

**BEFORE THE NATIONAL GREEN TRIBUNAL (SZ) CHENNAI
(filed under section 19 of the National Green Tribunal Act, 2010)**

in

Original Application No 21/2021(SZ)

IN THE MATTER OF

Dr. Anupkrishnan.V

Flat 7173, Tower 7, Prestige Bella Vista

Ayyappanthangal Village, Mount Poonamallee Road

Kanchipuram District, Chennai- 600056

mobile no: 9445727579, 9447527579

email: anupkrishnanviswanath@gmail.com

..... Applicant

Versus

1. Ministry of Environment, Forest and Climate Change

Represented by its Director, MOEF&CC RO(SEZ)

HEPC Building, No.34, Cathedral Garden Road

Nungambakkam, Chennai-600034

Phone: 044 28222325

Email: ro.moefccc@gov.in

2. State Level Environment Impact Assessment Authority

Represented Member Secretary

3rd Floor, Panagal Maligai, No.1, Jeenis Road, Saidapet

Chennai- 600015

Phone: 044 24359974

Email: mstnseiaa@yahoo.com



3. CMDA

Represented by its Member Secretary

Thalamuthu Natarajan Building

NO.1, Gandhi Irwin Road, Chennai-600008

Phone no: 044 28414355

Email: mscmda@tn.gov.in

4. M/s Prestige Estates Projects Ltd

Represented by Chairman & Managing Director

Falcon House, No.1 Main Guard Road

Bangalore-1 Karnataka, PIN: 560001

Phone: 080 25591080, 080 25591945

Email: irfan@prestigeconstructions.com

5. M/s Prestige Estates Projects Ltd, Chennai

Represented by Head of Business Operations

Prestige Polygon- top floor, #471, Anna Salai

Nandanam, Chennai-600035

Phone: 044 42924000

Email: nagaraj.c@prestigeconstructions.com

6. TAMIL NADU POLLUTION CONTROL BOARD

Represented by its Member Secretary

Corporate Office, 76, Mount Salai, Guindy

Chennai- 600032

Phone: 044 22353145

Email: tnpcb-chn@gov.in

..... Respondents

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WRITTEN STATEMENT SUBMITTED TO JOINT COMMITTEE

MOST RESPECTFULLY SHOWETH:-

- 1) That, the present statement is submitted by the applicant to the Joint Committee which was appointed by Honorable Tribunal vide its order dated 05/02/2021 to find out any violation of environmental conditions stipulated in the EIA clearance letter issued to respondents 4 & 5 for the PBV project.

- 2) That, it is stated and submitted that Prestige Bella Vista residential project is an ongoing project as defined under rule 2(h) of the TNRERA rules and is required to be registered with the Authority under RERA Act according to the judgment pronounced by RERA Adjudicating Officer on 04/12/2020 [**refer Annexure-1 section 7(d)**]. Though the Joint Committee believed that 25 out of 33 blocks in the Project have been complete and obtained Completion Certificate.

CMDA issued two Partial Completion Certificates to PBV Project, first one to 14 blocks in January and second one to 11 blocks in March 2016 respectively. But the legality of Partial Completion Certificate is not mentioned anywhere in the RERA Act, TN RERA Rule or Developmental regulations of CMDA.

Moreover, the PBV project was not complete and occupied and the respondents 4&5 haven't started submitting six monthly compliance report to MOEF&CC in March 2016. Respondents 4&5 submitted the first six- monthly compliance report in December 2016 and they declared in the report that the project was not yet completed and occupied till September 2016 (**refer Annexure-2**).

PBV project haven't obtained NOC from MOEF&CC/SEIAA in 2016. They got certified compliance report from MOEF&CC in February 2019 only (**refer Annexure-3**). As per CMDA Developmental rules, Completion Certificate is issued only after completing infrastructure facilities (parking, drinking water, solar voltaic cells) and obtaining NOC/clearance from



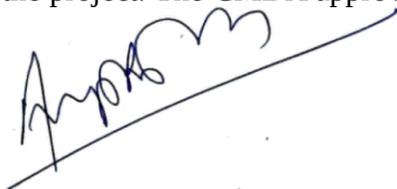
respective departments including MOEFCC/SEIAA (**refer Annexure-4**). PBV haven't completed the infrastructure facilities even now.

Applicant had sent an RTI application to Public Information Officer of CMDA on 12-01-2021 to know on what grounds two illegal Partial Completion Certificates were issued to 25 blocks of PBV Project when it was under construction and not yet completed. CMDA haven't replied to this RTI application till now (**Annexure-5**).

- 3) That, the Prestige Bella Vista Project haven't got Consent To Operate STP and DG from TNPCB till now. Please refer the section 4(ii) of the letter no. EC/C-1/4841/2015 dated 14/09/2020 from CMDA addressed to Respondents 4&5. CMDA had asked respondents 4&5 to furnish self undertaking in Rs 20/- stamp paper stating that they shall obtain CTO as per applicable rules from TNPCB (**refer Annexure-6**). Applicant have sent an RTI application to TNPCB on 18/03/2021 to confirm whether PBV Project was issued a CTO after 14/09/2020 but there was no reply from TNPCB so far (**refer Annexure -7**).

25 blocks of PBV got Consent To Operate STP and DG from TNPCB on 26/11/2018 (consent order No. 180417330601). Its validity was expired on 31/03/2020 (**Refer Annexure-8**) and was not renewed till now. Joint Committee Member from TNPCB confirmed that the CTO of 25 blocks were not renewed due to violations of the conditions stipulated in the Environmental Clearance issued by SEIAA/TN/F-430/2011-1A.III GoI, MoEF (1A.III Division) dated 16.10.2012.

- 4) That, the respondents 4&5 failed to send the half yearly compliance report from 2012 to December 2016. RTI reply from the Director of MOEF&CC Regional Office, Chennai dated 09/05/2020 has shown clearly that they received compliance report from respondent 4 & 5 from 27/12/2016 to 27/06/2019 only. (**refer Annexure-2**)
- 5) That, the respondents 4&5 violated the environmental conditions stipulated in Environmental Clearance letter and failed to provide 3769 car park spaces in PBV project. Respondents 4&5 admitted during the Joint Committee inspection on 20/04/2021 that there are shortage of 300-400 car park spaces but they did not submit the building plan showing actual car park spaces available in the project. The CMDA approved site plan showed only surface car parking spaces



out of total 2215 car park spaces provided (*please refer page 20 of the typed set of papers already submitted to Joint committee*).

- 6) That, the respondents 4&5 allotted car park spaces illegally along the Road Width margin/areas violating CMDA Developmental Regulations, TN Town & Country Planning Act 1971 and Environmental Clearance letter stipulations. This violations are clearly visible in the CMDA approved site plan. (*please refer page 20 of the typed set of papers already submitted to Joint committee*).

Environmental Clearance stipulations (operation phase- xii) clearly state that parking should be fully internalized and public spaces should not be utilized. All 7.2 M wide internal roads in the PBV are public roads and hence public places and are gifted to CMDA as per Developmental Regulations 27(2)(b) and 27(22). All Road Width Margin/Areas in PBV Project are gifted to CMDA as per Sale Deed of UDS in PBV(**refer Annexure – 9 para 11**).

- 7) That, the respondents 4&5 violated the EC stipulations by encroaching the Road Width Margin/Area with illegal construction of WTP, DG sets and Piped Gas Banks. CMDA approved site plan with the encroachments and illegal construction marked is attached as Annexure in the typed set of papers submitted to the Joint Committee. Please refer page 122 of typed set of papers.
- 8) That, the respondents 4&5 haven't provided with sufficient number of DG sets in this project. The Environmental Clearance letter stated that the power requirement for 33 blocks in PBV during operation was 16MVA and it stipulated 26 DG sets of 750 KVA for emergency power back up for 33 blocks. The respondents 4&5 applied for Consent to Operate 20 DG sets(10 nos X 725 KVA, 5 nos X 500 KVA, 5 nos X 600 KVA) for 25 blocks of PBV on 31/08/2018 and obtained Consent to Operate (CONSENT ORDER NO. 180427330601) on 26/11/2018 (**refer Annexure-10**). Respondents 4&5 illegally connected the remaining 8 blocks in PBV without CTO to the 20 nos of DG sets for energy back up and started operating for the last several years. The validity of CTO was expired on 31/03/2020 and TNPCB did not renewed it further due to violations.

- 9) That, the respondents 4&5 miserably failed to provide adequate amount of fresh water to the residents in PBV project. The EIA clearance letter stipulated the total water requirement during operation of PBV project to be 1659 KLD of which 859 KLD would be fresh water requirement (**refer Annexure – 11**). The respondents 4&5 were stipulated to provide fresh water from adequate number of bore wells and metro water supply. But respondents 4&5 did not provide adequate number of bore wells in PBV project till now. There are only 4 functioning bore wells yielding approximately 200 KLD (**Refer Annexure – 12 & 13**). There is no metering or log book maintained for any of the bore wells. Respondents 4&5 did not publish any data regarding withdrawal of water from bore wells till now. It is only an eyeballing data.

Respondents 4&5 did not disclose to the residents till now whether they are having permission to draw water from existing bore wells from competent authorities or not. Respondents 4&5 submitted conflicting declarations to MOEFCC regarding the status of NOC of bore wells in the Six – monthly compliance report and in the Compliance Certificate issued to them. Respondents 4&5 declared in the entire compliance report from 2016 to 2019 that they obtained permission to draw ground water from competent authority (**refer Annexure 2, construction phase – xxvii**). Respondents 4&5 declared in the Compliance Certificate that they are purchasing water from out side through tanker lorry and ground water was not drawn (**Annexure – 3, construction phase – xxvii**). PBV project needs around 20 bore wells to draw 600 – 900 KLD of fresh water with provision of Reverse Osmosis technology to procure safe drinking water as stipulated by the EIA Clearance letter issued to them (**refer Annexure 11, operation phase iv**).

The respondents 4&5 failed to obtain a residential metro water connection to Prestige Bella Vista Project till now. They did not provide the details of the existing Chennai Metro Water Connection to PBV to the Complainant in spite of several requests. PBV is having a commercial metro water connection with consumer no. 40/888/01040/000 in the name of Respondent 4&5 which might have been established during the construction phase of the Project (**refer Annexure 14**). Completion Certificate is mandatory to obtain residential metro water connection and PBV is not having Completion Certificate so far. Complainant has sent a RTI request to CMWSSB on 18/03/2021 to know the details of the metro water connection to PBV but no reply has been received so far (**refer Annexure-15**).

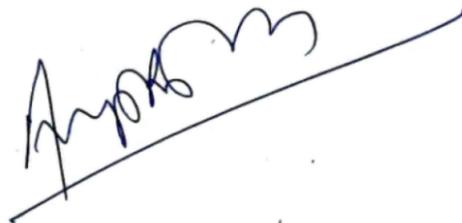


Metro water bill for the financial year 2017-18 was Rs 1,42,86,540/- according to the unaudited maintenance budget circulated among the residents by respondents 4&5 (**refer Annexure – 16**). So the metro water supply according to the bill would be 296 KLD only. The major source of water supply at PBV is tanker lorry water and the water charges for the financial yr 2019-20 was a whopping 3.9 Crore Rupees according to the unaudited maintenance budget 2019-20 (**refer Annexure – 17**).

There is no documented records to ascertain the actual consumption of water in PBV project as respondents 4&5 are very opaque and reluctant to disclose the actual figures tallying with metro water bills and tanker lorry bills, in spite of several requests from residents and previous office bearers of Association. The Association calculated the consumption of water at PBV based on the assumption that all 2613 apartments are occupied with 15,024 residents and it comes approximately 1200 KLD (**refer Annexure – 18**). Nobody knows the exact number of occupied apartments and the actual census except the respondents 4&5 and they refuse to divulge this vital information to members of the Association even now.

- 10) That, the respondents 4&5 failed to provide solar energy for illumination of common areas, lighting for gardens and street lighting and solar water heating in PBV violating the stipulations laid down in the EIA Clearance letter. They provided solar water heating for only top two floors of 30 towers (240 apartments out of 2613) but 80% of them are now non functional. Physical inspection alone will prove the dilapidated condition of the installed solar water heaters. Respondents 4&5 have submitted false declaration in the Compliance Certificate that solar panels are installed to meet the power requirements of water heaters of all apartments (**refer Annexure – 3, operation phase xi**).

Respondents 4&5 have submitted false declaration in the Compliance Certificate that solar energy is incorporated for illumination of common areas, lighting for gardens and street lighting. They failed to install a hybrid system or fully solar system for a portion of the apartment (**refer Annexure – 3, operation phase xi**). RTI reply from TANGEDCO dated 06/03/2021 states that respondents 4&5 haven't registered with TANGEDCO online portal for installation of roof top solar photo voltaic cells and for net metering (**refer Annexure – 19**).



Revised completion certificate norms and procedure of Developmental Regulations of CMDA dated 21-01-2010 states that provision of water heating for entire MSB and erection of photo voltaic cells of 1/3rd of total terrace area are mandatory for issue of completion certificate (**refer Annexure – 20**).

- 11) That, the respondents 4&5 illegally converted open green cover area on the left side of the main drive way abutting Mount Poonamallee Road to a Tennis Court and visitor's parking area violating EIA Clearance clauses and approved site plan. Respondents 4&5 have constructed swimming pools in the project illegally and CMDA has ordered them to obtain NOC and Planning Permission from Executive Authority failing which swimming pool would be closed. CMDA has ordered respondents 4&5 to submit revised site plan showing correct building and set back measurements duly signed by Registered Architect, Structural Engineer and owner in its letter no. EC/C-1/4841/2015 dated 14/09/2020 (**Annexure 6**). Respondents 4&5 have given oral testimony in front of the Joint Committee on 20/04/2021 that they had submitted the revised site plan to CMDA but failed to produce a copy of the revised site plan submitted.



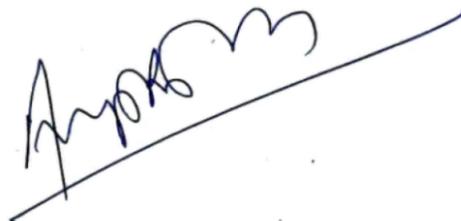
Applicant

Party in Person

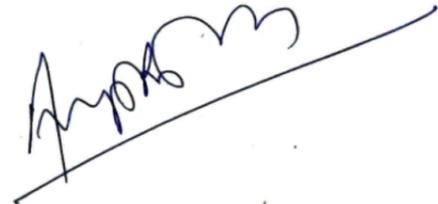
AFFIDAVIT

I, Dr. Anupkrishnan. V, aged 56 yrs, son of Late K. Viswanathamemnon, resident of Flat No. 7173, Tower 7, Prestige Bella Vista, Ayyappanthangal Village, Chennai-600056, do hereby solemnly affirm and declare under:-

- 1) **That I am the Applicant in the OA No. 21/2021(SZ) and I am well conversant with the facts and circumstances of the case and is competent to swear the present affidavit.**



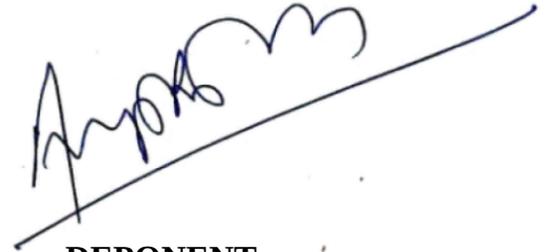
- 2) That the Hon'ble Tribunal, vide its order dated 05-02-2021 was pleased to appoint a Joint Committee comprising of (1) Senior Officer from the Regional Office of MoEF & CC, Chennai (2) Senior Officer from SEIAA and (3) Senior Scientist from the State Pollution Control Board to inspect the area in question and find out if there is any violation.
- 3) That the Joint Committee held the inspection at Prestige Bella Vista Residential Complex on 20-04-2021 at 10 AM and summoned me for deposition on 20-04-2021 at 09.39 AM without any prior intimation.
- 4) That I was asked to make statements about my allegations regarding the violations of environmental clearance conditions committed by respondents 4 & 5 in Prestige Bella Vista Project.
- 5) That I have stated my arguments to prove that serious environmental violations have been committed by respondents 4 & 5 but I expressed my inability to provide proofs in support of my arguments as I was not intimated about the Joint Committee inspection either by phone or by email till 9.39 AM on 20-04-2021 and I was given less than 15 minutes time to prepare for my arguments.
- 6) That I was asked to submit my written statement with proof to the committee at a later date by the Chairman of the Committee.
- 7) That I am filing this affidavit in compliance with the oral order from the Chairman of the Joint Committee held on 20-04-2021.
- 8) I do hereby state that I have read the contents of the written statement and the same are true and correct to the best of my knowledge and is drafted by my own instruction.



DEPONENT

VERIFICATION:-

Verified at Ayyappanthangal, Chennai-600056 on 25th April 2021, that the contents of the affidavit are true and correct. No part of it is false and nothing material has been concealed therefrom.

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**BEFORE THE
TAMIL NADU REAL ESTATE REGULATORY AUTHORITY,
CHENNAI**

**Quorum : Hon'ble Mr. G. Saravanan, M.A.,B.L., Adjudicating Officer,
CCP No. 258 of 2019**

Munish Malhotra Complainant

Vs.

M/s. Prestige Estate Projects Limited,
Rep. by its Chairman and M.D, Irfan Razack Respondent
(Project not registered)

Complainant : In Person
Respondent : Rep.by Mr.P.V.Sajiv Kumar, Advocate

Heard on : 19.11.2020

Delivered on : 04.12.2020

ORDER

The above complainant filed the complaint claiming refund of the amounts paid to the respondent towards purchase and construction of flat booked with the respondent together with interest, compensation and cost under section 31 read with Section 71 of the Real Estate (Regulation and Development) Act, 2016 (hereinafter referred to as RERA Act).

2. Averments of the complainant, in brief, as follows:

(a) In 2012, the complainant booked an apartment with the respondent in their project namely, "**Prestige Bella Vista**" at Ayyappanthangal, Chennai and paid advance amount and further amounts. The complainant made payment up to Rs.25,03,909/- towards the sale consideration and also a sum of Rs.50,854/- towards TDS registration charges.

(b) The complainant also applied for home loan which was sanctioned by the bank. Towards processing charges, complainant incurred a sum of Rs.17,277/-. The complainant has not received any intimation from the respondent regarding the registration and handing over of the apartment.

(c) In the year 2018, the complainant came to know that the apartment allotted to him has already been sold to another purchaser without his knowledge. The complainant contacted the respondent for refund of the

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principal amount. On 12.03.2018, the complainant received a mail from the respondent informing to settle the entire amount within 90 days. Even after 90 days the respondent has not refunded the amount. Subsequently the respondent informed the complainant to deduct the service tax and TDS amount up to Rs.3,02,275/- and to process the refund. But, no refund was made. The complainant was put to hardship and is entitled for compensation and cost. Hence the complaint.

3. **Averments of the respondent, in brief, as follows:**

(a) Except admitted, the respondent denies all the averments and statements of the complainant. The complainant approached the respondent for purchase of an apartment in the project and also entered in to a construction agreement dated 09.09.2012. The sale consideration was payable in installments as per the schedule in the agreement. The project will not fall under the definition of on-going project, since partial completion certification was issued on 16.03.2016 for the blocks in which the complainant purchased apartment. Therefore, this Forum has no jurisdiction to entertain the complaint.

(b) There is an arbitration clause in the agreement to refer all the disputes arising out of the construction agreement to arbitration. As per clause 19(c) of the agreement, all the disputes arising between the parties are to be referred to a sole arbitrator. Further, the claim of the complainant is barred by limitation. Therefore, the complaint is not maintainable before this Forum.

(c) The allotment of the apartment was cancelled by the respondent on 24.10.2014. The complaint is filed on 15.10.2019. Therefore complaint, barred by limitation, is liable to be dismissed.

(d) The complainant defaulted in making payment of installments as per the schedule in the agreement. The complainant has not paid even one installment on time. The respondent issued the cancellation notice dated 02.04.2013. In spite of several demand letters and notices to the

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complainant delayed payment. Many cheques issued by the complainant were dishonored on presentation for want of sufficient funds.

(e) As per the terms of the agreement the respondent is entitled to levy liquidated damages of 15% of the sale consideration as well as 15% of the construction cost of the apartment and also to levy interest 15% p.a. for delay in making payments. The respondent offered to waive its rights to levy cancellation charges and late payment charges and make payment after deducting service tax. In the event, this Forum comes to the conclusion that the complaint is maintainable, the cancellation charges and late payment charges are to be adjusted against the amount if any awarded in favour of the complainant. The total amount received from the complainant is only Rs.25,03,909/-.

(f) It is submitted that the complainant refused to accept the offer of refund of money by the respondent and also delayed providing his bank account details for making refund. The respondent is not liable to refund a sum of Rs.3,02,275/- to the complainant. The claim of interest at 25% is not sustainable. Therefore, the respondent prays for dismissal for the complaint.

4. An attempt to settle the matter amicably has failed.

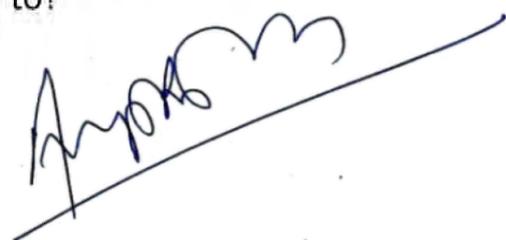
5. Both the parties have filed their respective evidence on affidavit with documents.

