certificate received from PMC for 24 shops & 84 flats vide no. OCC/0637/15 dated 21.08.2015 & for 12 flats vide no. OCC/0980/15 dated 31.10.2015. 2. C building Occupancy certificate received vide no. OCC/0683/17 dated 28.06.2017
30. Details of the demolition with disposal (If applicable)	Not Applicable

31. Production Details

Serial Number	Product	Existing (MT/M)	Proposed (MT/M)	Total (MT/M)
1	Not applicable	Not applicable	Not applicable	Not applicable

32. Total Water Requirement

 Joy S. Thakur (Secretary SEAC-III)	SEAC Meeting No: 104 Meeting Date: February 18, 2020	Page 48 of 106	Name:  Signature: Shri. Anil Kale (Chairman SEAC-III)
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Dry season:	Source of water	Pune Municipal corporation							
	Fresh water (CMD):	109 m3/day							
	Recycled water - Flushing (CMD):	58 m3/day							
	Recycled water - Gardening (CMD):	6 m3/day							
	Swimming pool make up (Cum):	1 m3							
	Total Water Requirement (CMD) :	167 m3/day							
	Fire fighting - Underground water tank(CMD):	200 m3							
	Fire fighting - Overhead water tank(CMD):	A building - 128 m3, B building - 124 m3 & C building - 48 m3							
	Excess treated water	86 m3/day							
Wet season:	Source of water	Pune Municipal corporation							
	Fresh water (CMD):	109 m3/day							
	Recycled water - Flushing (CMD):	58 m3/day							
	Recycled water - Gardening (CMD):	3 m3/day							
	Swimming pool make up (Cum):	1 m3							
	Total Water Requirement (CMD) :	167 m3/day							
	Fire fighting - Underground water tank(CMD):	200 m3							
	Fire fighting - Overhead water tank(CMD):	A building - 128 m3, B building - 124 m3 & C building - 48 m3							
	Excess treated water	89 m3/day							
Details of Swimming pool (If any)	Swimming pool of size - 6 m x 12 m x 1.3 m Make up water requirement - 1 m3								
33.Details of Total water consumed									
Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)		
	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: 104 Meeting Date: February 18, 2020	Page 49 of 106	Name: Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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34.Rain Water Harvesting (RWH)	Level of the Ground water table:	Pre monsoon-7 m , Post monsoon-6 m average
	Size and no of RWH tank(s) and Quantity:	NA
	Location of the RWH tank(s):	NA
	Quantity of recharge pits:	6 nos.of recharge pits
	Size of recharge pits :	1.3 m. X 2.5 m depth
	Budgetary allocation (Capital cost) :	Rs. 2 Lakh
	Budgetary allocation (O & M cost) :	Rs. 1 Lakh
	Details of UGT tanks if any :	UGT (Existing)- 1. Drinking water-19 m3 2. Utility for commercial - 37 m3 3. Utility for residential -150 m3 4. Fire water tank - 200 m3 5. Flushing water tank - 70 m3 UGT (Proposed)- 1. Drinking water-19 m3 2. Utility water tank- 164 m3 3. Fire water tank - 200 m3 4. Flushing water tank - 95 m3
35.Storm water drainage	Natural water drainage pattern:	As per contour
	Quantity of storm water:	0.23 m3/sec
	Size of SWD:	450 mm line with perforated chambers 600 mm x 600 mm
Sewage and Waste water	Sewage generation in KLD:	150 m3/day
	STP technology:	MBBR
	Capacity of STP (CMD):	1 no. and capacity are 160 m3/day
	Location & area of the STP:	STP 1: 160 m3/day is Near amenity area with area 307 m2
	Budgetary allocation (Capital cost):	Rs. 40 Lakh
	Budgetary allocation (O & M cost):	Rs. 10 Lakh
36.Solid waste Management		
Waste generation in the Pre Construction and Construction phase:	Waste generation:	15,511 m3 excavation quantity
	Disposal of the construction waste debris:	Will be used for levelling & backfilling work at site.
Waste generation in the operation Phase:	Dry waste:	263 kg/day
	Wet waste:	368 kg/day
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	1 kg/day
	Others if any:	E waste 2 kg/day