6. On the basis of the rival contentions of the parties, the following points arise for determination:

- i. Whether the complaint is maintainable?
- ii. Whether the complainant is entitled to get back the amount paid to the respondent with interest and compensation and cost on the ground of failure on the part of the respondent to give possession of the apartment booked by him in accordance with the date and terms of the agreements for sale and construction?
- iii. What are the reliefs, the complainant is entitled to?

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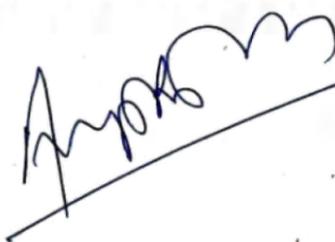


7. Answer for Point No.(i)

(a) The learned counsel for the complainant submitted that arbitration clause in the construction agreement is binding on both the parties to the agreements and the complainant ought to have invoked arbitration clause in 19(c) of the agreement and the RERA Act came in to force on 01.05.2017 and the project was completed much prior to 01.05.2017 i.e., in March 2016 and the CMDA had issued partial completion certificate on 16.03.2016 for 11 out of 33 blocks in the project and therefore the TNRERA has no jurisdiction over the project and the complaint is barred by limitation and the claim of the complainant to recover the money due is made beyond the period of 3 years from the date of termination i.e., on 24.10.2014, and therefore the complaint is liable to be dismissed as not maintainable.

(b) Real Estate (Regulation and Development) Act, 2016 was passed by the Parliament with various objects including protection of the interest of consumers in the Real Estate Sector and also for establishment of a adjudicating mechanism for speedy disputes redressal. It is a special enactment. As per section 88 of the RERA Act, the provisions of the Act are in addition to, and not in derogation of, the provisions of any other law for the time being in force. Under section 79 of the Act, there is bar of jurisdiction by the civil courts in respect of matters covered under the Act. Therefore, the arbitration clause in agreement is not a bar to seek relief under the RERA Act.

(c) So far as the limitation of the claim is concerned, the respondent relied on Ex.B5, the cancellation letter dated 24.10.2014 said to have been issued to the complainant. The respondent has taken the date mentioned in Ex.B5 termination notice as the starting point for limitation and contented that the limitation period expired on 24.10.2017. No doubt the complaint was filed on 15.10.2019. The validity and legality of the Ex.B5 termination notice under the agreements and the law can be examined later. Even assuming for a moment that Ex.B5 termination notice can be taken as a starting point for termination of contract under Article 27 and 55 of the Limitation Act as submitted by the counsel for the respondent, it is seen that after issue of Ex.B5 notice dated


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24.10.2014, as per Ex.B3, the statement of account and the receipt No. PEPL/2015/115245 dated 13.04.2015 in Ex.A6 series of receipts, the respondent has received Rs.50,854/- from the complainant by a cheque dated 02.04.2015. In Ex.A8, e-mail communications, by e-mail dated 12.03.2018, the respondent assured to process and pay the refund within 90 days as they were in receipt of the bank account of the complainant. Further, by e-mail dated 19.07.2018, RW1, the Assistant Vice President of the respondent company, also offered to refund the amount after deductions. It is also the evidence of the Rw1 that the respondent offered to refund the amount with deductions out of the amounts paid by the complainant as on 13.04.2015. The respondent never repudiated the claim of the complainant. The above assurance and promise were made by the respondent acknowledging their liability to refund the amount. It attracts the ingredients of section 18 of the Limitation Act. Therefore the question of limitation does not arise.

(d) The learned counsel for the respondent also relied on Ex.B2, Partial completion certificate and contended that the project was completed by the respondent in March 2016 and RERA Act, which came in to force on 01.05.2017, is applicable only to the project that was commenced or ongoing as on that date and therefore TNRERA has no jurisdiction over the project. Even according to the counter of the respondent, they obtained only partial completion certificate from CMDA on 16.03.2016 for 11 out of 33 blocks in the project. Admittedly, Ex.B2 is a partial completion certificate. It obvious that the remaining blocks in the project are yet to be completed and the development of the project as a whole is still ongoing and the project is an ongoing project as defined under rule 2(h) of the TNRERA Rules and is required to be registered with the Authority under the RERA Act. The respondent is not expected to make misinterpretation of the partial completion certificate to escape from the requirement of registration with the TNRERA under the RERA Act. Therefore the above contention is not sustainable.

(e) As on the date of commencement of the RERA Act, i.e. 26.03.2016 or as on 01.05.2017, when section 3 came in to force, the project of the respondent was an ongoing project. As per section 3 of the Act, the RERA Authorities get

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jurisdiction over all the real estate projects, which are eligible for registration irrespective of the fact as to whether they are registered or not. Considering all the above circumstances, it is held that this Forum has got jurisdiction and the complaint is maintainable. Thus, the point is answered for accordingly

8. Answer for Point No.(ii)

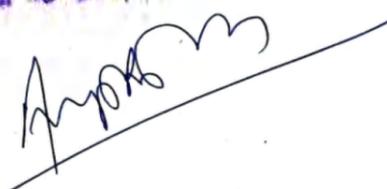
(a) The learned counsel for the respondent contended that section 18(1) of the RERA Act is not attracted in view of the cancellation of the allotment of flat to the complainant by the respondent and the complainant never made payment of installment in time and was making belated payment and the cheques issued by him were dishonored many times and in spite of several notices for payments, the complainant defaulted to make payments as agreed under the agreements entered by him with the respondent and the cancellation was made as per the terms of the construction and sale agreements and the respondent is entitled for deduction of 15% of the total consideration towards damages and further sum of Rs.3,02,275/- as service tax and VAT which was already paid by the respondent to the tax authorities.

(b) Section 11 of the RERA Act deals with functions and duties of promoter. As per section 11(5), the promoter is to cancel the allotment only in terms of agreement of sale and as per the proviso to section, an allottee can approach the Authority if he is aggrieved by cancellation of allotment and such cancellation is not in accordance with the terms of the agreement, unilateral and without any sufficient cause. Admittedly, the complainant never sought for cancellation of booking of the flat. No doubt, both the agreements for sale and construction were entered on 09.09.2012, i.e., before the commencement of the RERA Act. In Neelkamal Realtors Suburban Pvt. Ltd. And Ors. Vs Union of India and ors reported in MANU/MH/3135/2017, the Hon'ble High Court of Bombay made it clear that the RERA Act does not contemplate rewriting of contract between the flat purchaser and the promoter.

(c) As per clause 1.3 of the Ex.A1 agreement to sell, in the event of delay or default by the purchaser to pay the balance sale consideration, the promoter is entitled to terminate the agreement by issuing a notice calling upon the

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purchaser to pay the arrears of amounts due within 15 days from the date of issue of such notice. As per clause 4(d) of Ex.A2 construction agreement also, the developer, at his option, is entitled to terminate the agreement by issuing the notice calling upon the purchaser to pay the arrears of amounts due with interest for delayed payment within 21 days from the date of receipt of such notice and the purchaser fails to pay the arrears even after the receipt of such notice. Even though, in the counter, it was stated by the respondent that they issued several demand letters and notices to the complainant, no such notices were produced by the respondent. It is also not the case of the respondent that any notices as contemplated under terms of agreements were issued to the complainant.

(d) Ex.B4 is a notice of intimation of cancellation of unit booked by the complainant due to nonpayment of dues in which the complainant made endorsement that he would like to apply for home loan and continue with the purchase of the flat and also made payment of Rs. 3,00,000/-. With regard to Ex.B5 cancellation letter, it is seen that the respondent has not filed any proof of service on the complainant. Though the respondent stated in Ex.B5 that the refund cheque after deduction will be sent to the allottee within 90 working days, it is not the case of the respondent that any cheque towards refund was sent to the address of the allottee. As already pointed out, after issue of Ex.B5, the respondent received further payment of Rs.50,854/- from the complainant on 13.04.2015. From the above circumstances, it is obvious that the agreements for sale and construction were not cancelled in accordance of the terms of the agreements but kept alive. Therefore the cancellation of allotment under Ex.B5 cancellation letter is unilateral and against the terms of the agreements entered between the parties and not valid in law.

(e) A perusal of the Ex.A2 construction agreement reveals that the respondent undertook to complete the construction and to deliver the possession of apartment on or before 31.03.2015 with a grace period of 6 months. Admittedly, the respondent has not completed construction within the time limit under the agreement which was over by 31.09.2015. The construction agreement contains payment schedule with details of amounts to be paid with

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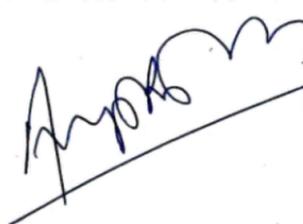


due date, but there is no stage wise time schedule of completion of the apartment and the project. The payment schedule is not linked to stage wise time schedule of completion of the apartment and the project.

(f) Under the terms of the agreement, the allottee was required to make payment as per the payment schedule irrespective of the progress of stage wise construction. Section 11(3) fixes the responsibilities on the promoter to make available to the allottee the information such as sanctioned plan, layout plans etc., and also the stage wise time schedule of completion of construction. From the above it is clear that the terms of the agreement were one sided and overwhelmingly in favour of the respondent with unjust clauses on delayed delivery of the completed apartment. In Pioneer Urban Land and Infrastructure Ltd. Vs. Govindan Raghavan and Ors reported in MANU/SC/0463/2019, the Hon'ble Supreme Court held that the builder could not seek to bind the flat purchaser with one sided contractual terms.

(g) In the counter, the respondent stated that they offered to waive their right to levy cancellation charges and late payment charges and to refund Rs. 22,01,634/- out of the total amount of Rs.25,03,909/- paid by the complainant after deducting Rs.3,02,275/- as service tax and VAT which they have already remitted to the tax authorities. The respondent has not filed any document to prove that any amount paid to the tax authorities with regard to the flat booked by the complainant. It is not in dispute that the flat allotted to the complainant was sold to another purchaser. Tax liability on sale of the flat will arise only on completion of sale of flat. When the sale of flat to the complainant was not complete and the same flat was sold to some other person who is bound to pay or paid the tax, the respondent is not entitled to deduct any amount towards tax liability from the amount payable to the complainant. In view of the finding that the cancellation of the booking of flat by the respondent was not in accordance with the agreement, the respondent is not entitled to levy any cancellation and other charges.

(h) The learned counsel contended the claims cannot be vague and unsubstantiated and also relied on the decision of the Hon'ble Supreme Court in Ghaziabad Development Authority Vs. Union of India(2000) 6 SCC 112 and also


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a portion from the book by Chitty on Contracts. The claims of the complainant are statutory reliefs under the provisions of RERA Act. Therefore the above decision and the text are not relevant to the facts of the case. In the above circumstances, it is held that the complainant is entitled for refund of the entire amount paid by him with interest, compensation and cost from the respondent. Thus the point is answered accordingly.

9. Answer for Point No.(iii)

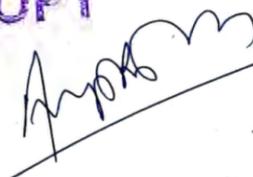
(a) In view of the answer for the point Nos.(i) and (ii), the complainant is entitled for refund of the amount paid to the respondent. The complainant claims Rs.25,61,909/- as the total amount paid to the respondent. The respondent admitted total receipt of Rs. 25,03,909/- only. The complainant has filed Ex.A6 series of receipts, in which the receipt no.PEPL/98792 dated 21.08.2012 is filed in duplicate and the total amounts under the receipts differs from the amount claimed by the complainant. The complainant has not produced all the receipts. Therefore, on consideration the admitted receipt of amounts by respondent, it is held that the complainant is entitled for refund of Rs. 25,03,909/- from the respondent.

(b) As per Rule 18 of the TNRERA Rules, the rate of interest payable shall be the current highest marginal cost of lending rate of interest of State Bank of India (SBI) plus 2% per annum. Hence, the complainant is entitled for the interest at the rate of 8.05% per annum which is currently the highest marginal cost of lending rate of interest of SBI plus 2% per annum i.e., 10.05% p.a for the entire amount paid from the dates of respective payment till repayment by the respondent.

(c) Towards mental agony and inconvenience caused to the complainant, a sum of Rs.1,00,000/- is fixed as compensation. As per Ex.A3, the complainant has incurred Rs. 17,277/- as processing fee for availing home loan from the HDFC bank. The complainant is entitled for the said amount of Rs. 17,227/- and also a sum of Rs.7500/- towards litigation expenses. The complainant is entitled for the reliefs as detailed above. Thus, the point is answered accordingly.

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In the result, it is directed as follows:-

1. The respondent shall pay the amounts at the interest rate, compensation and litigation cost as per the findings in answer for Point No.(iii), Para No.9 of this order within 30 days of issue of this order.
2. The complainant shall execute the cancellation of agreements on satisfaction of his claims as per the order at respondent's expense.
3. Copies of the counter, the proof affidavit of RW1 and Ex.B2 partial completion certificate are to be forwarded to the Additional Director, TNRERA, Chennai for enquiry and necessary action for any violation or contravention of the provisions of the RERA Act, TNRERA Rules and Regulations with respect to registration of the project as an ongoing project with TNRERA.

G. SARAVANAN
ADJUDICATING OFFICER

List of witnesses

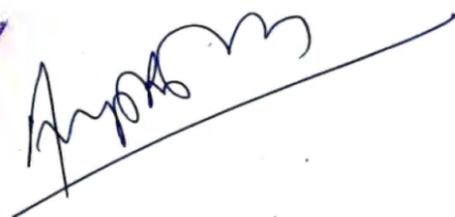
CW-1 --- Munish Malhotra
RW-1 --- P. Vijay Sundar Raj

List of documents filed by the Complainant

Ex.No	Date	Documents Name
Ex.A1	09.09.2012	Agreement for sale
Ex.A2	09.09.2012	Construction Agreement
Ex.A3	30.11.2015	Home Loan Sanction Letter
Ex.A4	-	Order passed by TNRERA
Ex.A5	-	Citation
Ex.A6	-	Receipts
Ex.A7	-	Refund terms
Ex.A8	-	Email Communication
Ex.A9	10.04.2019	Rental agreement
Ex.A10	26.11.2015	Statement of accounts
Ex.A11	-	TNRERA FAQ

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List of documents filed by the respondent

Ex.No	Date	Documents Name
Ex.B1	09.09.2012	Construction agreement
Ex.B2	16.03.2016	Partial completion certificate
Ex.B3	07.12.2019	Statement of accounts
Ex.B4	02.04.2013	Cancellation letter
Ex.B5	24.10.2014	Cancellation letter

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G. SARAVANAN
ADJUDICATING OFFICER
TNRERA, CHENNAI

2
7.12.2020
LAW OFFICER
TN REAL ESTATE REGULATORY AUTHORITY

[Handwritten signature]

ANNEXURE-2



ANUPKRISHNAN VISWANATH <anupkrishnanviswanath@gmail.com>

RTI application registration No. ROSEZ/R/E/20/00034 dated 28/04/2020 of Dr. Anupkrishnan V, seeking information under RTI Act, 2005 - regarding.

1 message

RO CHENNAI <roefccc1@gmail.com>
To: anupkrishnanviswanath@gmail.com

Sat, May 9, 2020 at 9:47 AM

Sir,

In response to your RTI application registration No. ROSEZ/R/E/20/00034 dated 28/04/2020, the reply along with the request for additional payment sought vide this Office letter No. A.14033/RTI-10/ROSEZ/CHN/2020-21 dated 09/05/2020 is enclosed herewith as an attachment for further necessary action at your end.

CPIO
Regional Office (SEZ),
MoEF&CC,
#34, HEPC Campus,
Cathedral Garden Road, Nungambakkam,
[Chennai-600 034](#).

 **10. Seeking adly payment- ANUPKRISHNAN VISWANATHAMENON.pdf**
81K

F. No. A.14033/RTI-10/ROSEZ/CHN/2020-21/
Government of India
Ministry of Environment, Forest & Climate Change
(Regional Office)

1st & 2nd Floor, HEPC Building,
No.34, Cathedral Garden Road,
Nungambakkam, Chennai – 600034.
Ph: 044-28222325.
Date: 09/05/2020.

To

Dr. Anupkrishnan.V
Flat 7173, Tower 7, Prestige Bella Vista,
Ayyappanthangal,
Mount Poonamallee Road,
Tamilnadu – 600056
(Mob: 9447527579; E-mail: anupkrishnanviswanath@gmail.com).

Subject: RTI application registration No. ROSEZ/R/E/20/00034 dated 28/04/2020 of Dr. Anupkrishnan V, seeking information under RTI Act, 2005 - regarding.

Ref: RTI application registration No. ROSEZ/R/E/20/00034 dated 28/04/2020.

Sir,

Reference is invited to your the RTI application registration No. ROSEZ/R/E/20/00034 dated 28/04/2020 received in this Office through online RTI portal. On receipt of the above RTI application, the matter has been referred to the Officer concerned in the Environment Wing of this Office under section 5(4) & 5(5) of the Right to Information Act, 2005 with the request to provide requisite information, since the subject matter is not dealt by the undersigned. Accordingly, the Officer concerned made available the relevant input in respect of the above RTI application as under:

- Point No.(i): Requisite information is nil in this Office. Applicant may apply directly to the State Public Authority concerned.
- Point No.(ii): Received half-yearly compliance report only from December, 2016 onwards.
- Point No.(iii): Compliance report for the period 2012 to June 2016 is not available in this office.
- Point No.(iv): As per the input received, half-yearly compliance report is available with the referred dates as under:

27/12/2016 ---- 48 pages
21/06/2017 ---- 35 pages
27/12/2017 ---- 42 pages
20/6/2018 ---- 42 pages
31/12/2018 ---- 43 pages
27/6/2019 ---- 45 pages

2. Accordingly, the requisite information comprising of 255 pages are available in this Office and thus it is requested that an amount of Rs.560/- (rupees five hundred and sixty only) towards photo copying charges @ Rs. 2/- per page and postal charges (Rs.50/-) be deposited either by postal order or by demand draft drawn in favor of "The Cheque Drawing and Disbursing Officer, RO(SEZ), Chennai" **preferably within one month from the date of issue of this letter**. After the receipt of requisite amount and on resumption of routine Office work from the prevailing restrictions / lock-down imposed by Govt. of India due to COVID'19, the hard copy of the desired information would be supplied to you. Accordingly, the above RTI application is disposed of. Considering the prevailing restrictions / lock-down imposed by Govt. of India due to COVID'19, reply / this communication seeking additional payment is being sent to you through e-mail only.



3. The Appellate Authority for this matter is Shri. R. Hemanth Kumar, DDGF(Central), Ministry of Environment, Forest & Climate Change, Regional Office, 1st & 2nd Floor, HEPC Building, No. 34, Cathedral Garden Road, Nungambakkam, Chennai – 600034.

Yours Sincerely,



(Dr. M.T. Karupiah)
Scientist - D & CPIO



RTI Matter
By Speed Post

F. No. A.14033/RTI-10/ROSEZ/CHN/2020-21/ 449
Government of India
Ministry of Environment, Forest & Climate Change
(Regional Office)

1st & 2nd Floor, HEPC Building,
No.34, Cathedral Garden Road,
Nungambakkam, Chennai – 600034.
Ph: 044-28222325.
Date: 26/05/2020.

To

Dr. Anupkrishnan.V
Flat 7173, Tower 7, Prestige Bella Vista,
Ayyappanthangal,
Mount Poonamallee Road,
Tamilnadu – 600056
(Mob: 9447527579; E-mail: anupkrishnanviswanath@gmail.com).

Subject: RTI application registration No. ROSEZ/R/E/20/00034 dated 28/04/2020 of Dr. Anupkrishnan V, seeking information under RTI Act, 2005 - regarding.

Ref: RTI application registration No. ROSEZ/R/E/20/00034 dated 28/04/2020.

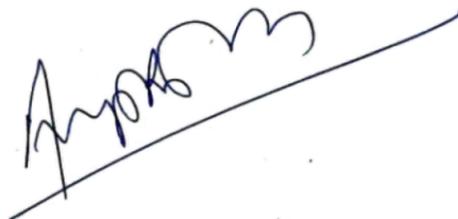
Sir,

In continuation to the letter of even No. dated 09/05/2020 of this Office on the above cited subject and in response to the receipt of Rs.560/- from the applicant through online RTI web portal, herewith the requisite information made available to the CPIO from the Officer concerned comprising of 255 pages are being sent. Accordingly, the above RTI application is disposed of.

The Appellate Authority for this matter is Shri. R. Hemanth Kumar, DDGF(Central), Ministry of Environment, Forest & Climate Change, Regional Office, 1st & 2nd Floor, HEPC Building, No. 34, Cathedral Garden Road, Nungambakkam, Chennai – 600034.

Yours Sincerely,


(Dr. M.T. Karupiah)
Scientist - D & CPIO





A reply to JSD
 for copy
 SO/AF&A (Rw)

27th December 2016

To,
 The Director
 Ministry of Environment, Forests and Climate Change (MoEF & CC)
 Regional Office (Southern Eastern Zone)
 No.34, Cathedral Garden Road,
 Nungambakkam, Chennai – 600 034



Dear Sir,

Sub: Submission of Six Monthly Monitoring Report – Regd.

Ref: Environmental Clearance. Lt. No. SEIAA/F430/2011-IA.III dt: 16.10.2012.

We wish to inform you that we have obtained Environmental Clearance for Proposed Residential building at Ayyappanthangal Village, Sriperumbudur Taluk, Kancheepuram District Tamil Nadu. As per the conditions stipulated in the Environmental Clearance, we are submitting herewith the Six Monthly Monitoring Report (hard & soft copy) for the period of April 2016 to September 2016. The receipt of this report may kindly be acknowledged.

Thanking you.

Yours truly

For Prestige Estates Projects Ltd.,

Stephen Daniel,
 Sr. VP-Projects

4/1/17

Dec-16

48 page

Enclosure: Six Monthly Monitoring Report (Hard Copy & Soft Copy in CD).

Prestige Estates Projects Ltd., Top Floor, Prestige Polygon, No: 471, Anna Salai, Nandanam, Chennai – 600035
 Tel : +91 44 42924000 Fax : +91 44 42924099

Corporate & Registered Office :

Prestige Estates Projects Ltd., 'The Falcon House', No. 1, Main Guard Cross Road, Bangalore - 560 001.
 Phone : +91 80 25591080 Fax : +91 80 25591945 www.prestigeconstructions.com

SIX MONTHLY MONITORING REPORT

(April 2016 – September 2016)

Construction of Residential Complex at Ayyappanthangal Village,
Sriperumbudur Taluk, Kancheepuram District, Tamil Nadu



By

Prestige Estates Projects Pvt. Ltd.

Citi Towers, 7th Floor,

117, Thiagaraja Road, T-Nagar

Chennai – 600 017

Submitted to;

Ministry of Environment, Forests and Climate Change (MoEF & CC)

Regional Office (Southern Eastern Zone)

No.34, Cathedral Garden Road,

Nungambakkam, Chennai – 600 034

December 2016

A handwritten signature in blue ink, written over a horizontal line. The signature is stylized and appears to be the name of the representative of Prestige Estates Projects Pvt. Ltd.

SIX MONTHLY MONITORING REPORT

201

(April 2016 - September 2016)

Construction of Residential Complex at Ayyappanthangal Village,
Sriperumbudur Taluk, Kancheepuram District, Tamil Nadu



By

Prestige Estates Projects Pvt. Ltd.

Citi Towers, 7th Floor,

117, Thiagaraja Road, T-Nagar

Chennai - 600 017

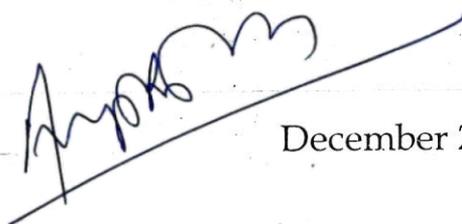
Submitted to;

Ministry of Environment, Forests and Climate Change (MoEF & CC)

Regional Office (Southern Eastern Zone)

No.34, Cathedral Garden Road,

Nungambakkam, Chennai - 600 034



December 2016

Annexure - I
Compliance Report on Conditions
Stipulated in Environmental Clearance

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August 23

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2.0	Environmental Clearance	2
3.0	Environmental Monitoring	2
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	3.2 DG Stack Emission Monitoring	3
	3.3 Ambient Noise Level Monitoring	3
	3.4 Ground Water Sampling and Analysis	3
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Annexure-I	EC Compliance Report	
Annexure-II	Environmental Monitoring Reports (Test Reports)	



SIX MONTHLY MONITORING REPORT

Construction of Residential building at Ayyapanthangal Village,
Sriperumbudur Taluk, Kancheepuram District, Tamil Nadu

1.0 Project Background

Prestige Estates Projects Pvt. Ltd. is developing an Residential Complex at Ayyapanthangal Village, Sriperumbudur Taluk, Kancheepuram District, Tamil Nadu. The area of the plot is 1, 00,199 Sqm (24.76 Acres) and total built -up area of the project is 4,78,003 Sqm. It is proposed to construct of 20 blocks of residential building and 1 block of club house.

2.0 Environmental Clearance

The project proposal falls under category 8(b) of the EIA Notification 2006. Based on this, the proposal was appraised by the MoEF of New Delhi during March 2007 and accorded Environmental clearance. Subsequently, we have obtained Consent to Establish from Tamil Nadu Pollution Control Board (TNPCB) and started the construction.

3.0 Environmental Monitoring

As per the conditions stipulated in the Environmental Clearance issued by the MoEF, New Delhi, environmental monitoring is being carried out at the project site so as to ensure that the pollutants do not exceed the prescribed limits. The parameters monitored and the frequencies of sampling are presented below.

Details of Environmental Monitoring

S. No.	Environmental Monitoring	Parameters Tested	Frequency of Testing
1	Ambient Air Quality Monitoring	Suspended Particulate Matter (SPM), Respirable Particulate Matter (RPM), Sulphur dioxide, Oxides of Nitrogen, Carbon monoxide.	Once in a month
2	Noise Level Monitoring	Ambient Noise level in dB(A)	Once in a month
3	DG Stack Emission Monitoring	Flow Rate, Temperature, Gas Velocity, Particulate Matter, Sulphur dioxide, Oxides of Nitrogen & Carbon Monoxide.	Once in a month
4	Ground water Sampling & Analysis	pH@25°C, Temperature, Salinity, Electrical Conductivity@25°C, Color, Odour, Turbidity, Total hardness as CaCO ₃ , Alkalinity as CaCO ₃ , Calcium as Ca, Magnesium as mg, Total Dissolved Solids, Sulphate as SO ₄ , Chloride as Cl, Silica as SiO ₂ , Phosphate as PO ₄ , Iron as Fe, Coliforms & E-coli.	Once in a month
5	Soil Sampling and Analysis	pH@ 25°C, Electrical Conductivity @25°C, Moisture Content, Phenolic Compounds as C ₆ H ₅ OH, Total Kjheldal Nitrogen as N, Phosphorous as P, Sodium as	Once in a month



		Na, Potassium as K, Nickel as Ni, Manganese as Mn, Copper as Cu, Zinc as Zn Chromium as Cr, Mercury as Hg, Arsenic as As and Lead as Pb.	
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3.1 Ambient Air Quality Monitoring

During construction and operation phase, pollutant emission are likely to occur from the site due to soil excavation, movement of vehicles, DG emission etc., the ambient air quality is being monitored for parameters as per NAAQS as per EPA Notification dated 02th April 1996. Ambient air quality monitoring is being carried out at three locations within the project site. The test reports of ambient air quality for a period of six months are enclosed herewith as Annexure-II.

3.2 DG Stack Emission Monitoring

For providing power for the construction activity, diesel generators are operated during working hours. DG stack emission is being monitored for velocity of the gas discharge, volume of the gas discharge, Particulate Matter (PM), Sulphur dioxide (SO₂), Oxides of Nitrogen (NO_x) and carbon monoxide. The test reports of DG stack emission for a period of six months are enclosed herewith as Annexure-II.

3.3 Ambient Noise Level Monitoring

During construction & operation phase the ambient noise level is likely to increase due to excavation, construction and movement of vehicles. Ambient noise level is being monitored at ten locations. The test reports of noise levels for a period of six months are enclosed herewith as Annexure-II

3.4 Ground Water Sampling and Analysis

During construction phase, the ground water may get contaminated due to the runoff carrying construction wastes. Hence the ground water is being tested for basic parameters including heavy metals. The test reports of ground water samples are enclosed herewith as Annexure-II.

3.5 Soil Sampling and Analysis

Soil quality during construction phase is likely to get polluted due to the construction wastes and spillages. Hence the soil samples are being collected and analyzed for different parameters including heavy metals. The test reports of soil samples for a period of six months are enclosed as Annexure-II



COMPLIANCE REPORT ON THE STIPULATED CONDITIONS
OF ENVIRONMENTAL CLEARANCE

Proposed Residential Buildings at S. F.No. 1/1,1/2,2,3/1,3/2,3/3,5/1,8/2A,50/1A,50/2,50/3
etc of Ayyappanthangal Village, Sriperumbudhur Taluk, Kanchipuram District By
M/s. Prestige Estates Projects Pvt. Ltd.

Environmental Clearance. F. No. SEIAA/F430 /2011-IA.III / dt.16.10.2012

Present Status of the project:

The project is under construction stage and not yet completed.

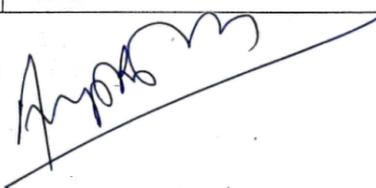
PART A – SPECIFIC CONDITIONS

1. Construction Phase

S. No.	EC Condition	Status of Compliance
i	“Consent for Establishment” shall be obtained from Tamil Nadu State Pollution Control Board and a copy shall be submitted to SEIAA before start of any construction work at the site.	Consent for Establishment is obtained from Tamil Nadu Pollution Control Board. Copy of same is submitted to SEIAA, Tamil Nadu.
ii	Energy Conservation should be more than >20%.	Energy Conservation is more than 20%.
iii	Suitable Toilet fixtures for water conservation shall be provided.	Suitable Toilet fixtures for water conservation are provided.
iv	Ensure smooth turns or straight road instead of 90° turns at no of places.	Smooth turns or straight road instead of 90° turns are ensured for the internal roads.
v	Ensure 9.0 m wide road excluding space for plantation.	Roads are 9.0 m wide excluding space for plantation.
vi	Zebra crossing for pedestrians should be provided on the main road.	Zebra crossings for pedestrians are provided on the main road.
vii	Effluent discharge pipe should be ground level and of different color and type.	The Effluent discharge pipe is at ground level and for differentiation different color and types are provided.
viii	Ensure 450-500 m3 water tank for rain water harvesting.	Water tank with capacity of 450-500 m3 for rain water harvesting is provided.
ix	All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.	All required sanitary and hygienic measures were in place before starting any construction activity and the same will be maintained throughout the construction phase.
x	The treated waste water shall be used for flushing of toilets & horticulture	The treated waste water is used for flushing of toilets & horticultural purposes for

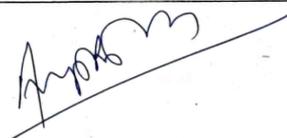
**COMPLIANCE REPORT ON THE STIPULATED CONDITIONS
OF ENVIRONMENTAL CLEARANCE**

S. No.	EC Condition	Status of Compliance
	purposes for irrigation of nearby parks and green belts.	irrigation of nearby parks and green belts.
xi	A first aid room shall be provided in the project site during the entire construction phase of the project.	First aid rooms with qualified personnel are provided for construction laborers within the site and the same practice will be continued during entire construction phase of the project.
xii	Adequate drinking water and sanitary facilities should be provided for construction workers at the site. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.	Adequate drinking water and sanitation facilities are provided to the construction workers at the site. The waste water is treated in the STP and the treated water is reused for flushing and gardening purpose. The solid waste generated is regularly collected and segregated into bio-degradable waste and non-biodegradable waste. The segregated waste is regularly handed over to the city municipal solid waste authorities after removing the recyclable material.
xiii	Provision should be made for the supply of fuel (kerosene or cooking gas); utensils such as pressure cookers etc., to the laborers during construction phase.	We had our contractor supply fuel (Gas) and utensils such as pressure cookers etc., to the laborers during construction phase.
xiv	All the laborers to be engaged for construction should be screened for health and adequately treated before engaging them to the work at the site.	All the laborers engaged for construction are screened for health and adequately treated before and during their employment at the site.
xv	For disinfection of waste water, use ultra violet radiation, not chlorination.	For Disinfection of waste water, system using ultra violet radiation will be adopted during operation phase.
xvi	All the top soil excavated during construction activities should be stored for use in horticulture/ landscape development within the project site.	All the top soil excavated is stored and will be used for horticulture / landscape development within the project site.
xvii	Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of the people, only in approved sites, with	The construction debris generated during the construction phase is inert in nature. It is dried and used for raising the level of the ground within the site. It will not create any adverse effect on the neighboring communities.



**COMPLIANCE REPORT ON THE STIPULATED CONDITIONS
OF ENVIRONMENTAL CLEARANCE**

S. No.	EC Condition	Status of Compliance
	the approval of competent authority.	
xviii	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.	Soil and ground water samples are tested to ascertain that there is no threat to ground water quality.
xix	Construction spoils, including bituminous material and other hazardous materials, must not be allowed to contaminate watercourses and the dump sites for such material must be secured so that they should not leach into the ground water.	Construction spoils, including bituminous material are used for land filling/site leveling. No hazardous materials are used during construction. Hence there is no leaching of such materials into the ground water.
xx	The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to E(P) Rules prescribed for air and noise emission standards.	Low sulphur diesel is used as fuel for all the DG sets in construction phase. The air and noise emission levels conform to the E (P) Rules prescribed for air and noise emission standards.
xxi	Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non – peak hours.	Vehicles hired for bringing construction material are maintained in good operable condition and conform to air and noise emission standards prescribed by TNPCB/CPCB. The vehicles are operated only during non peak hours.
xxii	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 the construction phase.	Adequate measures are taken to maintain air quality and noise levels within the prescribed limits during construction phase. Ambient noise level is monitored to ensure conformance to standards both during day and night.
xxiii	Fly-Ash should be used as building material in the construction as per the provision of Fly ash Notification of September, 1999 and amended as on 27 th August, 2003.	Fly-ash containing cement and bricks are used in construction so as to comply with the provisions of Fly Ash Notification of September, 1999 and as amended on 27 th August, 2003.
xxiv	Ready mix concrete must be used in building construction.	Ready mix concrete is used for building construction and the necessary cub-tests is conducted to ascertain their quality
xxv	Storm water control and its re-use as per CGWB and BIS standards for various	Storm water control and its re-use are implemented as per CGWB and BIS standards for various applications.



COMPLIANCE REPORT ON THE STIPULATED CONDITIONS
OF ENVIRONMENTAL CLEARANCE

S. No.	EC Condition	Status of Compliance
	applications.	
xxvi	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices prevalent	Water demand during construction is reduced by use of pre-mixed concrete & curing agents.
xxvii	Permission to draw ground water should be obtained from the competent authority prior to construction/operation of the project.	Permission to draw ground water is obtained from the competent authority.
xxviii	Separation of grey and black water should be done by the use of dual plumbing line for separation of grey and black water.	Dual plumbing system was adopted to ensure supply of treated sewage for flushing applications.
xxix	Treatment of 100% grey water by decentralized treatment should be done.	Treatment system for 100% grey water was provided within the premises.
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.	Fixtures for toilet flushing and washing are of low flow type by adopting the use of aerators.
xxxi	Use of glass may be reduced by up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating shall be used in windows.	Glass with special reflective coating in façade is used to maximum extent possible to reduce electricity consumption and load on air-conditioning.
xxxii	Roof should meet prescriptive requirement of Energy Conservation Building Code (ECBC) by using appropriate thermal insulation material, to fulfill the requirement.	Thermal insulation materials are used as per the requirements of energy conservation building codes applicable for residential buildings.
xxxiii	Adequate measures to reduce air and noise pollution during construction keeping in mind CPCB norms on noise limits.	Adequate measures are taken to maintain air quality and noise levels within the prescribed limits. (Please refer ROA enclosed).



**COMPLIANCE REPORT ON THE STIPULATED CONDITIONS
OF ENVIRONMENTAL CLEARANCE**

S. No.	EC Condition	Status of Compliance
xxxiv	Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all airconditioned spaces while it is aspirational for non-airconditioned spaces by use of appropriate thermal insulation material to fulfill requirement.	Thermal insulation materials including under deck insulations are used as per the requirements of energy conservation building codes applicable for residential buildings.
xxxv	The approval of the competent authority shall be obtained for structural safety of the buildings due to earthquake, adequacy of fire fighting equipments, etc as per National Building Code including protection measures from lightning etc.	Approvals from the concerned authority are obtained as per the National Building Code.
xxxvi	Provision shall be made for the housing labor within the site with all necessary infrastructures and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche, etc. The housing may be in the form of temporary structures to be removed after the completion of the project.	Provision is made for labor housing within the site with all necessary infrastructure and facilities. The housing is in the form of temporary structures to be removed after the completion of the project.

2. Operation Phase:

The project is under construction stage. The Status of Compliance pertaining to the Operation Phase of the project will be reported once the construction works are completed.

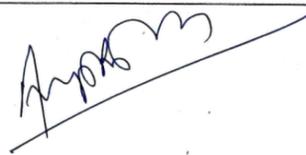
PART- B GENERAL CONDITIONS

S. No.	EC Condition	Status of Compliance
1	Six monthly monitoring reports should be submitted to the Ministry and it's Regional Office, Bangalore.	We are submitting the Half yearly compliance report in Hard and Soft copies during June and December of each calendar year in respect of the conditions stipulated in the Environmental Clearance.
2	Officials from the Regional Office of MoEF, Bangalore who would be monitoring the implementation of	We will extend full co-operation during the visit of Officials from the Regional Office of MoEF & CC, Chennai and also the complete



**COMPLIANCE REPORT ON THE STIPULATED CONDITIONS
OF ENVIRONMENTAL CLEARANCE**

S. No.	EC Condition	Status of Compliance
	environmental safeguards should be given full cooperation, facilities and documents/data by the project proponents during their inspection. A complete set of all the documents submitted to MoEF should be forwarded to the CCF, Regional office of MoEF, Bangalore.	set of all the documents will be submitted to Regional Office of MoEF & CC, Chennai.
3	In case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Ministry.	In the case of any change(s) in the scope of the project, a fresh application to the Ministry will be submitted.
4	The Ministry reserves the right to add additional safeguard measures subsequently, if found necessary, and to take action including revoking of this Environmental Clearances under the provisions of the Environmental (Protection) Act, 1986, to ensure effective implementation of the suggested safeguard measures in a time bound and satisfactory manner.	Noted and we will comply with the same.
5	All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department, Forest Conservation Act, 1980 and Wild Life (Protection) Act, 1972, Central Ground Water Authority, Coastal Regulatory Zone Authority as applicable to the project shall be obtained by the project proponent from the competent authorities.	We have obtained all the necessary statutory clearances.
6	A copy of the clearance letter shall be sent by the proponent to the Commissioner of Corporation/ municipalities/ executive officers of town panchayat/ Block development officers of panchayat union whichever is applicable and the Local NGO, if any, from whom suggestions/representations, if any, were	Noted.



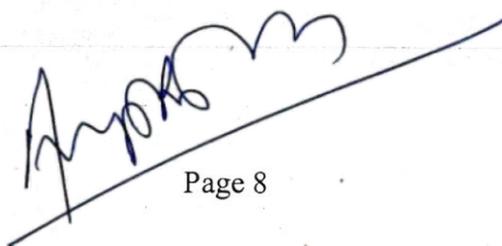
**COMPLIANCE REPORT ON THE STIPULATED CONDITIONS
OF ENVIRONMENTAL CLEARANCE**

S. No.	EC Condition	Status of Compliance
	received while processing the proposal. The clearance letter shall also be put on the website of the proponent.	
7	The project proponent should advertise with basic details at least in two local newspapers widely circulated, one of which shall be in the vernacular language of the locality concerned, within 7 days of the issue of clearance and a copy of the clearance letter is available with the State Pollution Control Board and also at website of the SEIAA, TN and a copy of the same should be forwarded to the Regional Office of the Ministry of Environment and Forests located at Bangalore.	Basic details of the project were advertised in two local newspapers within 7 days of the issuance of Environmental clearance and a copy of the same was forwarded to MoEF & CC, Chennai.
8	These stipulations would be enforced among others under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of pollution) Act 1981, the Environmental (Protection) Act 1986, the public Liability Insurance Act, 1991 and EIA Notification, 2006.	Noted.
9	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.	Noted.
10	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 MoEF, its Regional Office Bengaluru, the respective Zonal office of CPCB, SEIAA, TN and the State Pollution Control Board.	We are submitting 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) regularly to the Ministry's Regional Office, Chennai.

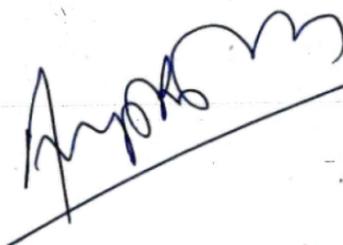


COMPLIANCE REPORT ON THE STIPULATED CONDITIONS
OF ENVIRONMENTAL CLEARANCE

S. No.	EC Condition	Status of Compliance
11	Environmental Clearance is subject to final order of the Hon'ble Supreme Court of India in the matter of Goa foundation Vs. Union of India in Writ Petition (civil) No.460 of 2004 as may be applicable to this project.	Noted.



Annexure - II
Environmental Monitoring Reports
(April 2016 - September 2016)





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Test Report

Report No. : ESIPL/EMS/2016/05/7717

Customer Name : M/s. Prestige Estates Projects Ltd.
Citi Towers, 7th Floor
No. 117, Thiagaraja Road
T.Nagar, Chennai – 600 017

Project Address : "Prestige Bella Vista"
Kattupakkam

Date of Sampling : 02.05.2016
Date of Registration : 02.05.2016
Sample Code : E-344 & E-345
Test Commenced on : 02.05.2016
Test Completed on : 19.05.2016
Report Issuing Date : 20.05.2016

Sample Description : Ambient Air

Sampling Locations : (AAQ-1) Near Tower – 2 (Block – 3) of Project Site
(AAQ-2) Near Tower 9 (Block 14) of Project Site

Sampling Plan/Procedure : ESIPL/SOP/C-AA/01

Category of Area/Zone : Residential Area

Ambient Temperature during the sampling (Average) : 32°C
Relative Humidity during the sampling (Average) : 59 %
Time and Hours of sampling : 8 Hrs

S.No.	Parameter (Characteristic)	Method of Test	Test Result		NAAQ STANDARD
			AAQ-1	AAQ-2	
01	Particulate Matter (Size Less than 10 µm) in µg/m ³	IS :5182 Part 23-2006	51.9	53.2	100
02	Particulate Matter (Size Less than 2.5 µm) in µg/m ³	Manufacturer Manual ESIPL/SOP/C-AA/10	21.9	22.9	60
03	Sulphur dioxide in µg/m ³	IS :5182 Part 2-2006	9.5	10.2	80
04	Oxides of Nitrogen in µg/m ³	IS :5182 Part 6-2006	24.2	23.6	80
05	Ozone in µg/m ³	IS:5182 Part 9-2009	BDL(DL: 5.0 µg/m ³)	BDL(DL: 5.0 µg/m ³)	180
06	Carbon Monoxide in mg/m ³	IS : 5182 Part10-2006	BDL(DL:1.14 mg/m ³)	BDL(DL:1.14 mg/m ³)	2.0
07	Ammonia in µg/m ³	CPCB Manual, Volume-1, May 2011	BDL(DL: 5.0 µg/m ³)	BDL(DL: 5.0 µg/m ³)	400

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- National Ambient Air Quality (NAAQ) Standards, CPCB, Notification dated 18th November 2009.