Mode of Disposal of waste:	Dry waste:	Handed over to authorized recycler for further handling and purpose
	Wet waste:	Through Vermicomposting pits & OWC machine. Generated manure will be used for gardening
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	Will be used as manure for gardening purpose
	Others if any:	Handed over to authorized recyclers for further treatment.
Area requirement:	Location(s):	Near B Building and C Building
	Area for the storage of waste & other material:	12 m ²
	Area for machinery:	36 m ²
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 15 Lakh
	O & M cost:	Rs. 3 Lakh

37. Effluent Characteristics

Serial Number	Parameters	Unit	Inlet Effluent Characteristics	Outlet Effluent Characteristics	Effluent discharge standards (MPCB)
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
Amount of effluent generation (CMD):		Not applicable			
Capacity of the ETP:		Not applicable			
Amount of treated effluent recycled :		Not applicable			
Amount of water send to the CETP:		Not applicable			
Membership of CETP (if require):		Not applicable			
Note on ETP technology to be used		Not applicable			
Disposal of the ETP sludge		Not applicable			

38. Hazardous Waste Details

Serial Number	Description	Cat	UOM	Existing	Proposed	Total	Method of Disposal
1	Not applicable						

39. Stacks emission Details

Serial Number	Section & units	Fuel Used with Quantity	Stack No.	Height from ground level (m)	Internal diameter (m)	Temp. of Exhaust Gases
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

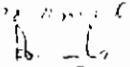
40. Details of Fuel to be used

Serial Number	Type of Fuel	Existing	Proposed	Total
1	Not applicable	Not applicable	Not applicable	Not applicable
41. Source of Fuel		Not applicable		
42. Mode of Transportation of fuel to site		Not applicable		


 Joy S. Thakur (Secretary
 SEAC-III)

SEAC Meeting No: 104 Meeting Date: February 18, 2020

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Name: Anil Kale
 Signature: 
 Shri. Anil Kale (Chairman
 SEAC-III)

43.Green Belt Development	Total RG area :	1,143 m2
	No of trees to be cut :	NA
	Number of trees to be planted :	108 nos. proposed
	List of proposed native trees :	Provided
	Timeline for completion of plantation :	6 to 9 months after completion of Civil Works

44.Number and list of trees species to be planted in the ground

Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Azadirachta indica	Neem	14	Good for road side plantation & provide shade.
2	Bauhinia racemosa	Apata	18	Drought resistance, good air purifier and have medicinal properties.
3	Cassia Fistula	Bahava	14	Have medicinal properties and larval host for butterflies
4	Lagerstroemia Flos-reginae	Tamhan	52	Good as a avenue tree good for group planting around water garden & ponds.
5	Michelia champaka	Son chapha	10	Butterfly-host plant
6	Total	-	108	-
45.Total quantity of plants on ground				

46.Number and list of shrubs and bushes species to be planted in the podium RG:

Serial Number	Name	C/C Distance	Area m2
1	-	-	-

47.Energy

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: 104 Meeting Date: February 18, 2020	Page 52 of 106	Name: Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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Power requirement:	Source of power supply :	MSEDCL
	During Construction Phase: (Demand Load)	30 kW
	DG set as Power back-up during construction phase	1 nos. x 40 kVA
	During Operation phase (Connected load):	1,865 kVA
	During Operation phase (Demand load):	1,658 kVA
	Transformer:	3 nos. x 630 kVA
	DG set as Power back-up during operation phase:	1 no. x 160 kVA, stack height 6.53 m
	Fuel used:	Diesel
	Details of high tension line passing through the plot if any:	NA

48. Energy saving by non-conventional method:

1. LED Lamps in Common area ,
2. Solar Hot Water System.

49. Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Overall energy saving	19 %

50. Details of pollution control Systems

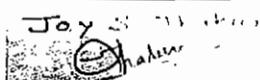
Source	Existing pollution control system	Proposed to be installed
Not applicable	Not applicable	Not applicable

Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 40 Lakh
	O & M cost:	Rs. 1 Lakh

51. Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Air Environment	Water for dust suppression	Rs. 2 Lakh
2	Site Sanitation & Safety	Sanitation Disinfection & Health check up	Rs. 6 Lakh
3	Environmental Monitoring	Environmental Monitoring	Rs. 3 Lakh
4	Disinfection	Anti-termite treatment	Rs. 2 Lakh
5	Health Check up	Safety parameters	Rs. 2 Lakh
6	Total	-	Rs.15 Lakh

 Joy S. Thakur (Secretary SEAC-III)	SEAC Meeting No: 104 Meeting Date: February 18, 2020	Page 53 of 106	Name: <i>Anil Kale</i> Signature: <i>Anil Kale</i> Shri. Anil Kale (Chairman SEAC-III)
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b) Operation Phase (with Break-up):				
Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	Sewage Treatment plant	1 no. of STP having total Capacity 160 m ³ /day	Rs. 40 Lakh	Rs. 10 Lakh
2	Vermicomposting Pit	3 unites for A, B & C building and OWC machine	Rs. 15 Lakh	Rs. 3 Lakh
3	Landscape	Tree Plantation & Landscaping	Rs. 4 Lakh	Rs. 1 Lakh
4	Environmental Monitoring	Monitoring and analysis of Air and Noise, water, soil etc.	MoEF Approved Laboratory	Rs. 3 Lakh
5	Energy Conservation	Solar street lighting	Rs. 40 Lakh	Rs. 1 Lakh
6	Rain Water Harvesting	6 no. of recharge pits	Rs. 2 Lakh	Rs. 1 Lakh
7	Laying of storm & Sewer line up to final disposal point	Laying of storm & Sewer line up to final disposal point	Rs. 12 Lakh	Rs. 1 Lakh
8	Total	-	Rs. 113 Lakh	Rs. 20 Lakh

51.Storage of chemicals (inflamable/explosive/hazardous/toxic substances)							
Description	Status	Location	Storage Capacity in MT	Maximum Quantity of Storage at any point of time in MT	Consumption / Month in MT	Source of Supply	Means of transportation
Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

52.Any Other Information	
No Information Available	

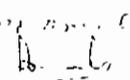
53.Traffic Management	
Nos. of the junction to the main road & design of confluence:	1 No.

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: I04 Meeting Date: February 18, 2020	Page 54 of 106	Name: Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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Parking details:	Number and area of basement:	1. A building- 1 no., Area- 1,567 m2, 2. B building-1 no., area- 2,185 m2, 3. C building- 1 no. area- 1,084 m2; Total basement area- 4,834 m2
	Number and area of podia:	NA
	Total Parking area:	6,923 m2
	Area per car:	35 m2 for Basement & 30 m2 for Covered parking
	Area per car:	35 m2 for Basement & 30 m2 for Covered parking
	Number of 2-Wheelers as approved by competent authority:	656 nos. of scooters & 528 nos. of cycles
	Number of 4-Wheelers as approved by competent authority:	180 nos.
	Public Transport:	NA
	Width of all Internal roads (m):	6 m
	CRZ/ RRZ clearance obtain, if any:	NA
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	NA
	Category as per schedule of EIA Notification sheet	8(a), B2
	Court cases pending if any	Court Cases details- 1. District court, Pune- Case no.627/2013 2. District court, Pune- Case no.674/2017 3. Additional collector, Pune- RTS appeal- 2/A/298/2018 4. PMC court- 1191/2017 All the above-mentioned cases are not pertaining to environment
	Other Relevant Informations	We are applying for Residential and Commercial project under schedule 8(a) B2 category. We have received sanction from Pune Municipal Corporation for building B & C. Building A is proposed. Now we are applying for EC considered A, B & C building. We have submitted application to MoEF having proposal no. IA/MH/NCP/67813/2017 dated 01.09.2017 under the violation cases as per MoEF notification dated 14.03.2017
	Have you previously submitted Application online on MOEF Website.	Yes
	Date of online submission	01-09-2017
SEAC DISCUSSION ON ENVIRONMENTAL ASPECTS		
Environmental Impacts of the project	-	
Water Budget	-	

 Joy S. Thakur (Secretary SEAC-III)	SEAC Meeting No: 104 Meeting Date: February 18, 2020	Page 55 of 106	Name: Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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Waste Water Treatment	-
Drainage pattern of the project	-
Ground water parameters	-
Solid Waste Management	-
Air Quality & Noise Level issues	-
Energy Management	-
Traffic circulation system and risk assessment	-
Landscape Plan	-
Disaster management system and risk assessment	-
Socioeconomic impact assessment	-
Environmental Management Plan	-
Any other issues related to environmental sustainability	-
Brief information of the project by SEAC	

 Joy S. Thakur (Secretary SEAC-III)	SEAC Meeting No: 104 Meeting Date: February 18, 2020	Page 56 of 106	Name: Anil Kale Signature:  Shri. Anil Kale (Chairman SEAC-III)
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PP submitted their application for prior Environmental clearance for total plot area of 11432 m², FSI area of 18217 m², Non FSI area of 19758 m² and total BUA of 37975 m².