.....End of page 1.....

Verified by

(J. Jaganmohan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
Authorized Signatory

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Registered Office & Laboratory:

No.1/134, Dhanakotiraja Street, Sundar Nagar, Ekkaduthangal, Guindy, Chennai – 600032, Tamil Nadu, India
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Test Report

Report No. ESIPL/EMS/2016/05/7717

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S.No.	Parameter (Characteristic)	Method of Test	Test Result		NAAQ STANDARD ⁵
			AAQ-1	AAQ-2	
08	Lead in $\mu\text{g}/\text{m}^3$	IS :5182 Part 22-2004	BDL(DL:0.001 $\mu\text{g}/\text{m}^3$)	BDL(DL:0.001 $\mu\text{g}/\text{m}^3$)	1.0
09	Benzene in $\mu\text{g}/\text{m}^3$	IS:5182 Part 11-2006	BDL(DL:1.0 $\mu\text{g}/\text{m}^3$)	BDL(DL:1.0 $\mu\text{g}/\text{m}^3$)	5.0
10	Benzo alpha Pyrene in ng/m^3	IS:5182 Part 12-2004, RA-2009	BDL(DL:0.8 ng/m^3)	BDL(DL:0.8 ng/m^3)	1.0
11	Arsenic in ng/m^3	AWMA Method 302	BDL(DL:1.0 ng/m^3)	BDL(DL:1.0 ng/m^3)	6.0
12	Nickel in ng/m^3	USEPA IO 3.2	BDL(DL:3.0 ng/m^3)	BDL(DL:3.0 ng/m^3)	20.0

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- National Ambient Air Quality (NAAQ) Standards, CPCB, Notification dated 18th November 2009.
- The above parameters from serial No.08 to 12 not covered in our NABL Scope and subcontracted to other Laboratory.
.....End of Report.....

Verified by

(J.Jaganmohan)



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Certificate No.
T-1962 & T-1963

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Test Report

Report No. : ES IPL/EMS/2016/05/7718	Date of Sampling : 02.05.2016
Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai - 600 017	Date of Registration : 02.05.2016 Sample Code : E-347 Test Commenced on : 02.05.2016 Test Completed on : 19.05.2016 Report Issuing Date : 20.05.2016
Project Address : "Prestige BellaVista" Kattupakkam	
Sample Description :	Stack Emission DG Set No : 2 (Capacity : 250 KVA)
Sampling Location :	Block -19
Sampling Plan/Procedure :	ES IPL/SOP/C-SE/01

S.No	Parameters	Test Method	Result		Emission Limits ^s
			Mg/Nm ³	g/kw-hr	g/kw-hr
01	Particulate Matter in mg/Nm ³	IS:11255(Part1) RA 2009	23.5	0.05	0.3
02	Sulphur Dioxide in mg/Nm ³	IS:11255(Part2) RA 2009	15.4	0.03	Not Specified
03	Carbon Monoxide in mg/Nm ³	IS:13270-1992 RA 2009	68	0.13	3.5
04	Oxides of Nitrogen in mg/Nm ³	IS:11255(Part7) 2005	10.5	0.02	9.2
05	Gas temperature at stack in °K	IS:11255(Part3) RA 2008	526 °K		Not Specified
06	Velocity of the gas discharge in m/sec	IS:11255(Part3) RA 2008	13.3 m/sec		Not Specified
07	Volume of gas discharge in Nm ³ /hour	IS:11255(Part3) RA 2008	391 Nm ³ /hour		Not Specified

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- Environment (Protection) Second Amendment Rules, 2002 and its Amendment up to 12th August 2004 - Emission Limits for New Diesel Engines (up to 800 KW)

.....End of Report.....

Verified by

(J. Jaganmohan)



(S. Periyasamy)
Authorized Signatory

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Test Report

Report No. : ESIPL/EMS/2016/05/7719 Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai - 600 017 Project Address : "Prestige BellaVista" Kattupakkam	Date of Sampling : 02.05.2016 Date of Registration : 02.05.2016 Sample Code : E-346 Test Commenced on : 02.05.2016 Test Completed on : 19.05.2016 Report Issuing Date : 20.05.2016
Sample Description : Stack Emission DG Set No : 1 (Capacity : 500 KVA)	Sampling Location : Block -24 Sampling Plan/Procedure : ESIPL/SOP/C-SE/01

S.No	Parameters	Test Method	Result		Emission Limits ⁵ g/kw-hr
			Mg/Nm ³	g/kw-hr	
01	Particulate Matter in mg/Nm ³	IS:11255(Part1) RA 2009	24.5	0.02	0.3
02	Sulphur Dioxide in mg/Nm ³	IS:11255(Part2) RA 2009	16.9	0.02	Not Specified
03	Carbon Monoxide in mg/Nm ³	IS:13270-1992 RA 2009	69	0.07	3.5
04	Oxides of Nitrogen in mg/Nm ³	IS:11255(Part7) 2005	10.2	0.01	9.2
05	Gas temperature at stack in °K	IS:11255(Part3) RA 2008	583 °K		Not Specified
06	Velocity of the gas discharge in m/sec	IS:11255(Part3) RA 2008	15.9 m/sec		Not Specified
07	Volume of gas discharge in Nm ³ /hour	IS:11255(Part3) RA 2008	398 Nm ³ /hour		Not Specified

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- Environment (Protection) Second Amendment Rules, 2002 and its Amendment up to 12th August 2004 - Emission Limits for New Diesel Engines (up to 800 KW)

.....End of Report.....

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(S. Periyasamy)
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Test Report

Report No. : ES IPL/EMS/2016/05/7719 Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017 Project Address : “Prestige BellaVista” Kattupakkam	Date of Sampling : 02.05.2016 Date of Registration : 02.05.2016 Sample Code : E-346 Test Commenced on : 02.05.2016 Test Completed on : 19.05.2016 Report Issuing Date : 20.05.2016
Sample Description : Stack Emission DG Set No : 1 (Capacity : 500 KVA)	Block -24
Sampling Location :	Block -24
Sampling Plan/Procedure :	ESIPL/SOP/C-SE/01

S.No	Parameters	Test Method	Result		Emission Limits ³ g/kw-hr
			Mg/Nm ³	g/kw-hr	
01	Particulate Matter in mg/Nm ³	IS:11255(Part1) RA 2009	24.5	0.02	0.3
02	Sulphur Dioxide in mg/Nm ³	IS:11255(Part2) RA 2009	16.9	0.02	Not Specified
03	Carbon Monoxide in mg/Nm ³	IS:13270-1992 RA 2009	69	0.07	3.5
04	Oxides of Nitrogen in mg/Nm ³	IS:11255(Part7) 2005	10.2	0.01	9.2
05	Gas temperature at stack in °K	IS:11255(Part3) RA 2008	583 °K		Not Specified
06	Velocity of the gas discharge in m/sec	IS:11255(Part3) RA 2008	15.9 m/sec		Not Specified
07	Volume of gas discharge in Nm ³ /hour	IS:11255(Part3) RA 2008	398 Nm ³ /hour		Not Specified

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- Environment (Protection) Second Amendment Rules, 2002 and its Amendment up to 12th August 2004 – Emission Limits for New Diesel Engines (up to 800 KW)

.....End of Report.....

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Test Report

Report No. : ESIPL/EMS/2016/05/7720

Customer Name : M/s. Prestige Estates Projects Ltd.
Citi Towers, 7th Floor
No. 117, Thiagaraja Road
T.Nagar, Chennai – 600 017.

Project Address : "Prestige BellaVista"
Kattupakkam

Date of Sampling : 02.05.2016
Date of Registration : 02.05.2016
Sample Code : E-348 to E-351
Test Commenced on : 02.05.2016
Test Completed on : 19.05.2016
Report Issuing Date : 20.05.2016

Sample Description : Ambient Noise (in dB (A) Leq)
Sample Analysis Duration : 8 Hrs (Day Time)
Sampling Locations : (NQ-1) Near Block-19 North West of Project site
(NQ-2) Near Block-2 of Project Site
(NQ-3) Near Gate No.2 –Back Side of Block-18
(NQ-4) Near Site Office – South West Side of Project Site
Category of Area/Zone : Residential Area
Sampling Plan/Procedure : ESIPL/SOP/C-NL/01

S.No.	Sample Code / Location Code	Method of Test	Test Result in Leq	NAAQ Limits in dB (A) Leq
1	E-348 / NQ-1	ESIPL/SOP/C-NL/01	52.4	55
2	E-349 / NQ-2	ESIPL/SOP/C-NL/01	53.4	
3	E-350 / NQ-3	ESIPL/SOP/C-NL/01	53.8	
4	E-351 / NQ-4	ESIPL/SOP/C-NL/01	52.8	

Note:

- The Noise Pollution (Regulation and Control) Rules 2000-Ambient Air Quality Standards in Respect of Noise.

.....End of Report.....

Verified by

(J. Jaganmohan)

For Eco Services India Pvt. Ltd.,



(S. Pethiyasamy)
Authorized Signatory

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Test Report

Page 1 of 2

Report No. : ES IPL/EMS/2016/05/7721	Date of Sampling : 02.05.2016
Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai - 600 017.	Date of Registration : 02.05.2016 Sample Code : E-352 Test Commenced on : 02.05.2016 Test Completed on : 19.05.2016 Report Issuing Date : 20.05.2016

Project Address : "Prestige BellaVista"
Kattupakkam

Sample Description :	Borewell Water
Sampling Location :	Near Tower - 18 @ Block - 28
Sampling Plan/Procedure :	ES IPL/SOP/C-W/01

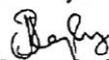
S.No.	Parameter (Characteristic)	Method of Test	Test Result
01	Colour in Hazen	APHA 22 nd Edn. 2120 B	BDL(DL:5)
02	Odour	APHA 22 nd Edn. 2150 B	Agreeable
03	Turbidity in NTU	APHA 22 nd Edn.2130 B	2.0
04	Temperature in °C	APHA 22 nd Edition 2550-B	25.6
05	pH @ 25°C	APHA 22 nd Edn. 4500 H ⁺ -B	7.08
06	Electrical Conductivity @ 25°C in µmhos/cm	APHA 22 nd Edn. 2510 B	2356
07	Total Dissolved Solids in mg/l	APHA 22 nd Edn. 2540-C	1399
08	Total Hardness as CaCO ₃ in mg/l	APHA 22 nd Edn. 2340-C	513
09	Calcium as Ca in mg/l	APHA 22 nd Edn. 3500 Ca-B	138
10	Magnesium as Mg in mg/l	APHA 22 nd Edn.3500 Mg-B	41
11	Phenolphthalein Alkalinity as CaCO ₃ in mg/l	APHA 22 nd Edn. 2320-B	Nil
12	Methyl Orange Alkalinity as CaCO ₃ in mg/l	APHA 22 nd Edn. 2320-B	352
13	Total Alkalinity as CaCO ₃ in mg/l	APHA 22 nd Edn. 2320-B	352
14	Chloride as Cl in mg/l	APHA 22 nd Edn. 4500 Cl ⁻ -B	296
15	Sulphate as SO ₄ in mg/l	APHA 22 nd Edn. 4500 SO ₄ ²⁻ -E	124
16	Iron as Fe in mg/l	APHA 22 nd Edn. 3500 Fe-B	1.0
17	Silica as SiO ₂ in mg/l	APHA 22 nd Edn. 4500 SiO ₂ -D	BDL(DL:1.0)
18	Phosphorous as P in mg/l	APHA 22 nd Edn. 4500 P-D	BDL(DL:0.1)
19	Sodium as Na in mg/l	APHA 22 nd Edition 3500 Na-B	264
20	Potassium as K in mg/l	APHA 22 nd Edition 3500 K-B	7.1
21	Nickel as Ni in mg/l	IS 3025 (Part 54)	BDL(DL:0.03)
22	Manganese as Mn in mg/l	APHA 22 nd Edition 3500 Mn-B	BDL(DL:0.01)
23	Copper as Cu in mg/l	APHA 22 nd Edition 3500 Cu-B	BDL(DL:0.03)
24	Chromium as Cr ⁶⁺ in mg/l	APHA 22 nd Edition 3500 Cr-B	BDL(DL:0.03)

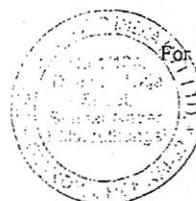
Note :

- BDL - Below Detection Limit; DL - Detection Limit

.....End of page 1.....

Verified by


(J.Jaganmohan)



For Eco Services India Pvt. Ltd.,


(S. Periyasamy)
Authorized Signatory

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Test Report

Report No. ESIPL/EMS/2016/05/7721

Page 2 of 2

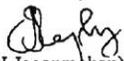
S.No.	Parameter (Characteristic)	Method of Test	Test Result
25	Salinity in g/l	By Calculation	1.18
26	Zinc as Zn in mg/l	IS 3025 (Part 49) (Reaff:2003)	5.1
27	Mercury as Hg in mg/l	IS 3025 (Part 48) (Reaff:2003)	BDL(DL:0.0005)
28	Arsenic as As in mg/l	IS 3025 (Part 37) (Reaff:2003)	BDL (DL:0.01)
29	Lead as Pb in mg/l	IS: 3025 (Part 47) (Reaff:2003)	BDL (DL:0.02)

Note:

- BDL: Below Detection Limit; DL: Detection Limit
- The above parameters from serial No.25 to 29 not covered in our NABL Scope and subcontracted to other Laboratory.
- Please refer our NABL Certificate Nos. T-1962 & T-1963 and Scope of Accreditation.

.....End of Report.....

Verified by


(J. Jaganmohan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
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Test Report

Report No. : ESIPL/EMS/2016/05/7750

Page 2 of 2

S.No.	Test Parameters	Method	Results
08	Phenolic Compounds as C ₆ H ₅ OH in mg/kg	EPA 3050B	BDL(DL:0.1)
09	Nickel as Ni in mg/kg	EPA 3050B	1.4
10	Manganese as Mn in mg/kg	EPA 3050B	68.2
11	Copper as Cu in mg/kg	EPA 3050B	2.4
12	Zinc as Zn in mg/kg	EPA 3050B	12.4
13	Chromium as Cr in mg/kg	EPA 3050B	0.9

Note:

- BDL: Below Detection Limit; DL: Detection Limit
- The above parameters from serial No.08 to 13 not covered in our NABL Scope and subcontracted to other Laboratory.
- Please refer our NABL Certificate Nos. T-1962 & T-1963 and Scope of Accreditation.

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Test Report

Meteorological Monitoring Report – April 2016
STATION: CHENNAI (MEENAMBAKKAM)

Issued to,
 M/s. Prestige Estates Projects Ltd.
 Citi Towers, 7th Floor, No. 117, Thiagaraja Road
 T.Nagar, Chennai – 600 017.
 Project Address : Prestige BellaVista™ Kattupakkam

Monitoring Started On : 01.04.2016
 Monitoring Completed On : 30.04.2016
 Issuing Date : 30.05.2016

Date	Max. T* in °C	Min. T* in °C	Rainfall in mm	Relative Humidity %		Wind Speed in Kmph		Wind Direction	
				0830 IST	1730 IST	0830 IST	1730 IST	0830 IST	1730 IST
1	35.0	24.8	0.0	77	61	6	8	ESE	SE
2	35.2	25.2	0.0	77	64	6	12	SES	S
3	35.8	25.2	0.0	74	61	6	12	SSW	S
4	36.4	25.6	0.0	72	59	6	12	SW	SSE
5	36.4	24.8	0.0	78	61	6	8	N	S
6	37.0	24.6	0.0	70	67	6	14	SW	SE
7	36.4	26.4	0.0	74	69	6	14	W	SE
8	36.2	26.4	0.0	74	64	12	12	S	ESE
9	35.3	24.8	0.0	71	58	6	10	SE	ESE
10	35.0	24.6	0.0	71	65	8	10	S	NE
11	36.2	24.2	0.0	81	67	8	14	SW	SE
12	36.7	25.2	0.0	74	66	8	18	SSE	SE
13	37.3	27.2	0.0	71	67	4	12	SE	S
14	38.8	28.0	0.0	68	65	12	18	S	SSE
15	39.2	27.7	0.0	71	61	6	8	S	SSW
16	37.4	26.8	0.0	70	58	8	14	SE	S
17	37.4	26.8	0.0	71	64	12	18	SSW	S
18	37.0	27.1	0.0	66	68	10	22	S	S
19	36.3	27.1	0.0	63	69	8	18	S	SE
20	36.1	26.2	0.0	67	58	6	12	SSW	SE
21	36.5	27.4	0.0	66	60	8	18	SW	SSW
22	38.5	27.7	0.0	62	61	4	18	S	SSW
23	41.8	28.4	0.0	64	64	16	14	S	SE
24	40.4	28.4	0.0	69	67	6	22	SE	SE
25	38.5	28.5	0.0	66	55	6	14	SE	SSE
26	38.6	27.7	0.0	70	52	10	12	SSW	S
27	37.2	26.8	0.0	75	62	8	14	S	ESE
28	36.1	27.0	0.0	68	49	8	14	S	SSE
29	38.5	26.8	0.0	67	58	12	14	SSW	SE
30	38.0	26.8	0.0	75	53	8	14	SSE	SE

LEGENDS:

T-Temperature

N- NORTHERLY; NNE-NORTH NORTH EASTERLY; NE-NORTH EASTERLY; ENE- EAST NORTH EASTERLY;
 E- EASTERLY; ESE-EAST SOUTH EASTERLY; SE- SOUTH EASTERLY; SSE- SOUTH SOUTH EASTERLY;
 S-SOUTHERLY; SSW-SOUTH SOUTH WESTERLY; SW- SOUTH WESTERLY; WSW-WEST SOUTH WESTERLY;
 W- WESTERLY; WNW-WEST NORTH WESTERLY; NNW-NORTH NORTH WESTERLY.

For Eco Services India Pvt.Ltd.



(Signature)
 (J.Jaganmohan)
 Quality Manager

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Certification No.
T-1002 & T-1003

Accredited in accordance with ISO/IEC 17025:2005 by NABL, Department of Science & Technology, Government of India

Test Report

Report No. : ESIPL/EMS/2016/07/8090	Date of Sampling : 05.07.2016
Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017	Date of Registration : 05.07.2016
	Sample Code : E-1008 & E-1009
	Test Commenced on : 05.07.2016
	Test Completed on : 16.07.2016
	Report Issuing Date : 16.07.2016
Project Address : "Prestige Bella Vista" Kattupakkam	
Sample Description :	Ambient Air
Sampling Locations :	(AAQ-1) Near Tower – 2 (Block – 3) of Project Site (AAQ-2) Near Tower 9 (Block 9B) of Project Site
Sampling Plan/Procedure :	ESIPL/SOP/C-AA/01
Category of Area/Zone :	Residential Area
Ambient Temperature during the sampling (Average) :	33°C
Relative Humidity during the sampling (Average) :	60 %
Time and Hours of sampling :	8 Hrs

S.No.	Parameter (Characteristic)	Method of Test	Test Result		NAAQ STANDARD
			AAQ-1	AAQ-2	
01	Particulate Matter (Size Less than 10 µm) in µg/m ³	IS :5182 Part 23-2006	44.1	40.7	100
02	Particulate Matter (Size Less than 2.5 µm) in µg/m ³	Manufacturer Manual ESIPL/SOP/C-AA/10	27.4	22.5	60
03	Sulphur dioxide in µg/m ³	IS :5182 Part 2-2006	11.2	11.4	80
04	Oxides of Nitrogen in µg/m ³	IS :5182 Part 6-2006	21.8	21.7	80
05	Ozone in µg/m ³	IS:5182 Part 9-2009	BDL(DL: 5.0 µg/m ³)	BDL(DL: 5.0 µg/m ³)	180
06	Carbon Monoxide in mg/m ³	IS : 5182 Part 10-2006	BDL(DL:1.14 mg/m ³)	BDL(DL:1.14 mg/m ³)	2.0
07	Ammonia in µg/m ³	CPCB Manual, Volume-I. May 2011	BDL(DL: 5.0 µg/m ³)	BDL(DL: 5.0 µg/m ³)	400

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- National Ambient Air Quality (NAAQ) Standards, CPCB. Notification dated 18th November 2009.

.....End of page 1.....

Verified by

(J. Jaganmohan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
Authorized Signatory

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Test Report

Report No. ESIPL/EMS/2016/07/8090

Page 2 of 2

S.No.	Parameter (Characteristic)	Method of Test	Test Result		NAAQ STANDARD ^s
			AAQ-1	AAQ-2	
08	Lead in $\mu\text{g}/\text{m}^3$	IS :5182 Part 22-2004	BDL(DL:0.001 $\mu\text{g}/\text{m}^3$)	BDL(DL:0.001 $\mu\text{g}/\text{m}^3$)	1.0
09	Benzene in $\mu\text{g}/\text{m}^3$	IS:5182 Part 11-2006	BDL(DL:1.0 $\mu\text{g}/\text{m}^3$)	BDL(DL:1.0 $\mu\text{g}/\text{m}^3$)	5.0
10	Benzo alpha Pyrene in ng/m^3	IS:5182 Part 12-2004, RA-2009	BDL(DL:0.8 ng/m^3)	BDL(DL:0.8 ng/m^3)	1.0
11	Arsenic in ng/m^3	AWMA Method 302	BDL(DL:1.0 ng/m^3)	BDL(DL:1.0 ng/m^3)	6.0
12	Nickel in ng/m^3	USEPA IO 3.2	BDL(DL:3.0 ng/m^3)	BDL(DL:3.0 ng/m^3)	20.0

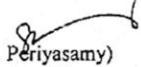
Note :

- BDL - Below Detection Limit; DL - Detection Limit
- National Ambient Air Quality (NAAQ) Standards, CPCB, Notification dated 18th November 2009.
- The above parameters from serial No.08 to 12 not covered in our NABL Scope and subcontracted to other Laboratory.
.....End of Report.....

Verified by


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Test Report

Report No. : ES IPL/EMS/2016/07/8091	Date of Sampling : 05.07.2016
Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017	Date of Registration : 05.07.2016 Sample Code : E-1011 Test Commenced on : 05.07.2016 Test Completed on : 16.07.2016 Report Issuing Date : 16.07.2016
Project Address : "Prestige BellaVista" Kattupakkam	

Sample Description :	Stack Emission DG Set No : 2 (Capacity : 250 KVA)
Sampling Location :	Block -19
Sampling Plan/Procedure :	ESIPL/SOP/C-SE/01

S.No	Parameters	Test Method	Result		Emission Limits ^s
			Mg/Nm ³	g/kw-hr	g/kw-hr
01	Particulate Matter in mg/Nm ³	IS:11255(Part1) RA 2009	15.9	0.008	0.3
02	Sulphur Dioxide in mg/Nm ³	IS:11255(Part2) RA 2009	16.6	0.009	Not Specified
03	Carbon Monoxide in mg/Nm ³	IS:13270-1992 RA 2009	25.3	0.0029	3.5
04	Oxides of Nitrogen in mg/Nm ³	IS:11255(Part7) 2005	9.6	0.005	9.2
05	Gas temperature at stack in °K	IS:11255(Part3) RA 2008	463		Not Specified
06	Velocity of the gas discharge in m/sec	IS:11255(Part3) RA 2008	4.0		Not Specified
07	Volume of gas discharge in Nm ³ /hour	IS:11255(Part3) RA 2008	105		Not Specified

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- Environment (Protection) Second Amendment Rules, 2002 and its Amendment up to 12th August 2004 – Emission Limits for New Diesel Engines (up to 800 KW)

.....End of Report.....

Verified by

J. Jaganmohan
(J. Jaganmohan)

For Eco Services India Pvt. Ltd.,



(S. Periyasamy)
Authorized Signatory

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T-1992 & T-1963

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Test Report

Report No. : ES IPL/EMS/2016/07/8092 Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017 Project Address : "Prestige BellaVista" Kattupakkam	Date of Sampling : 05.07.2016 Date of Registration : 05.07.2016 Sample Code : E-1010 Test Commenced on : 05.07.2016 Test Completed on : 16.07.2016 Report Issuing Date : 16.07.2016
Sample Description : Stack Emission DG Set No : I (Capacity : 500 KVA)	Sampling Location : Block -24
Sampling Plan/Procedure :	ES IPL/SOP/C-SE/01

S.No	Parameters	Test Method	Result		Emission Limits ^S g/kw-hr
			Mg/Nm ³	g/kw-hr	
01	Particulate Matter in mg/Nm ³	IS:11255(Part1) RA 2009	18.9	0.010	0.3
02	Sulphur Dioxide in mg/Nm ³	IS:11255(Part2) RA 2009	11.1	0.0059	Not Specified
03	Carbon Monoxide in mg/Nm ³	IS:13270-1992 RA 2009	34.1	0.0039	3.5
04	Oxides of Nitrogen in mg/Nm ³	IS:11255(Part7) 2005	9.5	0.005	9.2
05	Gas temperature at stack in °K	IS:11255(Part3) RA 2008	473		Not Specified
06	Velocity of the gas discharge in m/sec	IS:11255(Part3) RA 2008	5.35		Not Specified
07	Volume of gas discharge in Nm ³ /hour	IS:11255(Part3) RA 2008	213		Not Specified

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- Environment (Protection) Second Amendment Rules, 2002 and its Amendment up to 12th August 2004 – Emission Limits for New Diesel Engines (up to 800 KW)

.....End of Report.....

Verified by

(Signature)
(J.Jaganmohan)



For Eco Services India Pvt. Ltd.,

(Signature)
(S. Periyasamy)
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Test Report

Report No. : ESIPL/EMS/2016/07/8093 Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017. Project Address : "Prestige BellaVista" Kattupakkam	Date of Sampling : 05.07.2016 Date of Registration : 05.07.2016 Sample Code : E-1012 to E-1015 Test Commenced on : 05.07.2016 Test Completed on : 16.07.2016 Report Issuing Date : 16.07.2016
Sample Description : Ambient Noise (in dB (A) Leq)	
Sample Analysis Duration : 8 Hrs (Day Time)	
Sampling Locations : (NQ-1) Near Block -19 North West of Project site (NQ-2) Near Block-2 of Project Site (NQ-3) Near Gate No.2 –Back Side of Block-18 (NQ-4) Near Site Office – South West Side of Project Site	
Category of Area/Zone : Residential Area	
Sampling Plan/Procedure : ESIPL/SOP/C-NL/01	

S.No.	Sample Code / Location Code	Method of Test	Test Result in Leq	NAAQ Limits in dB (A) Leq
1	E-1012 / NQ-1	ESIPL/SOP/C-NL/01	54.0	55
2	E-1013/ NQ-2	ESIPL/SOP/C-NL/01	54.2	
3	E-1014/ NQ-3	ESIPL/SOP/C-NL/01	53.9	
4	E-1015/ NQ-4	ESIPL/SOP/C-NL/01	53.0	

Note:

- The Noise Pollution (Regulation and Control) Rules 2000-Ambient Air Quality Standards in Respect of Noise.

.....End of Report.....

Verified by

(J.Jaganmohan)

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Test Report

Page 1 of 2

Report No. : ES IPL/EMS/2016/07/8094
 Customer Name : M/s. Prestige Estates Projects Ltd.
 Citi Towers, 7th Floor
 No. 117, Thiagaraja Road
 T.Nagar, Chennai – 600 017.
 Date of Sampling : 05.07.2016
 Date of Registration : 05.07.2016
 Sample Code : E-1016
 Test Commenced on : 05.07.2016
 Test Completed on : 16.07.2016
 Report Issuing Date : 16.07.2016
 Project Address : "Prestige BellaVista"
 Kattupakkam

Sample Description : Borewell Water
 Sampling Location : Near Tower – 18 @ Block – 28
 Sampling Plan/Procedure : ES IPL/SOP/C-W/01

S.No.	Parameter (Characteristic)	Method of Test	Test Result
01	Colour in Hazen	APHA 22 nd Edn. 2120 B	BDL(DL:5)
02	Odour	APHA 22 nd Edn. 2150 B	Agreeable
03	Turbidity in NTU	APHA 22 nd Edn. 2130 B	2.7
04	Temperature in °C	APHA 22 nd Edition 2550-B	25.8
05	pH @ 25°C	APHA 22 nd Edn. 4500 11 ⁻ -B	7.28
06	Electrical Conductivity @ 25°C in µmhos/cm	APHA 22 nd Edn. 2510 B	848
07	Total Dissolved Solids in mg/l	APHA 22 nd Edn. 2540-C	498
08	Total Hardness as CaCO ₃ in mg/l	APHA 22 nd Edn. 2340-C	210
09	Calcium as Ca in mg/l	APHA 22 nd Edn. 3500 Ca-B	56
10	Magnesium as Mg in mg/l	APHA 22 nd Edn. 3500 Mg-B	17
11	Phenolphthalein Alkalinity as CaCO ₃ in mg/l	APHA 22 nd Edn. 2320-B	Nil
12	Methyl Orange Alkalinity as CaCO ₃ in mg/l	APHA 22 nd Edn. 2320-B	129
13	Total Alkalinity as CaCO ₃ in mg/l	APHA 22 nd Edn. 2320-B	129
14	Chloride as Cl in mg/l	APHA 22 nd Edn. 4500 Cl ⁻ -B	114
15	Sulphate as SO ₄ in mg/l	APHA 22 nd Edn. 4500 SO ₄ ²⁻ -E	92
16	Iron as Fe in mg/l	APHA 22 nd Edn. 3500 Fe-B	0.14
17	Silica as SiO ₂ in mg/l	APHA 22 nd Edn. 4500 SiO ₂ -D	BDL(DL:1.0)
18	Phosphorous as P in mg/l	APHA 22 nd Edn. 4500 P-D	BDL(DL:0.1)
19	Sodium as Na in mg/l	APHA 22 nd Edition 3500 Na-B	68
20	Potassium as K in mg/l	APHA 22 nd Edition 3500 K-B	2.4
21	Nickel as Ni in mg/l	IS 3025 (Part 54)	BDL(DL:0.03)
22	Manganese as Mn in mg/l	APHA 22 nd Edition 3500 Mn-B	BDL(DL:0.01)
23	Copper as Cu in mg/l	APHA 22 nd Edition 3500 Cu-B	BDL(DL:0.03)
24	Chromium as Cr ⁶⁺ in mg/l	APHA 22 nd Edition 3500 Cr-B	BDL(DL:0.03)

Note:

- BDL - Below Detection Limit; DL - Detection Limit

.....End of page 1.....

Verified by

(J. Jaganmohan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
Authorized Signatory

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(LABORATORY DIVISION)

Test Report

Report No. ESIPL/EMS/2016/07/8094

Page 2 of 2

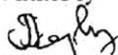
S.No.	Parameter (Characteristic)	Method of Test	Test Result
25	Salinity in g/l	By Calculation	0.39
26	Zinc as Zn in mg/l	IS 3025 (Part 49) (Reaff:2003)	4.9
27	Mercury as Hg in mg/l	IS 3025 (Part 48) (Reaff:2003)	BDL(DL:0.0005)
28	Arsenic as As in mg/l	IS 3025 (Part 37) (Reaff:2003)	BDL (DL:0.01)
29	Lead as Pb in mg/l	IS: 3025 (Part 47) (Reaff:2003)	BDL (DL:0.02)

Note:

- BDL: Below Detection Limit; DL: Detection Limit
- The above parameters from serial No.25 to 29 not covered in our NABL. Scope and subcontracted to other Laboratory.
- Please refer our NABL Certificate Nos. T-1962 & T-1963 and Scope of Accreditation.

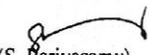
.....End of Report.....

Verified by


(J.Jaganmohan)



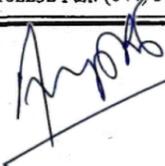
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Test Report

Report No. : ES IPL/EMS-M/2016/07/8014 Customer Name : M/s. Prestige Estates Projects Ltd. Address : City Towers, 7 th Floor, No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017	Date of Sampling : 06.07.2016 Date of Registration : 06.07.2016 Sample Code : E – 1016 Test Commenced on : 06.07.2016 Test Completed on : 11.07.2016 Report Issuing Date : 12.07.2016
Project Address : Prestige Bella Vista Chennai.	

Sample Description : Bore Well Water Sampling Location : Near Tower 18 @ Block -28 Sampling Method : IS 1622 : 1981 Reaff 2009	
---	--

S.No	Test Parameter	Test Method	Unit	Test Result
01	Total Coliform	IS 1622 : 1981 Reaff 2009	MPN/100ml	220
02	<i>E.coli</i>	IS 1622 : 1981 Reaff 2009	MPN/100ml	17

Note:

1. The given water sample Total Coliforms are present.
2. The given water sample *E.coli* is present.

.....End of Page.....

For Eco Services India Pvt.Ltd.

Verified by
 (A.Selvi)



(Dr.D.Loganathan)
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Test Report

Report No.	: ESIPL/EMS/2016/07/8095		
Customer Name	: M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017.	Date of Sampling	: 05.07.2016
		Date of Registration	: 05.07.2016
		Sample Code	: E-1017
		Test Commenced on	: 05.07.2016
		Test Completed on	: 16.07.2016
		Report Issuing Date	: 16.07.2016
Project Address	: "Prestige BellaVista" Kattupakkam		
Sample Description	: Soil		
Sampling Location	: Near Tower – 16 @ Block – 27		
Sampling Plan/Procedure	: ESIPL/SOP/CA/SS/01		

S.No.	Test Parameters	Method	Results
01	pH @ 25°C	IS 2720 Part 26:(Reaff:2011)	8.57
02	Electrical Conductivity @ 25°C in $\mu\text{mhos/cm}$	IS 14767: 2000 (Reaff.2010)	292
03	Water Content in % w/w	IS 2720 Part 2: (Reaff.2010)	11
04	Available Phosphorous as P in $\mu\text{g/g}$	FAO United Nations Rome,2007	184
05	Sodium as Na(Soluble) in meq/100g	FAO United Nations Rome,2007	1.8
06	Potassium as K(Soluble) in meq/100g	FAO United Nations Rome,2007	0.9
07	Total Kjheldal Nitrogen as N in %	FAO United Nations Rome,2007	BDL(DL:1%)

Note :

- BDL - Below Detection Limit; DL - Detection Limit

.....End of page 1.....

Verified by

(J.Jaganmohan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
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Test Report

Report No. : ESIPL/EMS/2016/07/8095

Page 2 of 2

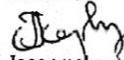
S.No.	Test Parameters	Method	Results
08	Phenolic Compounds as C ₆ H ₅ OH in mg/kg	EPA 3050B	BDL(DL:0.1)
09	Nickel as Ni in mg/kg	EPA 3050B	1.5
10	Manganese as Mn in mg/kg	EPA 3050B	69.4
11	Copper as Cu in mg/kg	EPA 3050B	1.2
12	Zinc as Zn in mg/kg	EPA 3050B	12.8
13	Chromium as Cr in mg/kg	EPA 3050B	0.8

Note:

- BDL: Below Detection Limit; DL: Detection Limit
- The above parameters from serial No.08 to 13 not covered in our NABL Scope and subcontracted to other Laboratory.
- Please refer our NABL Certificate Nos. T-1962 & T-1963 and Scope of Accreditation.

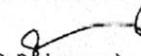
.....End of Report.....

Verified by


(J.Jaganmohan)

For Eco Services India Pvt. Ltd.,

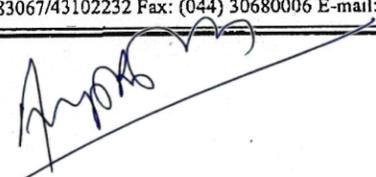



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Certificate No.
T-1992 & T-1993

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Test Report

Report No. : ESIPL/EMS/2016/09/8796
 Customer Name : M/s. Prestige Estates Projects Ltd.
 Citi Towers, 7th Floor
 No. 117, Thiagaraja Road
 T.Nagar, Chennai – 600 017
 Date of Sampling : 22.09.2016
 Date of Registration : 22.09.2016
 Sample Code : E-1993 & E-1994
 Test Commenced on : 22.09.2016
 Test Completed on : 27.09.2016
 Report Issuing Date : 27.09.2016

Project Address : "Prestige Bella Vista"
 Kattupakkam

Sample Description : Ambient Air
 Sampling Locations : (AAQ-1) Near Tower – 2 (Block – 3) of Project Site
 (AAQ-2) Block No19 NorthWestSide of Project Site
 Sampling Plan/Procedure : ESIPL/SOP/C-AA/01
 Category of Area/Zone : Residential Area

Ambient Temperature during the sampling (Average) : 33°C
 Relative Humidity during the sampling (Average) : 60 %
 Time and Hours of sampling : 8 Hrs

S.No.	Parameter (Characteristic)	Method of Test	Test Result		NAAQ STANDARD
			AAQ-1	AAQ-2	
01	Particulate Matter (Size Less than 10 µm) in µg/m ³	IS :5182 Part 23-2006	50.1	48.7	100
02	Particulate Matter (Size Less than 2.5 µm) in µg/m ³	Manufacturer Manual ESIPL/SOP/C-AA/10	25.4	29.6	60
03	Sulphur dioxide in µg/m ³	IS :5182 Part 2-2006	11.9	12.6	80
04	Oxides of Nitrogen in µg/m ³	IS :5182 Part 6-2006	29.1	27.9	80
05	Ozone in µg/m ³	IS:5182 Part 9-2009	BDL(DL: 5.0 µg/m ³)	BDL(DL: 5.0 µg/m ³)	180
06	Carbon Monoxide in mg/m ³	IS : 5182 Part10-2006	BDL(DL:1.14 mg/m ³)	BDL(DL:1.14 mg/m ³)	2.0
07	Ammonia in µg/m ³	CPCB Manual, Volume-1, May 2011	BDL(DL: 5.0 µg/m ³)	BDL(DL: 5.0 µg/m ³)	400

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- National Ambient Air Quality (NAAQ) Standards, CPCB, Notification dated 18th November 2009.

.....End of page 1.....

Verified by

(S. Hariharasudhan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
 Authorized Signatory

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Test Report

Report No. ESIPL/EMS/2016/09/8796

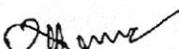
Page 2 of 2

S.No.	Parameter (Characteristic)	Method of Test	Test Result		NAAQ STANDARD ^s
			AAQ-1	AAQ-2	
08	Lead in $\mu\text{g}/\text{m}^3$	IS :5182 Part 22-2004	BDL(DL:0.001 $\mu\text{g}/\text{m}^3$)	BDL(DL:0.001 $\mu\text{g}/\text{m}^3$)	1.0
09	Benzene in $\mu\text{g}/\text{m}^3$	IS:5182 Part 11-2006	BDL(DL:1.0 $\mu\text{g}/\text{m}^3$)	BDL(DL:1.0 $\mu\text{g}/\text{m}^3$)	5.0
10	Benzo alpha Pyrene in ng/m^3	IS:5182 Part 12-2004, RA-2009	BDL(DL:0.8 ng/m^3)	BDL(DL:0.8 ng/m^3)	1.0
11	Arsenic in ng/m^3	AWMA Method 302	BDL(DL:1.0 ng/m^3)	BDL(DL:1.0 ng/m^3)	6.0
12	Nickel in ng/m^3	USEPA IO 3.2	BDL(DL:3.0 ng/m^3)	BDL(DL:3.0 ng/m^3)	20.0

Note :

- BDL - Below Detection Limit; DL - Detection Limit
 - National Ambient Air Quality (NAAQ) Standards, CPCB, Notification dated 18th November 2009.
 - The above parameters from serial No.08 to 12 not covered in our NABL Scope and subcontracted to other Laboratory.
-End of Report.....

Verified by


(S. Periyasamy)



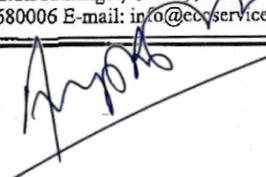
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Test Report

Report No. : ESIPL/EMS/2016/09/8797 Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017 Project Address : "Prestige BellaVista" Kattupakkam	Date of Sampling : 22.09.2016 Date of Registration : 22.09.2016 Sample Code : E-1996 Test Commenced on : 22.09.2016 Test Completed on : 27.09.2016 Report Issuing Date : 27.09.2016
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Sample Description :	Stack Emission DG Set No : 2 (Capacity : 500 KVA)
Sampling Location :	Near Block No 22 Of Project Site
Sampling Plan/Procedure :	ESIPL/SOP/C-SE/01

S.No	Parameters	Test Method	Result		Emission Limits ³
			Mg/Nm ³	g/kw-hr	g/kw-hr
01	Particulate Matter in mg/Nm ³	IS:11255(Part1) RA 2009	29.7	0.05	0.3
02	Sulphur Dioxide in mg/Nm ³	IS:11255(Part2) RA 2009	11.2	0.02	Not Specified
03	Carbon Monoxide in mg/Nm ³	IS:13270-1992 RA 2009	28	0.04	3.5
04	Oxides of Nitrogen in mg/Nm ³	IS:11255(Part7) 2005	8.8	0.01	9.2
05	Gas temperature at stack in °K	IS:11255(Part3) RA 2008	529		Not Specified
06	Velocity of the gas discharge in m/sec	IS:11255(Part3) RA 2008	9.7		Not Specified
07	Volume of gas discharge in Nm ³ /hour	IS:11255(Part3) RA 2008	615		Not Specified

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- Environment (Protection) Second Amendment Rules, 2002 and its Amendment up to 12th August 2004 – Emission Limits for New Diesel Engines (up to 800 KW)

.....End of Report.....

Verified by

(S.Hariharasudhan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
Authorized Signatory

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Test Report

Report No. : ES IPL/EMS/2016/09/8798 Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017 Project Address : “Prestige BellaVista” Kattupakkam	Date of Sampling : 22.09.2016 Date of Registration : 22.09.2016 Sample Code : E-1995 Test Commenced on : 22.09.2016 Test Completed on : 27.09.2016 Report Issuing Date : 27.09.2016
--	--

Sample Description :	Stack Emission DG Set No : 1 (Capacity : 500 KVA)
Sampling Location :	Near Block No -32 Of Project Site
Sampling Plan/Procedure :	ES IPL/SOP/C-SE/01

S.No	Parameters	Test Method	Result		Emission Limits ⁵ g/kw-hr
			Mg/Nm ³	g/kw-hr	
01	Particulate Matter in mg/Nm ³	IS:11255(Part1) RA 2009	32.0	0.05	0.3
02	Sulphur Dioxide in mg/Nm ³	IS:11255(Part2) RA 2009	13.2	0.02	Not Specified
03	Carbon Monoxide in mg/Nm ³	IS:13270-1992 RA 2009	32	0.05	3.5
04	Oxides of Nitrogen in mg/Nm ³	IS:11255(Part7) 2005	9.0	0.01	9.2
05	Gas temperature at stack in °K	IS:11255(Part3) RA 2008	551		Not Specified
06	Velocity of the gas discharge in m/sec	IS:11255(Part3) RA 2008	9.6		Not Specified
07	Volume of gas discharge in Nm ³ /hour	IS:11255(Part3) RA 2008	584		Not Specified

Note :

- BDL - Below Detection Limit; DL - Detection Limit
- Environment (Protection) Second Amendment Rules, 2002 and its Amendment up to 12th August 2004 – Emission Limits for New Diesel Engines (up to 800 KW)

.....End of Report.....