The Committee noted the minutes of 186th SEIAA meeting dt.06.02.2020 as below:

"SEAC in the view of litigation pending in the matter referred the proposal to SEIAA for rejection.

M/s.Goel Ganga Developers India Pvt. Ltd. has moved an application to Hon. Supreme Court praying that the main judgment dated 10.08.2018 be clarified to the extent that the appellants on deposit of Rs. 40 Crores may be permitted to carry out other than the project which was not subject matter of the CA no 10854 of 2016 and connected matters.

Hon. Supreme Court of India in its judgment dated 27.01.2020 stated as below-

" The grievance of the appellant is that through 40 crores have been deposited out of the 100 crores ordered by this court the appellant is not being granted clearance for other projects, therefore not in a position to deposit balance 60 crores.

Keeping in view the larger interest on the deposit of 40 crores the appellant may be granted requisite permission in accordance with law and this order will not come in its way. However, as far as project in question is concerned, no further construction can be carried out till the Judgment dated 10.08.2018 is complied with."

In the view of above judgment of Hon. Supreme Court, SEIAA after deliberations decided to refer back the proposal to SEAC for appraisal."

The Committee noted that PP has applied as per the MoEF&CC Notification dated 14/03/2017 and 8/03/2018.

DECISION OF SEAC

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: 104 Meeting Date: February 18, 2020	Page 57 of 106	Name: Anil Kale Signature: [Signature] Shri. Anil Kale (Chairman SEAC-III)
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The proposal is appraised as category 6(a) H7. After deliberation, Committee hereby accords approval to the following Terms of Reference for undertaking Environment Impact Assessment (EIA) and preparation of Environment Management Plan (EMMP) for further discussion and consideration of SEAC.

Terms of Reference for EIA and preparation of Environment Management Plan (EMMP) for Violation Cases

1 Project Description

- 1 Project description (its importance and the benefits)
- 2 Project site details (location, top-sheet of the study area of 10 Km. Coordinates, google map, layout map, land use, ecological features and geo-hydrological status of the study area, drainage) Hydrogeological survey report with graphs & data
- 3 Land use as per the approved Master Plan of the area, Permits/Approvals received from the land owning agency, Development Authorities, Local Body, Water supply & Sewerage Board, etc
- 4 Land acquisition status, R & R details
- 5 Forest and Wildlife and eco-sensitive zones if any in the study area of 10 km. Any sensitive areas in Impact zone such as archaeological structures, reserved forest, noise sensitive zones etc. Clearances required under the Forest (Conservation) Act, 1980, the Wildlife (Protection) Act, 1972 under the Environment (Protection) Act, 1986
- 6 (G) High Tension wires if any on the plot.
- 7 (G) Plan showing HPL.
- 8 (G) Permits/Approvals granted by State Government in tabular and chronological form. Comparative statement of components approved and components constructed as per earlier PC (if applicable) and proposed development
- 9 (G) PP to submit the detailed master plan indicating already completed construction and proposed construction. PP to submit the certificate from architect for completed work.

2 Base Line Data

- 10 (D) Baseline environmental study for ambient air (PM₁₀, PM_{2.5}, SO₂, NO₂ & CO), water (both surface and ground), noise and soil for one month (except monsoon period) as per MoEF/CCAC/NCB guidelines at minimum 5 locations in the study area of 10 km. The collection and analysis of data shall be done by an environmental laboratory duly notified under the Environment (Protection) Act, 1986, or an environmental laboratory duly notified under the Environment (Protection) Act 1986, or an environmental laboratory accredited by NABL, or a laboratory of a Council of Scientific and Industrial Research (CSIR) institution working in the field of environment.
- 11 (C) Detail on flora and fauna and socio-economic aspects in the study area. Details of tree cutting, tree transplantations and survival report of existing trees
- 12 (C) Likely impact of the project on the environmental parameters (ambient air surface and ground water, land, flora and fauna and socio-economic, etc.)
- 13 (B) Source of water for different identified purposes with the permissions required from the concerned authorities. both for surface water and the ground water (by CGWA) as the case may be, Rain water harvesting etc
- 14 (G) Socio-economic infrastructure details including public transport arrangements on the site, PP to mention details of socio-economic in EIA.
- 15 (G) PP to submit contour map with slopes, drainage pattern of the site and surrounding area. Layout showing natural water courses on site. Initial runoff calculation before and after development.
- 16 (G) PP to submit details of existing trees, proposed to be cut, proposed to be transplanted along with tree survival report.