Verified by

(S. Harinarasudhan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
Authorized Signatory

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T-1902 & T-1903

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Report No. : ESIPL/EMS/2016/09/8799 Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017. Project Address : “Prestige BellaVista” Kattupakkam	Test Report Date of Sampling : 22.09.2016 Date of Registration : 22.09.2016 Sample Code : E-1997 to E-2000 Test Commenced on : 22.09.2016 Test Completed on : 27.09.2016 Report Issuing Date : 27.09.2016
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Sample Description	: Ambient Noise (in dB (A) Leq)
Sample Analysis Duration	: 8 Hrs (Day Time)
Sampling Locations	: (NQ-1) Near Block -19 North West of Project site (NQ-2) Near Block-2 of Project Site (NQ-3) Near Gate No.2 –Back Side of Block-18 (NQ-4) Near Site Office – South West Side of Project Site
Category of Area/Zone	: Residential Area
Sampling Plan/Procedure	: ESIPL/SOP/C-NL/01

S.No.	Sample Code / Location Code	Method of Test	Test Result in Leq	NAAQ Limits in dB (A) Leq
1	E-1997 / NQ-1	ESIPL/SOP/C-NL/01	49.8	55
2	E-1998 / NQ-2	ESIPL/SOP/C-NL/01	51.2	
3	E-1999 / NQ-3	ESIPL/SOP/C-NL/01	52.1	
4	E-2000 / NQ-4	ESIPL/SOP/C-NL/01	50.9	

Note:

- The Noise Pollution (Regulation and Control) Rules 2000-Ambient Air Quality Standards in Respect of Noise.

.....End of Report.....

Verified by

(S. Harinarasudhan)



For Eco Services India Pvt. Ltd.,

(S. Pethiyasamy)
Authorized Signatory

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Test Report

Report No. ~~ESIPL/EMS/2016/09/8800~~

Page 2 of 2

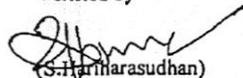
S.No.	Parameter (Characteristic)	Method of Test	Test Result
25	Salinity in g/l	By Calculation	0.09
26	Zinc as Zn in mg/l	IS 3025 (Part 49) (Reaff:2003)	3.9
27	Mercury as Hg in mg/l	IS 3025 (Part 48) (Reaff:2003)	BDL(DL:0.0005)
28	Arsenic as As in mg/l	IS 3025 (Part 37) (Reaff:2003)	BDL (DL:0.01)
29	Lead as Pb in mg/l	IS: 3025 (Part 47) (Reaff:2003)	BDL (DL:0.02)

Note:

- BDL: Below Detection Limit; DL: Detection Limit
- The above parameters from serial No.25 to 29 not covered in our NABL Scope and subcontracted to other Laboratory.
- Please refer our NABL Certificate Nos. T-1962 & T-1963 and Scope of Accreditation.

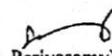
.....End of Report.....

Verified by


(S. Harinarasudhan)



For Eco Services India Pvt. Ltd.,


(S. Periyasamy)
Authorized Signatory

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Test Report

Report No.	: ES IPL/EMS-M/2016/09/8814	Date of Sampling	: 22.09.2016
Customer Name	: M/s. Prestige Estates Projects Ltd.	Date of Registration	: 22.09.2016
Address	: City Towers, 7 th Floor, No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017	Sample Code	: E – 2001
		Test Commenced on	: 22.09.2016
		Test Completed on	: 28.09.2016
Project Address	: Prestige Bella Vista Chennai.	Report Issuing Date	: 29.09.2016

Sample Description	:	Bore Well Water
Sampling Location	:	Block -28 of Project Site
Sampling Method	:	IS 1622 : 1981 Reaff 2009

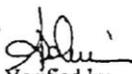
S.No	Test Parameter	Test Method	Unit	Test Result
01	Total Coliform	IS 1622 : 1981 Reaff 2009	MPN/100ml	280
02	<i>E.coli</i>	IS 1622 : 1981 Reaff 2009	MPN/100ml	30

Note:

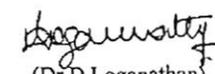
1. The given water sample Total Coliforms are present.
2. The given water sample *E.coli* is present.

.....End of Page.....

For Eco Services India Pvt.Ltd.


Verified by
(A.Selvi)

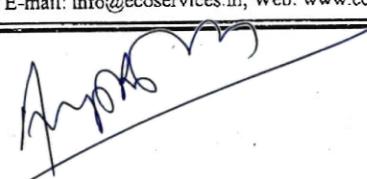



(Dr.D.Loganathan)
Authorized Signatory

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Test Report

Report No.	: ES IPL/EMS/2016/09/8801	Date of Sampling	: 22.09.2016
Customer Name	: M/s. Prestige Estates Projects Ltd.	Date of Registration	: 22.09.2016
	: Citi Towers, 7 th Floor	Sample Code	: E-2002
	: No. 117, Thiagaraja Road	Test Commenced on	: 22.09.2016
	: T.Nagar, Chennai – 600 017.	Test Completed on	: 27.09.2016
		Report Issuing Date	: 27.09.2016
Project Address	: "Prestige BellaVista" Kattupakkam		

Sample Description	: Soil
Sampling Location	: Block – 28 of Project site
Sampling Plan/Procedure	: ES IPL/SOP/CA/SS/01

S.No.	Test Parameters	Method	Results
01	pH @ 25°C	IS 2720 Part 26:(Reaff:2011)	7.88
02	Electrical Conductivity @ 25°C in µmhos/cm	IS 14767: 2000 (Reaff.2010)	1973
03	Water Content in % w/w	IS 2720 Part 2: (Reaff.2010)	15.0
04	Available Phosphorous as P in µg/g	FAO United Nations Rome,2007	24.0
05	Sodium as Na(Soluble) in meq/100g	FAO United Nations Rome,2007	4.5
06	Potassium as K(Soluble) in meq/100g	FAO United Nations Rome,2007	2.1
07	Total Kjheldal Nitrogen as N in %	FAO United Nations Rome,2007	BDL(DL:1%)

Note :

- BDL - Below Detection Limit; DL - Detection Limit

.....End of page 1.....

Verified by

(S.Hariharasudhan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
Authorized Signatory

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Test Report

Report No. : ESIPL/EMS/2016/09/8801

Page 2 of 2

S.No.	Test Parameters	Method	Results
08	Phenolic Compounds as C ₆ H ₅ OH in mg/kg	EPA 3050B	BDL(DL:0.1)
09	Nickel as Ni in mg/kg	EPA 3050B	1.2
10	Manganese as Mn in mg/kg	EPA 3050B	63.4
11	Copper as Cu in mg/kg	EPA 3050B	1.0
12	Zinc as Zn in mg/kg	EPA 3050B	10.8
13	Chromium as Cr in mg/kg	EPA 3050B	0.6

Note:

- BDL: Below Detection Limit; DL: Detection Limit
- The above parameters from serial No.08 to 13 not covered in our NABL Scope and subcontracted to other Laboratory.
- Please refer our NABL Certificate Nos. T-1962 & T-1963 and Scope of Accreditation.

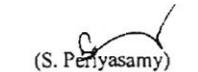
.....End of Report.....

Verified by


(S. Mariharasudhan)



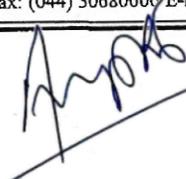
For Eco Services India Pvt. Ltd.,


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Report No. : ESIPL/EMS/2016/09/8799	Test Report	
Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017.	Date of Sampling : 22.09.2016	Date of Registration : 22.09.2016
Project Address : "Prestige BellaVista" Kattupakkam	Sample Code : E-1997 to E-2000	Test Commenced on : 22.09.2016
	Test Completed on : 27.09.2016	Report Issuing Date : 27.09.2016

Sample Description	: Ambient Noise (in dB (A) Leq)
Sample Analysis Duration	: 8 Hrs (Day Time)
Sampling Locations	: (NQ-1) Near Block -19 North West of Project site (NQ-2) Near Block-2 of Project Site (NQ-3) Near Gate No.2 –Back Side of Block-18 (NQ-4) Near Site Office – South West Side of Project Site
Category of Area/Zone	: Residential Area
Sampling Plan/Procedure	: ESIPL/SOP/C-NL/01

S.No.	Sample Code / Location Code	Method of Test	Test Result in Leq	NAAQ Limits in dB (A) Leq
1	E-1997 / NQ-1	ESIPL/SOP/C-NL/01	49.8	55
2	E-1998 / NQ-2	ESIPL/SOP/C-NL/01	51.2	
3	E-1999 / NQ-3	ESIPL/SOP/C-NL/01	52.1	
4	E-2000 / NQ-4	ESIPL/SOP/C-NL/01	50.9	

Note:

- The Noise Pollution (Regulation and Control) Rules 2000-Ambient Air Quality Standards in Respect of Noise.

.....End of Report.....

Verified by

(S. Harinarasudhan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
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Page 1 of 2

Report No. : ESIPL/EMS/2016/09/8800	Test Report
Customer Name : M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017.	Date of Sampling : 22.09.2016 Date of Registration : 22.09.2016 Sample Code : E-2001 Test Commenced on : 22.09.2016 Test Completed on : 27.09.2016 Report Issuing Date : 27.09.2016

Project Address : "Prestige Bella Vista"
Kattupakkam

Sample Description	: Borewell Water
Sampling Location	: Block – 28 Of Project site
Sampling Plan/Procedure	: ESIPL/SOP/C-W/01

S.No.	Parameter (Characteristic)	Method of Test	Test Result
01	Colour in Hazen	APHA 22 nd Edn. 2120 B	BDL(DL:5)
02	Odour	APHA 22 nd Edn. 2150 B	Agreeable
03	Turbidity in NTU	APHA 22 nd Edn.2130 B	1.4
04	Temperature in °C	APHA 22 nd Edition 2550-B	26.4
05	pH @ 25°C	APHA 22 nd Edn. 4500 H ⁺ -B	7.02
06	Electrical Conductivity @ 25°C in µmhos/cm	APHA 22 nd Edn. 2510 B	412
07	Total Dissolved Solids in mg/l	APHA 22 nd Edn. 2540-C	242
08	Total Hardness as CaCO ₃ in mg/l	APHA 22 nd Edn. 2340-C	100
09	Calcium as Ca in mg/l	APHA 22 nd Edn. 3500 Ca-B	15
10	Magnesium as Mg in mg/l	APHA 22 nd Edn.3500 Mg-B	10
11	Phenolphthalein Alkalinity as CaCO ₃ in mg/l	APHA 22 nd Edn. 2320-B	Nil
12	Methyl Orange Alkalinity as CaCO ₃ in mg/l	APHA 22 nd Edn. 2320-B	86
13	Total Alkalinity as CaCO ₃ in mg/l	APHA 22 nd Edn. 2320-B	86
14	Chloride as Cl in mg/l	APHA 22 nd Edn. 4500 Cl ⁻ -B	48
15	Sulphate as SO ₄ in mg/l	APHA 22 nd Edn. 4500 SO ₄ ²⁻ -E	35
16	Iron as Fe in mg/l	APHA 22 nd Edn. 3500 Fe-B	0.1
17	Silica as SiO ₂ in mg/l	APHA 22 nd Edn. 4500 SiO ₂ -D	BDL(DL:1.0)
18	Phosphorous as P in mg/l	APHA 22 nd Edn. 4500 P-D	BDL(DL:0.1)
19	Sodium as Na in mg/l	APHA 22 nd Edition 3500 Na-B	23
20	Potassium as K in mg/l	APHA 22 nd Edition 3500 K-B	12
21	Nickel as Ni in mg/l	IS 3025 (Part 54)	BDL(DL:0.03)
22	Manganese as Mn in mg/l	APHA 22 nd Edition 3500 Mn-B	BDL(DL:0.01)
23	Copper as Cu in mg/l	APHA 22 nd Edition 3500 Cu-B	BDL(DL:0.03)
24	Chromium as Cr ⁶⁺ in mg/l	APHA 22 nd Edition 3500 Cr-B	BDL(DL:0.03)

Note :

- BDL - Below Detection Limit; DL - Detection Limit

.....End of page 1.....

Verified by

(S.Hariharasudhan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
Authorized Signatory

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Report No. **ESIPL/EMS/2016/09/3300****Test Report**

Page 2 of 2

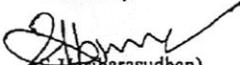
S.No.	Parameter (Characteristic)	Method of Test	Test Result
25	Salinity in g/l	By Calculation	0.09
26	Zinc as Zn in mg/l	IS 3025 (Part 49) (Reaff:2003)	3.9
27	Mercury as Hg in mg/l	IS 3025 (Part 48) (Reaff:2003)	BDL(DL:0.0005)
28	Arsenic as As in mg/l	IS 3025 (Part 37) (Reaff:2003)	BDL (DL:0.01)
29	Lead as Pb in mg/l	IS: 3025 (Part 47) (Reaff:2003)	BDL (DL:0.02)

Note:

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- The above parameters from serial No.25 to 29 not covered in our NABL Scope and subcontracted to other Laboratory.
- Please refer our NABL Certificate Nos. T-1962 & T-1963 and Scope of Accreditation.

.....End of Report.....

Verified by


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Test Report

Report No. ESIPL/EMS/2016/09/8800

Page 2 of 2

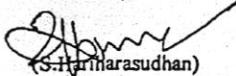
S.No.	Parameter (Characteristic)	Method of Test	Test Result
25	Salinity in g/l	By Calculation	0.09
26	Zinc as Zn in mg/l	IS 3025 (Part 49) (Reaff:2003)	3.9
27	Mercury as Hg in mg/l	IS 3025 (Part 48) (Reaff:2003)	BDL(DL:0.0005)
28	Arsenic as As in mg/l	IS 3025 (Part 37) (Reaff:2003)	BDL (DL:0.01)
29	Lead as Pb in mg/l	IS: 3025 (Part 47) (Reaff:2003)	BDL (DL:0.02)

Note:

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- The above parameters from serial No.25 to 29 not covered in our NABL Scope and subcontracted to other Laboratory.
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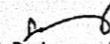
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Certificate No.
T-1862 & T-1903

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Test Report

Report No. : ESIPL/EMS-M/2016/09/8814	Date of Sampling : 22.09.2016
Customer Name : M/s. Prestige Estates Projects Ltd.	Date of Registration : 22.09.2016
Address : City Towers, 7 th Floor, No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017	Sample Code : E – 2001
	Test Commenced on : 22.09.2016
	Test Completed on : 28.09.2016
Project Address : Prestige Bella Vista Chennai.	Report Issuing Date : 29.09.2016

Sample Description : Bore Well Water
 Sampling Location : Block -28 of Project Site
 Sampling Method : IS 1622 : 1981 Reaff 2009

S.No	Test Parameter	Test Method	Unit	Test Result
01	Total Coliform	IS 1622 : 1981 Reaff 2009	MPN/100ml	280
02	<i>E.coli</i>	IS 1622 : 1981 Reaff 2009	MPN/100ml	30

Note:

1. The given water sample Total Coliforms are present.
2. The given water sample *E.coli* is present.

.....End of Page.....

For Eco Services India Pvt.Ltd.

A.Selvi
Verified by
(A.Selvi)



Dr.D.Loganathan
(Dr.D.Loganathan)
Authorized Signatory

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Test Report

Report No.	: ESIPL/EMS/2016/09/8801		
Customer Name	: M/s. Prestige Estates Projects Ltd. Citi Towers, 7 th Floor No. 117, Thiagaraja Road T.Nagar, Chennai – 600 017.	Date of Sampling	: 22.09.2016
		Date of Registration	: 22.09.2016
		Sample Code	: E-2002
		Test Commenced on	: 22.09.2016
		Test Completed on	: 27.09.2016
		Report Issuing Date	: 27.09.2016
Project Address	: "Prestige BellaVista" Kattupakkam		
Sample Description	: Soil		
Sampling Location	: Block – 28 of Project site		
Sampling Plan/Procedure	: ESIPL/SOP/CA/SS/01		

S.No.	Test Parameters	Method	Results
01	pH @ 25°C	IS 2720 Part 26:(Reaff:2011)	7.88
02	Electrical Conductivity @ 25°C in µmhos/cm	IS 14767: 2000 (Reaff.2010)	1973
03	Water Content in % w/w	IS 2720 Part 2: (Reaff.2010)	15.0
04	Available Phosphorous as P in µg/g	FAO United Nations Rome,2007	24.0
05	Sodium as Na(Soluble) in meq/100g	FAO United Nations Rome,2007	4.5
06	Potassium as K(Soluble) in meq/100g	FAO United Nations Rome,2007	2.1
07	Total Kjheldal Nitrogen as N in %	FAO United Nations Rome,2007	BDL(DL:1%)

Note :

- BDL - Below Detection Limit; DL - Detection Limit

.....End of page 1.....

Verified by

(S.Hariharasudhan)



For Eco Services India Pvt. Ltd.,

(S. Periyasamy)
Authorized Signatory

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ECO SERVICES INDIA PVT. LTD.

(LABORATORY DIVISION)

Test Report

Report No. : ESIPL/EMS/2016/09/8801

Page 2 of 2

S.No.	Test Parameters	Method	Results
08	Phenolic Compounds as C ₆ H ₅ OH in mg/kg	EPA 3050B	BDL(DL:0.1)
09	Nickel as Ni in mg/kg	EPA 3050B	1.2
10	Manganese as Mn in mg/kg	EPA 3050B	63.4
11	Copper as Cu in mg/kg	EPA 3050B	1.0
12	Zinc as Zn in mg/kg	EPA 3050B	10.8
13	Chromium as Cr in mg/kg	EPA 3050B	0.6

Note:

- BDL: Below Detection Limit; DL: Detection Limit
- The above parameters from serial No.08 to 13 not covered in our NABL Scope and subcontracted to other Laboratory.
- Please refer our NABL Certificate Nos. T-1962 & T-1963 and Scope of Accreditation.

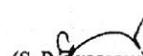
.....End of Report.....

Verified by


(S. Mariharasudhan)



For Eco Services India Pvt. Ltd.,


(S. Periyasamy)
Authorized Signatory

Note: § This report relates only to the particular sample submitted for test. § Any correction not attested shall invalidate this report. § This report shall not be reproduced in full or part without our written approval. § The test samples will not be retained for more than 7 days from the date of issue of test report unless otherwise agreed with the customer.

Registered Office & Laboratory:

No. 1/134, Dhanakotiraja Street, Sundar Nagar, Ekkaduthangal, Guindy, Chennai – 600032, Tamil Nadu, India
Phone: (044) 30683067/43102232 Fax: (044) 30680006 E-mail: info@ecoservices.in, Web: www.ecoservices.in



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F. No. A.14033/RTI-7/ROSEZ/CHN/2020-21/
Government of India
Ministry of Environment, Forest & Climate Change
(Regional Office)

1st & 2nd Floor, HEPC Building,
No.34, Cathedral Garden Road,
Nungambakkam, Chennai – 600034.
Ph: 044-28222325.
Date: 07/05/2020.

To

Dr. Anupkrishnan.V
Flat 7173, Tower 7, Prestige Bella Vista,
Ayyappanthangal,
Mount Poonamallee Road,
Tamilnadu – 600056
(Mob: 9447527579; E-mail: anupkrishnanviswanath@gmail.com).

Subject: RTI application registration No. ROSEZ/R/E/20/00031 dated 22/04/2020 of Dr. Anupkrishnan V, seeking information under RTI Act, 2005 - regarding.

Ref: RTI application registration No. ROSEZ/R/E/20/00031 dated 22/04/2020.

Sir,

Reference is invited to your the RTI application registration No. ROSEZ/R/E/20/00031 dated 22/04/2020 received in this Office through online RTI portal. On receipt of the above RTI application, the matter has been referred to the Officer concerned in the Environment Wing of this Office under section 5(4) & 5(5) of the Right to Information Act, 2005 with the request to provide requisite information, since the subject matter is not dealt by the undersigned. The requisite information received from the Officer concerned comprising of 12 (twelve) pages of the certified compliance report pertains to the Prestige Bella Vista Complex referred therein the RTI application is enclosed. Accordingly, the RTI application is hereby disposed of. Considering the prevailing restrictions / lock-down imposed by Govt. of India due to COVID'19, reply along with the requisite information is being supplied to you through e-mail only.

The Appellate Authority for this matter is Shri. R. Hemanth Kumar, DDGF(C), Ministry of Environment, Forest & Climate Change, Regional Office, 1st & 2nd Floor, HEPC Building, No.34, Cathedral Garden Road, Nungambakkam, Chennai- 600034.