3 Traffic Impact Study In detail including:

- 17 (V) Traffic Management Plan for the development - Internal circulation indicating road width and turning radius. Cross section of roads at four places showing clear road width, distance left from building line, space left for plantation, footpath, service lanes etc
- 18 (V) Traffic Volume Counts and Turning Movement Counts on all the external surrounding roads of the proposed project showing the time period taken
- 19 (V) Topographic details of roads and intersection of the surrounding roads where counts are taken, actual geometry on ground to be shown with dimensions
- 20 (V) Traffic generation values of similar development to be given by actual count by actual count as support data for assumption made in the particular project.
- 21 (V) Parking statement mentioning parking as per OCR & parking provided actually
- 22 (V) Basement ventilation plan. Fire Tender Movement Plan showing clear road and turning radius, Cross section of roads at four places including UGT, OWT and DG set location showing clear road width and distance left from building line & space left for plantation, parking, service lanes, foot path, etc

4 Environmental Impact and Management Plans

- 23 (B) Identify sources of air pollution, indicate mitigation measures to reduce Air pollution/Noise pollution
- 24 (G) Debris management plan including (a) debris required for recycling, (b) contour plan, (c) details of site where excess debris will be disposed, (d) details of site and NOC of plot owner. PP shall also ensure that debris disposed on other plot shall not be disposed on another plot. If to be disposed on another plot, the same shall be carried out as per prevailing environmental laws
- 25 (B) Management of solid waste and the construction & demolition waste for the project site as per the Solid Waste Management Rules 2016 and the Construction & Demolition Rules 2016. Transport, collection, storage and disposal for all types of wastes like hazardous waste, non-hazardous waste, solid waste, E-waste, and debris/waste earth etc. PP to provide the detailed solid waste management plan along with marked location on the master plan. Design details of waste processing equipment such as DWCR/ogras plants conforming to the technical requirements to meet the quality products
- 26 (D) Waste water management (treatment, reuse and disposal) for the project and also the study area. Design of all STP's along with BOD load, nitrogen requirement calculations and sizing of the tanks with respect to the design criteria. PP to submit detailed calculation for the destruction of the treated STP water; PP to submit cross sectional drawing of STP's showing dimensions and ground level, PP to provide location for tertiary treatment, PP to mark the area required for all STP's on master layout with dimensions
- 27 (J) PP to show internal storm water drain and sewer line arrangements up to final disposal point.
- 28 (G) Provision of mandatory RG area on virgin land and submit the drawing with calculations, ensuring entire mandatory RG is provided on the plot when residential buildings are proposed
- 29 (G) A detailed phase wise development plan with safety planning where occupancy has been given
- 30 (T) If any site specific structures such as creation of water body, alteration of natural storm water, large alteration of slopes, creation of green areas abutting to water bodies / natural storm water drain / river etc., is involved, detailed environmental protection approach for the same shall be provided
- 31 (D) Separate chapter on Renewable energy in EIA report. PP to submit terrace plan for installing solar panels/ calculation of energy saving, Energy efficient measures (LED Lights, solar power, etc.) during construction as well as during operational phase of the project. Report on EECB compliance
- 32 (D) Provide details of Solar PV and Solar water heater in the specific format. PP to carryout shadow analysis for identifying the shading area for providing solar panels
- 33 (B) Environmental status report including analysis reports of all environmental pollution reduction facilities if any commissioned
- 34 (K) PP to submit Disaster management plan.
- 35 (B) Preparation of site specific, executable and auditable environment management plan (EMMP)

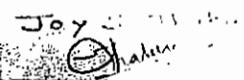
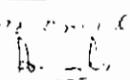
5 Environmental Modelling and additional studies:

- 36 (B) Negative dust modelling by using local meteorological data
- 37 (B) Ecological footprint calculations using LCA approach
- 38 (B) Estimation of Carbon footprint of the project.
- 39 (B) Assessment of ecological damage with respect to air, water, land and other environmental attributes. The collection of data and sample analysis shall be done by an environmental laboratory duly notified under the Environment (Protection) Act, 1986 or Environmental Laboratory accredited by NABL, or a laboratory of council of Scientific and Industrial Research (CSIR) institution working in the field of environment.
- 40 (B) Gate mass balance analysis for environmental parameters related to solid/liquid waste material coming in site, waste generated and its treatment and disposal from site
- 41 (K) Preparation of remediation plan and natural and community resource augmentation plan corresponding to the ecological damage assessed and economic benefits derived due to violation

4 NOCs, Undertakings and CER:

- 42 (D) NOCs required: a) CFD NOC, b)Water supply NOC with quantity, c) Discharge NOC, d) Non-biodegradable waste disposal
- 43 (T) Undertaking to provide DG set backup to all Pollution Control Devices, Water Supply, Emergency Services including emergency lift, etc
- 44 (D) PP to submit details of CER activities in consultation with the affected people in the project area as per MoEF/CC circular dt. 01.05.2018, along with details of land utilization & agreement or consent of executor.
- 45 PP to refer 'approach paper for assessment for environmental damage and estimation of remediation costs for building construction projects initiated with obtaining mandatory environmental clearance' available on the portal 'ecomp.in'

Specific Conditions by SEAC:

 Joy S.Thakur (Secretary SEAC-III)	SEAC Meeting No: 104 Meeting Date: February 18, 2020	Page 58 of 106	Name: Anil Kale  Signature: Shri. Anil Kale (Chairman SEAC-III)
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FINAL RECOMMENDATION

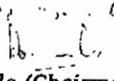
The Committee decided to Grant ToR subject to the above observations,PP requested to prepare and submit EIA report as per EIA Notification, 2006 and amendments thereof.

Joy S. Thakur

Joy S.Thakur (Secretary
SEAC-III)

SEAC Meeting No: 104 Meeting Date: February
18, 2020

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of 106

Name: Anil Kale
Signature: 
Shri. Anil Kale (Chairman
SEAC-III)

ANNEXURE-11

Minutes of 106th SEAC-3 meeting in 7-8-9-10 March, 2020 at Dalamal House, Nariman Point, Mumbai-21.

10	142595	Ganga Altus
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PP had submitted application for prior Environmental clearance for total plot area of 13652.42 m², FSI area of 34804.98 m², Non FSI area of 32898.07 m² and total BUA of 67703.05 m².

The building configuration of the proposal is as below:

Sr no	Building Name	Configuration	Height in m
1	Wing D	LG+GR+P1+P2+P3+P4+P5+24	95.70
2	Wing E	LG+GR+P1+P2+P3+P4+P5+24	95.70
3	Wing F	LG+GR+4	18.70
	Club House	G + 1	06.45

The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a)B2

During discussion following points emerged:

1. An extra passage of 6m for fire engine between wing E & D may be provided to connecting to existing fire tender driveways so that fire fighting can take place at all building which will also help in evacuation of occupants.
2. PP to obtain and submit following **NOC's**: (a) CFO NOC, (b) Water supply with quantity/ tanker agreement, (c) solid waste / e-waste management.(d) Garden NOC.

*SEAC decided to **recommend** the proposal for prior environmental Clearance, subject to PP complying with the above conditions.*

ANNEXURE-12

Minutes of 197th meeting of SEIAA (Part-1) dated 16.03.2020

Item no.21

Proposal No.:- **SIA/MH/MIS/142595/2020**

Type of Project : EC

Introduction-

Environment clearance for Ganga Altus

Project Details-

Project Details as submitted by PP are as below-

Sr no	Building Name	Configuration	Height in m
1	Wing D	LG+GR+P1+P2+P3+P4+P5+24	95.70
2	Wing E	LG+GR+P1+P2+P3+P4+P5+24	95.70
3	Wing F	LG+GR+4	18.70
	Club House	G + 1	06.45

Deliberation in SEAC-

The case was discussed on the basis of the documents submitted and presentation made by the proponent. All issues relating to environment, including air, water, land, soil, ecology, biodiversity and social aspects were examined. The proposal is appraised as category 8(a)B2

During discussion following points emerged:

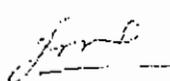
1. An extra passage of 6m for fire engine between wing E & D may be provided to connecting to existing fire tender driveways so that fire fighting can take place at all building which will also help in evacuation of occupants.
2. PP to obtain and submit following NOC's: (a) CFO NOC, (b) Water supply with quantity/ tanker agreement, (c) solid waste / e-waste management.(d) Garden NOC.