Yours Sincerely,



(Dr. M.T. Karuppiah)
Scientist - D & CPIO

Encls: As above





सत्यमेव जयते

भारतसरकार

GOVERNMENT OF INDIA

पर्यावरण, वन एवं जलवायु परिवर्तन मंत्रालय

MINISTRY OF ENVIRONMENT, FORESTS & CLIMATE
CHANGE

Regional Office (South Eastern Zone),
1st & 2nd floor, HEPC Building, No.34, Cathedral Garden Road,
Nungambakkam, Chennai - 600034



F.No. EP/12.1/2012-13/SEIAA/16/TN /0235

15.02.2019

To,
M/s. Prestige Estates Projects Ltd.,
Citi Towers, 7th Floor,
117, Thiagaraja Road,
T. Nagar, Chennai - 600 017

Subject: Environmental Clearance for proposed Residential Complex "Prestige Bella Vista" at Ayyappanthangal Village, Sriperumbudhur Taluk, Kanchipuram District, Tamil Nadu by M/s. Prestige Projects Pvt. Ltd., - Reg.

Reference: 1. Letter No. No. SEIAA/F430/2011-IA.III dt.16.10.2012
2. Your letter dated. 12.11.2018.

Sir/Madam,

With reference to the above mentioned subject, please find enclosed herewith a certified copy of the compliance report. This has the approval of the competent authority vide diary no.127 dt: 05.02.2019.

Yours faithfully,

(Dr.C.Kaliyaperumal)
Director (S)

Encl: As above.

Dr. C. KALIYAPERUMAL, M.E., PhD
Director (S)
Government of India
Ministry of Environment, Forests & Climate Change
Regional Office (South Eastern Zone)
HEPC Building, No.34. Cathedral Garden Road,
Nungambakkam, Chennai-600 034.

GOVERNMENT OF INDIA
Ministry of Environment, Forests & Climate Change
(Regional Office, Chennai)
MONITORING REPORT
PART I
DATA SHEET

1	Project Type : River valley/Mining/Industry/Thermal/ Nuclear/Other Specify	Infrastructure - Residential Building	
2	Name of the project	Construction of Residential Complex "Prestige Bella Vista" at Ayyapanthangal Village Sriperumbudur Taluk, Kancheepuram District by M/s. Prestige Estates Projects Limited – Reg.	
3	Clearance letter(s)/OM No. and dated	Letter No. F. No. SEIAA/F.430 /2011-IA.III / dt.16.10.2012	
4	Locations		
	a	District (s)	Kancheepuram District
	b	State (s)	Tamil Nadu
	c	Latitudes	---
5	d	Longitudes	---
	Address of correspondence		
a	Address of concerned project Head & (with Pin Code & telephone/telex/fax numbers	M/s. Prestige Estates Projects Ltd., Citi Towers, 7 th Floor, 117, Thiagaraja Road, T. Nagar, Chennai – 600 017	
6	Salient features		
	a	of the project	Construction of Building
b	of the environmental management plans	Air, Water, Noise Pollution has to be controlled. Green belt has to be developed.	
7	Breakup of the project area		
	a	Submergence area (forest & non-forests)	NA
b	Others	NA	
8	Break up of project affected population with enumeration of those losing houses/dwelling units only, agricultural land only, both dwelling units and agricultural land and landless labourers/artisans		NA
	a	SC,ST/Adivasis	---
	b	Others	---
9	Financial Details		
	a	Project cost as originally planned and subsequent revised estimates and the years of price reference	Rs. 719 Crores
b	Allocations made for environmental management plans, with item wise and year wise	Rs. 12.64Crores	

[Handwritten Signature]

		breakup	
	c	Benefit cost ratio/internal rate of return and the years of assessment	---
	d	Whether (c) includes the cost of environmental management as shown in (b) above	---
	e	Total expenditure on the Project so far	Rs. 719 Crores
	f	Actual expenditure incurred on the environmental management plans so far	Rs. 12.64 Crores
	Forest land requirement		
	a	The status of approval for a diversion of forest land for non-forestry use	NA
10	b	The status of compensatory afforestation, if any	NA
	c	The status of clear felling	---
	d	Comments on the viability and sustainability of compensatory afforestation programme in the light of actual field experience so far	---
11	The status of clear felling in non-forest area (such as submergence area of reservoir, approach road), if any, with quantitative information		NA
	Status of construction		
12	a	Date of commencement	January 2012
	b	Date of completion (actual and/or planned)	October 2017
13	Reasons for the delay if the project is yet to start.		
	Date of site visit		
14	a	The dates on which the project was monitored by the Regional Office on previous occasions, if any	
	b	Date of site visit for this monitoring report	31.01.2019

This has the approval of the competent authority vide dairy no....., dated

Approved for K/1/15
31.01.2019
[Signature]

[Signature]
 (Dr. C. Kaliyaperumal)
 Director (S)

Certified Copy of the Compliance Report

Subject: Environmental Clearance for proposed Residential Complex "Prestige Bella Vista" at Ayyappanthangal Village, Sriperumbudhur Taluk, Kanchipuram District, Tamil Nadu by M/s. Prestige Projects Pvt. Ltd., - Reg.

Reference: No. F. No. SEIAA/F430 /2011-IA.III / dt.16.10.2012

Present Status of the Project:

The Project Authority (PA) have obtained Environmental Clearance (EC) to construct 20 Residential Towers having 33 Blocks (A1, A2, A3, A4, A5, A6, A7, A8, A9, A10, A11, A12, A13, A14, A15, A16, A17, A18, A19, B1, B2, B3, B4, B6, B7, B8, C1, C2, C3, C4, D1, D2 & D3) comprising of 3 Combined Double Basement floors + Ground floor + 16 floors and 1 Club House having Double Basement floors + Ground Floor + 1st Floors.

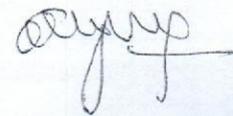
Out of 33 Blocks, they have completed 25 residential blocks having Combined Double Basement + Ground floor + 16 floors and obtained completion certificate from Chennai Metropolitan Development Authority (CMDA) and occupied.

The remaining 8 Residential Blocks (1A, 1B, 3A, 3B, 15A, 15B, 16B and 18C) comprising Combined Double Basement floor II+ Ground floor + 16 floors have been completed and ready for occupying the Flats.

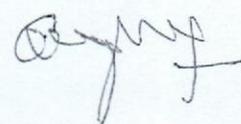
Date of Monitoring: 31.01.2019.

I. Construction Phase

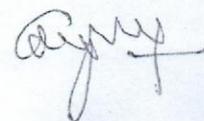
S.No.	Conditions	Compliance
i	"Consent for Establishment" should be obtained from Tamil Nadu Pollution Control Board under Air and Water Act and a copy should be submitted to the ministry before the start of any construction work at the site.	Complied. The Project Authority (PA) has obtained Consent for Establishment from Tamil Nadu State Pollution Control Board under Air and Water Act and copy of the same were submitted to the Ministry before the start of any construction work at the site.
ii	Energy Conservation should be more than >20%.	Complied The Project Authority (PA) has provided energy efficient devices such as solar water heaters, LED lights for common area, street lightings and elevators using gearless machines for energy conservation and it is more than 20%.
iii	Suitable Toilet fixtures for water conservation shall be provided.	Complied. The PA has provided low flow type fixtures for toilet flushing for water conservation.
iv	Ensure smooth turns or straight road instead of 90° turns at no of places.	Complied. The PA has constructed straight road with smooth turns instead of 90° turns in the project site.

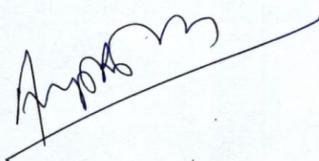
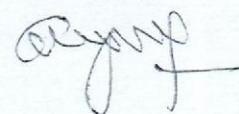
v	Ensure 9.0 m wide road excluding space for plantation.	Complied. The PA has constructed Roads with having 9.0 m wide excluding space for plantation.
vi	Zebra crossing for pedestrians should be provided on the main road.	Complied. The PA has provided Zebra crossings for pedestrians on the main road.
vii	Effluent discharge pipe should be ground level and of different color and type.	Complied. The PA has provided the sewage discharge pipe at ground level with different color and type.
viii	Ensure 450-500m ³ water tank for rain water harvesting.	Complied. The PA has constructed the water tanks with capacity of 450 – 500m ³ for rain water harvesting.
ix	All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.	Complied. The PA informed that all the required sanitary and hygienic measures were in place before starting of the construction activity and the same were maintained throughout the construction phase.
x	The treated waste water shall be used for flushing of toilets & horticulture purposes for irrigation of nearby parks and green belts.	Refer below The PA using the treated sewage for flushing of toilets & horticultural purposes and green belts activities.
xi	A First Aid room will be provided in the project both during construction and operation of the project.	Complied. A First aid room with required qualified personnel was provided during construction phase and PA have agreed to maintain the same during operation of the project also.
xii	Adequate drinking water and sanitary facilities should be provided for construction workers at the site. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.	Complied. The PA has provided adequate drinking water and sanitation facilities to the construction workers at the site. They are disposing wastewater and solid wastes generated safely.
xiii	Provision should be made for the supply of fuel (kerosene or cooking gas); utensils such as pressure cookers etc., to the laborers during construction phase.	Complied. The PA informed that provision has been made for supply of fuel and utensils such as pressure cookers etc. to the laborers during construction phase.
xiv	All the laborers to be engaged for construction should be screened for health and adequately treated before engaging them to the work at the site.	Complied. The PA informed that all the laborers engaged for construction works were screened for health and adequately treated before and during their employment on the work at the site.
xv	For disinfection of waste water, use	Complied.

	ultra violet radiation, not chlorination.	The PA has adopted the ultra violet radiation system for disinfection of waste water.
xvi	All the top soil excavated during construction activities should be stored for use in horticulture/ landscape development within the project site.	Complied. The PA have removed and stored the top soil separately and used for green belt development activities within the site.
xvii	Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of the people, only in approved sites with the approval of competent authority.	Complied. The PA has stored and reused the muck within the project site for filling low lying areas within the construction site.
xviii	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.	Complied. The PA informed that the soil and ground water samples were tested before construction.
xix	Construction spoils, including bituminous material and other hazardous materials, must not be allowed to contaminate watercourses and the dump sites for such material must be secured so that they should not leach into the ground water.	Complied. The construction spoils generated from the construction site was stored within the project area and used for refilling purposes. No hazardous materials were used during construction as informed.
xx	The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to E(P) Rules prescribed for air and noise emission standards.	Complied. The PA informed that the low sulphur diesel was used (whatever was available in the local petrol bunks) in their diesel generator sets.
xxi	Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non – peak hours.	Complied. The PA informed that the vehicles hired for bringing construction materials were maintained in good condition and had valid emission tests. The vehicles were operated only during non-peak hours as informed.
xxii	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 the construction phase.	Complied. The PA informed that Ambient noise levels were monitored through external lab, during day and night time and levels are within the residential standards during the construction phase.
xxiii	Fly-Ash should be used as building material in the construction as per the provision of Fly ash Notification of September, 1999 and amended as on	Complied. The PA informed that Fly-ash containing cement and bricks were used for their construction as per the provisions of Fly

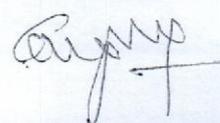
	27 th August, 2003.	Ash Notification of September, 1999 and amended in August 2003.
xxiv	Ready mixed concrete must be used in building construction.	Complied. Ready mix concrete was used.
xxv	Storm water control and its re-use as per CGWB and BIS standards for various applications.	Complied. The PA has implemented storm water collection arrangements as per the CGWB and BIS standards for various applications.
xxvi	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.	Complied. Water demand was reduced by using of pre-mixed concrete, curing agents and other best practices referred.
xxvii	Permission to draw ground water should be obtained from the competent authority prior to construction/operation of the project.	Refer below. The PA informed that the water was purchased from outside through tankers for their construction and ground water was not drawn.
xxviii	Separation of grey and black water should be done by the use of dual plumbing line for separation of grey and black water.	Complied. The PA has provided dual plumbing system for separation of grey and black water.
xxix	Treatment of 100% grey water by decentralized treatment should be done.	Complied. The PA has installed decentralized Sewage Treatment plants for treatment of 100% grey 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.	Complied. Fixtures for showers, toilet flushing and drinking water are of low flow type by adopting the use of aerators.
xxi	Use of glass may be reduced by up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating shall be used in windows.	Complied. It is a residential building and the PA has used glasses only for windows.
xxxii	Roof should meet prescriptive requirement of Energy Conservation Building Code (ECBC) by using appropriate thermal insulation material, to fulfill the requirement.	Complied. The PA informed that thermal insulation materials are used as per the requirements of energy conservation building codes applicable for residential buildings.
xxxiii	Adequate measures to reduce air and noise pollution during construction keeping in mind CPCB norms on noise limits.	Complied. The PA informed that adequate measures were taken to maintain air quality and noise levels within the prescribed limits during construction.

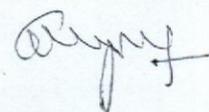
xxxiv	Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspirational for non- air conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.	Refer below. It is a residential building and applicable energy conservation building code for buildings are followed.
xxxv	The approval of the competent authority should be obtained for structural safety of the buildings due to earthquakes, adequacy of firefighting equipment's, etc., as per National Building Code including protection measures from lightening.	Complied. The PA informed that all the required approvals were obtained from the competent authorities.
xxxvi	Provision shall be made for the housing labor within the site with all necessary infrastructures and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche, etc. The housing may be in the form of temporary structures to be removed after the completion of the project.	Complied. The PA informed that provision were made for the housing labor within the site with all necessary infrastructures and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche, etc. The housings are in the form of temporary structures and the same will be removed after the completion of the project.

II. Operation Phase:

S.No.	Conditions	Compliance
i.	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 Ministry before the project is commissioned for operation. Discharge of treated sewage shall conform to the norms & standards of the Tamil Nadu Pollution Control Board.	Complied The PA has obtained the STP adequacy certificate from the independent expert and submitted the same to the Ministry before the project is commissioned for operation. The treated sewage quality is monitored through external lab and the levels are within the norms & standards of the Tamil Nadu Pollution Control Board.
ii.	The car washing in the complex/multiplex should not be allowed.	Complied Car washing is not allowed.
iii.	Adequate & appropriate pollution control measures should be provided to control fugitive emissions to be emitted from the shopping and multiplex.	Refer below There is no shopping mall and also multiplex.
iv.	Adequate drinking water facility based on the Reverse Osmosis treatment technology be provided.	Agreed to comply. The PA has agreed to provide the Reverse Osmosis treatment technology based

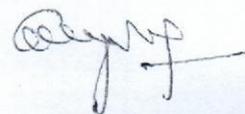
		drinking water facility.
v.	Rain water harvesting for roof run-off and surface run-off, as plan submitted should be implemented. Before recharging the surface run off, pre-treatment must be done to remove suspended matter, oil and grease.	Complied. Rain water harvesting for roof run-off and surface run-off are implemented. Before recharging the surface run off, pre-treatment facilities to remove suspended matter, oil and grease are provided.
vi.	The solid waste generated should be properly collected & segregated before disposal to the City Municipal Facility. The In-vessel bio-conversion technique should be used for composting the organic waste.	Complied The PA has made the arrangements to collect and segregate the solid waste properly and disposing to the City Municipal Facility. Also PA has installed Organic Waste Converter for composting the organic waste.
vii.	Any hazardous waste including biomedical waste should be disposed of as per applicable Rules & norms with necessary approvals of the Tamil Nadu State Pollution Control Board.	Agreed to comply. The PA have agreed to dispose any the hazardous waste including biomedical waste as per applicable Rules & norms with necessary approvals of the Tamil Nadu State Pollution Control Board.
viii.	The green belt design along the periphery of the plot shall achieve attenuation factor conforming to the day and night noise standards prescribed for residential land use. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous variety.	Complied. The PA has developed green belt along the periphery of the plot to achieve the attenuation factor conforming to the day and night noise standards prescribed for residential land use. The open spaces inside the plot are suitably landscaped and covered with vegetation of indigenous variety.
ix.	The project proponent should take adequate and appropriate measures to contain the ambient air quality within the prescribed standards. The proposal regarding mitigation measures to be taken at site should be submitted to Ministry of Environment & Forests.	Complied The PA has maintaining the ambient air quality within the prescribed standards by implementing proper maintenance, cleaning and also water sprinkling.
x.	Incremental pollution loads on the ambient air quality, noise and water quality should be periodically monitored after commissioning of the project.	Agreed to comply. The PA has agreed to monitor periodically the incremental pollution loads on the ambient air quality, noise and water quality after commissioning of the entire project.
xi.	Application of solar energy should be incorporated for illumination of common areas, lighting for gardens and street lighting in addition to provision for solar water heating. A hybrid system or fully solar system for a portion of the	Refer below The PA has installed solar panels for meeting the power requirement of water heaters for all the flats. Also solar energy is incorporated for illumination of common areas, lighting for gardens and street

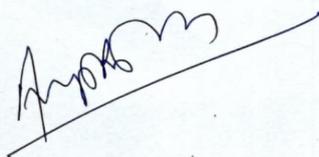
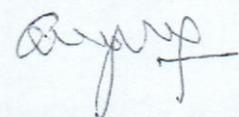
	apartments should be provided.	lighting.
xii.	Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.	Agreed to comply. The PA has agreed to avoid traffic congestion near the entry and exit points from the roads adjoining the project site. Parking is fully internalized and assured that no public space will be utilized.
xiii.	A report on the energy conservation measures conforming to energy conservation norms finalize by Bureau of Energy Efficiency should be prepared incorporating details about building materials & technology, R & U Factors etc., and submit to the Ministry in three months time.	Complied. The PA has submitted the energy conservation measures report to the Ministry.
xiv.	Ozone depleting substances (Regulation & Control) Rules should be followed while designing the air conditioning system of the project.	Refer below. The PA has not provided Air conditioners to any of the apartment units. However, they have agreed to instruct the occupants to follow the Ozone depleting substances (Regulation & Control) Rules while adopting the air conditioning system.
xv.	Environment Management Cell should be formed during operation phase which will supervise and monitor the environment related aspects of the project.	Complied The PA has set up Environment Management Cell (EMC) and it is functioning. They have agreed to maintain the same EMC during operation phase also.

PART- B GENERAL CONDITIONS:

S.No.	Conditions	Compliance
i.	Six monthly monitoring reports should be submitted to the Ministry and its Regional Office, Bangalore.	Complied. The PA submitting the Six monthly monitoring reports to the Ministry's Regional Office, Chennai.
ii.	Officials from the Regional Office of MoEF, Bangalore who would be monitoring the implementation of environmental safeguards should be given full cooperation, facilities and documents/data by the project proponents during their inspection. A complete set of all the documents submitted to MoEF should be forwarded to the CCF, Regional office of MoEF, Bangalore.	Complied. The PA has extended full cooperation during the visit.

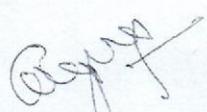



iii.	In case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Ministry.	Complied The PA informed that there is no change in the scope of the project.
iv.	The Ministry reserves the right to add additional safeguard measures subsequently, if found necessary, and to take action including revoking of this Environmental Clearances under the provisions of the Environmental (Protection) Act, 1986, to ensure effective implementation of the suggested safeguard measures in a time bound and satisfactory manner.	Agreed to comply.
v.	All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department, Forest Conservation Act, 1980 and Wild Life (Protection) Act, 1972, Central Ground Water Authority, Coastal Regulatory Zone Authority as applicable to the project shall be obtained, as applicable by project proponent from the competent authorities.	Complied. The PA has obtained all the necessary statutory clearances.
vi.	A copy of the clearance letter shall be sent by the proponent to concerned Panchayat/Municipal Corporation/Urban Local body 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 proponent.	Complied. The PA informed that a copy of the EC was sent to the local Panchayat.
viii.	The project proponent should advertise with basic details at least in two local newspapers widely circulated, one of which shall be in the vernacular language informing the project has been accorded environmental clearance and copies of letter available with the Tamil Nadu Pollution control Board and may also be seen on the web site of the Ministry of Environment and Forest at http://www.envfor.nic.in . The advertisement should be made within 7 days from the day of issue of the clearance letter and a copy of the same should be forwarded to the	Complied. Advertisements were given in two local newspapers within 7 days of the issuance of Environmental clearance and copy of the same was submitted to MoEF&CC, at Bangalore.

	Regional office of this Ministry at Bangalore.	
ix.	These stipulations would be enforced among others under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of pollution) Act 1981, the Environmental (Protection) Act 1986, the public Liability Insurance Act, 1991 and EIA Notification, 2006.	Agreed to comply.
x.	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.	Agreed to comply.
xi.	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 office of CPCB and the SPCB.	Complied. The PA submitting 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) regularly to the Ministry's Regional Office, Chennai and the respective zonal office of CPCB and the TNPCB.
xii.	Environmental Clearance is subject to final order of the Hon'ble Supreme Court of India in the matter of Goa foundation Vs. Union of India in Writ Petition (civil) No.460 of 2004 as may be applicable to this project.	Agreed to comply.

This has the approval of the competent authority vide dairy no. 127, dated: 05.02.2019


(Dr. C. Kaliyaperumal)
Director (S)

Dr. C. KALIYAPERUMAL, M.E., PhD
Director (S)
Government of India
Ministry of Environment, Forests & Climate Change
Regional Office (South Eastern Zone)
HEPC Building, No.34, Cathedral Garden Road,
Nungambakkam, Chennai-600 034.