Recommendations of SEAC-

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

Deliberation in SEIAA-

Proposal was recommended in 106th meeting of SEAC-3 for total plot area of 13652.42 m², FSI area of 34804.98 m², Non FSI area of 32898.07 m² and total BUA of 67703.05 m².


Chairman, SEIAA

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Member Secretary, SEIAA

Minutes of 197th meeting of SEIAA (Part-1) dated 16.03.2020

SEIAA decided to grant EC for-

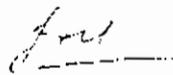
FSI: 24583.86 m², Non-FSI:30238.29 m² and Total BUA:54822.15 m²

(Plan Approval no-DPO/CC/2219/19, dated-23.12.2019)

SEIAA Decision-

SEIAA decided to grant EC subject to following conditions-

1. An extra passage of 6m for fire engine between wings E & D may be provided to connecting to existing fire tender driveways so that firefighting can take place at all building which will also help in evacuation of occupants.
2. PP to ensure that CER plan get approved from Municipal Commissioner/District Collector.
3. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF & CC vide F.No.22-34/2018-IA.III dt.04.01.2019.



Chairman, SEIAA



Member Secretary, SEIAA

TimeLine Details

Proposal received date at each stage of flow.

Submitted by Proponent	Query for Shortcoming(if any) by SEIAA	Resubmission of Proposal by Proponent	Accepted by SEIAA and forwarded to SEAC	Query for Shortcoming(if any) by SEAC	Resubmission of Proposal by Proponent	Accepted by SEAC	Forwarded to SEIAA for EC	EC Letter Uploaded On	EC Granted
12/02/2020		N/A	12/02/2020	N/A	N/A	N/A	N/A	25/04/2020	31/03/2020

ANNEXURE-13

STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/MIS/142595/2020
 Environment Department
 Room No. 217, 2nd Floor,
 Mantralaya,
 Mumbai- 400032.
 Date: 31.03.2020.

To,
 M/s Goel Gnaga India Private Limited,
 3rd Floor, San Mahu Complex,
 Bund Garden Road, Camp,
 Pune 411001

Subject : Environment Clearance for "Ganga Altus" at Sr No 22/2 P, Plot B1,
 Kharadi, Pune by Goel Ganga India Private Limited

Reference : Application no. SIA/MH/MIS/142595/2020

This has reference to your communication on the above mentioned subject. The proposal was considered by the SEAC- in its 106th meeting under screening category 8 (a)B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 197th meeting of State Level Environment Impact Assessment Authority (SEIAA).

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

Project Name	"Ganga Altus" at Sr No 22/2 P, Plot B1, Kharadi, Pune by Goel Ganga India Private Limited		
Plot area	13,652.42 m ²		
FSI	34,804.98 m ²		
Non FSI	32,898.07 m ²		
Total Built up area	67,703.05 m ²		
Building configuration	Building Name	Number of floors	Height (Mtrs.)
	Wing D	LG + GR + P1 + P2 + P3 + P4 + P5 + 24 Floors	95.7
	Wing E	LG + GR + P1 + P2 + P3 + P4 + P5 + 24 Floors	95.7
	Wing F	LG + GR + 4	18.90
	Club House	G + 1	6.45
Total population	Residential= 1920 Commercial = 383		
Water requirement	Domestic - 205 KLD, Flushing (Recycled) - 98 KLD, Gardening (Recycled) - 20 KLD, Total - 323 KLD		
Sewage generation	262 KLD		
STP Capacity & Technology	STP 265 KLD MBBR Technology		
STP location	Above Ground		
RG area required & provided - mother earth & podium	1365.24 m ² provided on mother earth		
Energy requirement	Connected load : 3,465.08 K W Demand load : 1,521.86 K W Total energy saving : 23.46 %		

Energy saving total By solar	Solar water heating – 14.00% Solar PV system – 0.89%
No. of DG sets & capacities	1010 KVA – 1No
Solid waste generation	Total – 1,055 kg/Day
Bio-degradable generation	614 kg/Day
Non-Biodegradable	441 kg/Day
OWC capacities	650 kg/day
Parking	
2 - Wheeler	993 Nos.
Bicycle	64 Nos.
4- Wheeler	653 Nos.
EMP cost	Construction phase : Capital cost : 14.75 Lakhs Operation phase: Capital cost: 129.14 Lakhs; O/M cost: 41.53 Lakhs/year
Rain water harvesting	
No. of pits & size of pits	5 pits (1.8 m x 1.8 m x 2.5 m depth - 60 m BGL)
Details of UG tanks & no. of capacity	Domestic UG tank capacity: 308 m ³ Flushing tank capacity: 98 m ³ Fire tank capacity: 300 m ³
CER	Budgetary allocation: 149 Lakh (Green Field Project – 2% of project cost)

3. The proposal has been considered by SEIAA in its 197th meeting and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

- I. An extra passage of 6m for fire engine between wing E & D may be provided to connecting to existing fire tender driveways so that fire fighting can take place at all building which will also help in evacuation of occupants..
- II. PP to obtain and submit following NOC's: (a) CFO NOC, (b) Water supply with quantity/ tanker agreement, (c) solid waste / e-waste management.(d) Garden NOC.
- III. PP to submit CER prescribed by MoEF&CC circular dated 1.5.2018 relevant to the area and people around the project. The specific activities to be undertaken under CER to be carried out in consultation with Municipal Corporation or collector or Environment Department.
- IV. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA.III dt.04.01.2019
- V. SEIAA decided to grant Environment Clearance for - FSI: 24583.86 m², Non-FSI:30238.29 m² and Total BUA:54822.15 m² (Plan Approval no-DPO/CC/22/9/19, dated-23.12.2019)

General Conditions:

- I. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- II. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- III. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.

- IV. PP has to abide by the conditions stipulated by SEAC & SEIAA.
- V. The height, Construction built up area of proposed construction shall be in accordance with the existing FSI/FAR norms of the urban local body & it should ensure the same along with survey number before approving layout plan & before according commencement certificate to proposed work. Plan approving authority should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.
- VI. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- VII. All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.
- VIII. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- IX. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- X. Disposal of muck during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.
- XI. Arrangement shall be made that waste water and storm water do not get mixed.
- XII. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XIII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIV. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- XV. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XVI. Construction spoils, including bituminous material and other hazardous materials must not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not leach into the ground water.
- XVII. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- XVIII. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environment (Protection) Rules prescribed for air and noise emission standards.
- XIX. The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.
- XX. 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 and should be operated only during non-peak hours.
- XXI. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XXII. Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on 27th August, 2003. (The above condition is applicable only if the project site is located within the 100Km of Thermal Power Stations).
- XXIII. Ready mixed concrete must be used in building construction.
- XXIV. Storm water control and its re-use as per CGWB and BIS standards for various applications.
- XXV. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- XXVI. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.3

- XXVII. The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.
- XXVIII. Permission to draw ground water and construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- XXIX. Separation of grey and black water should be done by the use of dual plumbing line for separation of grey and black water.
- XXX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- XXXI. Use of glass may be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.
- XXXII. Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfil requirement.
- XXXIII. Energy conservation measures like installation of CFLs /TFLs for the lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning. Use CFLs and TFLs should be properly collected and disposed of /sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination. Use of solar panels may be done to the extent possible like installing solar street lights, common solar water heaters system. Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.
- XXXIV. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during operation phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XXXV. Noise should be controlled to ensure that it does not exceed the prescribed standards. During night-time the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.
- XXXVI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- XXXVII. Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspiration for non-air-conditioned spaces by use of appropriate thermal insulation material to fulfil requirement.
- XXXVIII. The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.
- XXXIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings.
- XL. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
- XLI. Six monthly monitoring reports should be submitted to the Regional office MoEF, Bhopal with copy to this department and MPCB.
- XLII. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement in Para 2. Prior certification from appropriate authority shall be obtained.

- XLIII. Wet garbage should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. Local authority should ensure this.
- XLIV. Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.
- XLV. A complete set of all the documents submitted to Department should be forwarded to the Local authority and MPCB.
- XLVI. In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.
- XLVII. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- XLVIII. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes and year-wise expenditure should reported to the MPCB & this department.
- XLIX. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at <http://parivesh.nic.in>
- L. Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
- LI. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- LII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.
- LIII. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
- LIV. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
5. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
6. The Environment department reserves the right to add any stringent condition or to revoke the clearance if conditions stipulated are not implemented to the satisfaction of the department or for that matter, for any other administrative reason.

7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended time to time.
8. In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition(s) imposed and to incorporate additional environmental protection measures required, if any.
9. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.
10. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.


Anil Diggikar
(Member Secretary, SEIAA)

Copy to:

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