ANNEXURE-4



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
 Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road, Egmore,
 Chennai - 600 008
 Phone : 28414855 Fax: 91-044-28548416

APPLICATION FOR COMPLETION CERTIFICATE (Part-I)

1. CC application filed by :
Owner /GPA
2. CC Application is for part/
whole building. :
3. Planning Permit No. for the :
Project
4. CMDA Channel File No. :
5. Site address (survey No, village / :
Block and Door No. road name)
6. Nature of construction :Special Building/ Group Development/ MSB /
Institutional Building
7. Use of construction :
8. Additions made, if any :
9. Security Deposit amount :
10. Security Deposit payment details :
(Cash / Bank Guarantee)

SIGNATURE OF OWNER

Place :

Date:

NAME:



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road, Egmore,
Chennai - 600 008
Phone : 28414855 Fax: 91-044-28548416

DECLARATION FORM FOR ISSUING COMPLETION CERTIFICATE (Part-II)

1. Date of approval and Ref. No. :
2. Date of Completion :
3. i) No. of dwelling units constructed. :
- ii) If the dwelling units are more / less than the approval, specify the reason) :
4. i) No. of Floors constructed
- ii) If No. of Floors is not as per the approval, Number of Floors added/reduced. :
5. i) No. of Blocks constructed. :
- ii) If No. of Blocks is either more or less than the approval, specify the No. of Blocks :
6. No. of Parking stalls provided :
7. Shortage of Car Parking if any. How many? :
8. Is there any change in Parking arrangement against the approved one? :
9. If yes, why? :
10. Is there any change of use, against the approved use? :
11. If yes, the details of change of use :
12. Whether FSB is free from any structure? :
13. If No, what is provided? Please give the use and dimension of the structure. :
14. Are SSB's free from any Structure such as Pump Room, Motor Room. :
15. If No, please specify the structure and use with dimension. :



16. Whether RSB is from any structure? :
17. If No. please specify the structure and use with dimension. :
18. Are the gates provided as per approval? :
19. If No, specify the reason. :
20. Is the Terrace free from Column projections? :
21. If No, please specify the reason. :
22. If the construction is outside the City, Upflow filter is provided. :
23. If No, please give the reason. :
24. Are the Balconies completed as per the approval? :
25. If No, how many additional Balconies. Please give the dimensions. :
26. i) How many Wardrobes are provided? :
 ii) How many as per the approval? :
 iii) How many additional made exceeding the approval? :
27. Is there any Well in the site? :
28. If so, closed with mesh or open? :
29. Solar Photo Voltaic Panel :
30. Any other information if the Architect / Licensed Surveyor / Structural Engineer wants to give, may be given in additional sheet. (should including information of Structural Design Change from approved plan).

I am furnishing the information after my personal verification of the construction at the site. The information furnished here are correct and recommended for issuance of Completion Certificate.

Date:

SIGNATURE OF THE LICENSED SURVEYOR/
ARCHITECT/ STRUCTURAL ENGINEER.



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
 Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road, Egmore,
 Chennai - 600 008
 Phone : 28414855 Fax: 91-044-28548416

**THE FORMAT FOR DECLARATION BY ARCHITECT AND LICENSED SURVEYOR FOR
 ISSUING COMPLETION CERTIFICATE (Part-III)**

Parameter	As per the Approved Plan	As on Site	Remarks
Setback Details			
F.S.B.			
R.S.B.			
S.S.B. (1)			
S.S.B. (2)			
Dimension of the Building			
Length			
Breadth			
Other Details			
F.S.I.			
Coverage (MSB)			
Height of the building			
Height of the Parapet wall			
No. of Dwelling Units			
Usage			
Stilt Floor Height			
Turning Radius			
Landscaping details, if any in set-back space			
No. of Car Parking			
No. of Two-wheeler Parking			
Open to sky (O.T.S) size of the area			

[Handwritten Signature]

Architectural Projection			
10% O.S.R.Area			
Road Width in case of Green Channel approval.			
Splay			
Rainwater Harvesting			
Display Board			
LIG units (No. and arrangement)			
Solar Photo Voltaic Panel			
Structures on Setback Spaces			
a) Motor Room/ Pump Room			
b) Servant Toilet			
c) Security Room			
d) Open Transformer			
e) Septic Tank with Upflow Filter			
f) Sewerage Treatment Plant			
Any other Non-FSI area structures/ additional construction.			
Any other (specify).			
OSR space			

Note:

If it is Group Development then indicate distance between the Blocks and also Setback details Block wise.

For Multi-storeyed Buildings, Structural Stability Certificate and Fire Compliance Certificate/Fire License to be furnished.

SIGNATURE OF THE LICENSED SURVEYOR / ARCHITECT/ STRUCTURAL ENGINEER.



**CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY,
ENFORCEMENT CELL**

Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road, Egmore,
Chennai - 600 008

**CHECKLIST FOR FILING COMPLETION CERTIFICATE APPLICATIONS (CCA)
FOR SPECIAL BUILDINGS, GROUP DEVELOPMENT, MULTI STOREYED
BUILDINGS AND INSTITUTIONAL BUILDINGS.**

From 1.8.2015 onwards, the Completion Certificate Applications will be admitted only within the valid Planning Permission period (with a grace time of one month).

1. Completion Certificate Application in the prescribed formats (Part-I, Part-II and Part-III) duly signed by the Owner/GPA and Registered Architect/Licensed Surveyor (Copy of format is kept below).
2. Building Permit issued by the concerned Local body duly attested by Notary Public.
3. As built drawing signed by the Owner and Registered Architect/Licensed Surveyor who have signed the PPA/plans at the time of planning permission.
4. Photos of the completed building showing the Terrace floor, weathering course completion, Lift Machine Room, Overhead Tank, Erection of Solar Photo Voltaic Panel, Joineries, Display Board format, Rainwater Harvesting, Setback space on four sides with full elevation and front side compound wall with gate.
5. Authenticated copy of NOC from Airport Authority of India, IAF, CMWSSB, EIA clearance, etc. if it is a condition laid while issuing planning permission. If these NOCs are not available at the time of filing CCA, an undertaking in Rs.20/- worth stamp paper should be furnished stating that the above NOCs will be furnished within two weeks time. (It may be noted that only after submission of the NOC/clearance from respective Departments, the Completion Certificate Applications will be considered for final approval).
6. Copy of NOC from Directorate of Fire and Rescue Service with Compliance Certificate (Mandatory for MSB and for Special building if it is a condition while issuing planning permission should be furnished). Otherwise, an undertaking in Rs.20/-worth stamp paper should be furnished stating that the Compliance Certificate obtained from DF&RS will be furnished within two weeks time. (Only after submission of the same, the Completion Certificate Applications will be considered for final approval).
7. CC-1, CC-2 & CC-3 forms duly signed by the applicant and all the concerned professionals and notarized in Rs.20/-worth stamp paper.
8. License validity of Architect, Structural Engineer /Licensed Surveyor obtained from the Council of Architecture/Corporation of Chennai with self attestation.
9. All the signatures must have date of signature with mail Ids and mobile number



To

12-01-2021
Ayyappanthangal

**Public Information Officer/Grievance Officer, CMDA
2nd Floor, West Wing, Thalamuthu-Natarajan Building
No.1, Gandhi Irwin Road
Egmore, Chennai-600008**

Sub: Application seeking information under section 6(1) of RTI Act 2005

Respected Sir,

I, Dr.Anupkrishnan.V have sent an email complaint addressed to Member Secretary, CMDA on 27th August 2020 mentioning the violations committed by Prestige Estate Projects Ltd in their residential project Prestige Bella Vista at Ayyappanthangal village. I am seeking information for the following questions under section 6(1) of RTI Act 2005.

1. Did CMDA vigilance team re-inspect Prestige Bella Vista to ascertain the violations mentioned in my complaint leveled against M/s Prestige Estates Projects Ltd?
2. What is the final report of the Vigilance team of CMDA about my complaint dated 27/08/2020?
3. Prestige Builders violated several clauses mentioned in the Environmental Clearance Letter issued to them. They have converted open area on the left side of the main drive way starting from Mount Poonamallee Road to a Tennis Court violating approved site plan and EC Letter clauses. Have they applied revised Planning Permission Application to CMDA to convert open spaces to Tennis Court?
4. Prestige Builders constructed a Swimming Pool in the area marked as car park area between blocks A5, B2, B3, B4 and C3 in the approved site plan. Did the Builders applied for revised PPA for the alteration of the approved site plan in CMDA permit no. 7115 in letter No. C3/4606/2011 dated 13/02/2013 under premium FSI ?
5. Did the Prestige Builders applied for NOC for the construction of Swimming pool in the designated car park area between blocks A5, B2, B3, B4 and C3 in the approved site plan?
6. Prestige Builders did not construct 2 ramps, one in front of the block C3 and the other one in the set back area of block C1 facing the driveway that was mentioned in the approved site plan. Instead, they constructed 7 new ramps in the set back area of different towers. I am attaching you a copy of approved site plan showing the deviations in the position of ramps. Have they applied for revised PPA for the alterations in the positions of the ramps in approved site plan in CMDA permit no. 7115 in letter No. C3/4606/2011 dated 13/02/2013 under premium FSI ?
7. If not, are these deviations coming under permissible deviations as per CMDA developmental regulations?
8. When did Prestige Builders actually apply for Final Completion Certificate for the 2613 apartments and the Club house at Prestige Bella Vista Project, Ayyappanthangal? There is a discrepancy. The date mentioned in CMDA website was 15/06/2017 but your letter No. EC/C-

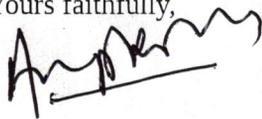
I/4841/2015 to Prestige Builders dated 14/09/2020 mentioned the date of application of 3rd and Final Completion Certificate as 23/08/2018.

9. Why didn't you take any action against Prestige Builders for not registering PBV Project under TN RERA till now, as the section 3(1) of RERA, came into force on 01/05/2017 and Prestige Builders applied for Completion Certificate 45 days after the Act came into force according to your website and 1yr and 4 months later according to your letter dated 14/09/2020. (Please see the TNREAT judgment for appeal no.39/2020 dated 22/05/2020)
10. On what grounds CMDA had issued two illegal partial completion certificates to PBV project when it was under construction and not completed yet? M/s PEPL haven't sent even single six monthly compliance report as mandated by the Environmental Clearance letter issued by SEIAA, MOEFCC when those two partial CC were issued. Moreover, certified copy of compliance report was not issued to PBV project when both those partial completion certificate were issued. Prestige Bella Vista got certified copy of compliance report from MOEF&CC on 05/02/2019 only. Prestige Builders did not submit any six monthly compliance report from 2012 to April 2016. **Are those two partial Completion Certificates legally not valid as they are not having mandatory certified compliance report from Ministry of Environment and Forest?**
CMDA issued two partial completion certificate to PBV Project, one on 08/01/2016 for 14 blocks and the second one on 16/03/2016 for 11 blocks & clubhouse. PBV Project was then under construction, not occupied and was not put into operational phase as per the declaration by Prestige Estate Projects Ltd in the six monthly compliance report for April 2016 to September 2016, submitted to MOEFCC RO, Chennai on 27th December 2016.
11. How many car parks were provided in the approved site plan that was submitted along with the application for final completion certificate? PEPL was mandated to provide 3769 car parks as per the Environmental Clearance Letter F.No.SEIAA/F430/2011-IA.III dated 16/10/2012.
12. 8 blocks of PBV projects are not having any form of completion certificate. But those towers are occupied by apartment owners from 2015 onwards. Metro water, electricity, emergency DG and sewage lines were already connected to those towers. What action was taken by CMDA against M/s Prestige Estate Projects for these blatant violations of Planning Permit conditions?

I am here with enclosing a demand draft from SBI for Rs 10/- with no.942454 dated 05/01/2021 drawn in favor of Member Secretary, CMDA payable at Egmore. Please send the reply to me in the following complete address by registered post.

Thanking you,

Yours faithfully,



Dr.Anupkrishnan.V
Flat 7173, Tower 7, Prestige Bella Vista
Ayyappanthangal Village, Mount Poonamallee Road
Sriperumbudur Taluk, Kanchipuram District
Chennai – 56, PIN – 600056





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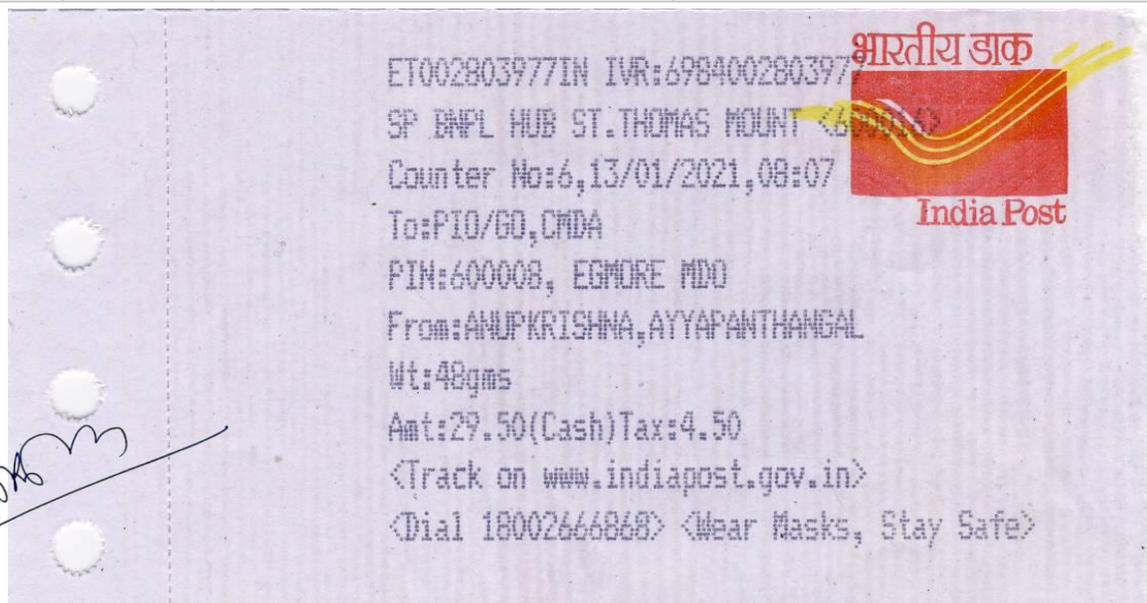
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* Consignment Number	<input type="text" value="ET002803977IN"/>	<input type="button" value="Track More"/>
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Event Details For : ET002803977IN**Current Status : Item Delivery Confirmed**

13/01/2021	16:13:40	EGMORE MDO	Item Delivery Confirmed
13/01/2021	16:10:59	EGMORE MDO(Beat Number :5)	Item Delivered [To: PIO CMDA(Addressee)]
13/01/2021	14:25:15	EGMORE MDO	Out for Delivery
13/01/2021	14:03:51	EGMORE MDO	Item Received
13/01/2021	11:53:53	Chennai NSH	Item Dispatched
13/01/2021	11:27:50	Chennai NSH	Item Bagged
13/01/2021	11:08:26	Chennai NSH	Item Received
13/01/2021	11:00:54	BNPL HUB ST.THOMAS MOUNT	Item Bagged
13/01/2021	08:08:32	BNPL HUB ST.THOMAS MOUNT	Item Booked



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ET002803977IN IVR:698400280397

SP DNPL HUB ST.THOMAS MOUNT <600008>

Counter No:6,13/01/2021,08:07

To:PIO/GO,CMDA

PIN:600008, EGMORE MDO

From:ANUPKRISHNA, AYYAPANTHANGAL

Wt:48gms

Amt:29.50(Cash)Tax:4.50

<Track on www.indiapost.gov.in>

<Dial 18002666868> <Wear Masks, Stay Safe>

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Handwritten signature

1

To

Appellate Authority
Senior Planner(EC), CMDA
5th Floor, Thalmuthu Natarajan Building,
No.1, Gandhi Irwin Road, Egmore
Chennai-600008

14/02/2021
Ayyappanthangal

Sub: Grievance against PIO, CMDA under section 19(1) of RTI Act 2005 for not furnishing information.

Ref: Letter seeking information from PIO, CMDA under section 6(1) of RTI Act 2005 dated 12/01/2021

Respected Sir,

I, Dr. Anupkrishnan. V, aged 56yrs, s/o Late K. Viswanathamenon, residing at Flat no. 7173, Prestige Bella Vista, Ayyappanthangal, Chennai-600056, am lodging this grievance letter against PIO, CMDA under section 19(1) of RTI Act 2005 for not furnishing reply to my RTI application seeking information dated 12/01/2021.

I am hereby enumerating the information sought in my original letter dated 12/01/2021.

"I, Dr. Anupkrishnan. V have sent an email complaint addressed to Member Secretary, CMDA on 27th August 2020 mentioning the violations committed by Prestige Estates Projects Ltd in their residential project Prestige Bella Vista at Ayyappanthangal village. I am seeking information for the following questions under section 6(1) of RTI Act 2005.

- 1. Did CMDA vigilance team re-inspect Prestige Bella Vista to ascertain the violations mentioned in my complaint leveled against M/s Prestige Esrates Projects Ltd?*
- 2. What is the final report of the Vigilance team of CMDA regarding my complaint dated 27/08/2020?*
- 3. Prestige Builders violated several clauses mentioned in the Environmental Clearance Letter issued to them. They have converted open area on the left side of the main drive way starting from Mount Poonamallee Road to a Tennis Court violating approved site plan and EC Letter*



2

- clauses. Have they applied for revised Planning Permission Application to CMDA to convert open spaces to Tennis Court?
4. Prestige Builders constructed a Swimming Pool in the area marked as car park area between blocks A5, B2, B3, B4 and C3 in the approved site plan. Did the Builders apply for revised PPA for the alteration of the approved site plan in CMDA permit no. 7115 in letter No. C3/4606/2011 dated 13/02/2013 under premium FSI?
 5. Did the Prestige Builders apply for NOC for the construction of Swimming pool in the designated car park area between blocks A5, B2, B3, B4 and C3 in the approved site plan?
 6. Prestige Builders did not construct 2 ramps, one in front of the block C3 and the other one in the set back area of block C1 facing the driveway that was mentioned in the approved site plan. Instead, they constructed 7 new ramps in the set back area of different towers. I am attaching you a copy of approved site plan showing the deviations in the position of ramps. Have they applied for revised PPA for the alterations in the positions of the ramps in approved site plan in CMDA permit no. 7115 in letter No. C3/4606/2011 dated 13/02/2013 under premium FSI?
 7. If not, are these deviations coming under permissible deviations as per CMDA developmental regulations?
 8. When did Prestige Builders actually apply for Final Completion Certificate for the 2613 apartments and the Club house at Prestige Bella Vista Project, Ayyappanthangal? There is a discrepancy. The date mentioned in CMDA website was 15/06/2017 but your letter No. EC/C-I/4841/2015 to Prestige Builders dated 14/09/2020 mentioned the date of application of 3rd and Final Completion Certificate as 23/08/2018.
 9. Why didn't you take any action against Prestige Builders for not registering PBV Project under TN RERA till now, as the section 3(1) of RERA, came into force on 01/05/2017 and Prestige Builders applied for Completion Certificate 45 days after the Act came into force according to your website and 1yr and 4 months later according to your letter dated 14/09/2020. (Please see the TNREAT Judgment for appeal no.39/2020 dated 22/05/2020)
 10. **On what grounds CMDA had issued two illegal partial completion certificates to PBV project when it was under construction and not completed yet?** M/s PEPL haven't sent even single six monthly compliance report as mandated by the Environmental Clearance letter issued by SEIAA and MOEF&CC when those two partial CC were issued. Moreover, certified copy of compliance report was not issued to PBV project when both those partial completion certificate were issued. Prestige Bella Vista got certified copy of compliance report from MOEF&CC on 05/02/2019 only. Prestige Builders did not submit any of six monthly compliance report from



2012 to April 2016. **Are those two partial Completion Certificates legally valid as they were not having mandatory certified compliance report from Ministry of Environment and Forest at the time of issuance of those partial completion certificate?**

CMDA issued two partial completion certificate to PBV Project, one on 08/01/2016 for 14 blocks and the second one on 16/03/2016 for 11 blocks & clubhouse. PBV Project was then under construction, not occupied and was not put into operational phase as per the declaration by Prestige Estate Projects Ltd in the six monthly compliance report for April 2016 to September 2016, submitted to MOEF&CC RO, Chennai on 27th December 2016.

11. How many car parks were provided in the approved site plan that was submitted along with the application for final completion certificate? PEPL was mandated to provide 3769 car parks as per the Environmental Clearance Letter F. No. SEIAA/F430/2011-IA.III dated 16/10/2012.
12. 8 blocks of PBV projects are not having any form of completion certificate. But those towers are occupied by apartment owners from 2015 onward. Metro water, electricity, emergency DG and sewage lines were already connected to those towers. What action was taken by CMDA against M/s Prestige Estate Projects Ltd for these blatant violations of Planning Permit conditions?

I want answers to these 12 questionnaires from the Appellate Authority, CMDA within one month failing which I would be forced to appeal to TN State Information Commission under section 19(3) of RTI Act 2005. Please furnish the reply to my full mailing address by registered post. **I am herewith attaching copy of the POD of receipt of my original RTI application by PIO, CMDA.**

Thanking you,

Yours faithfully,



Dr. Anupkrishnan. V

Flat No. 7173, Tower 7,

Prestige Bella Vista, Ayyappanthangal,

Mount Poonamallee Road, Kanchipuram District

PIN: 600056, Cell: 9447527579



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* Indicates a required field.

* Consignment Number

ET026409101IN

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Booked At	Booked On	Destination Pincode	Tariff	Article Type	Delivery Location	Delivery Confirmed On
BNPL HUB ST.THOMAS MOUNT	14/02/2021 16:16:02	600008	29.50	Inland Speed Post	EGMORE MDO	15/02/2021 15:23:35

Event Details For : ET026409101IN

Current Status : Item Delivery Confirmed

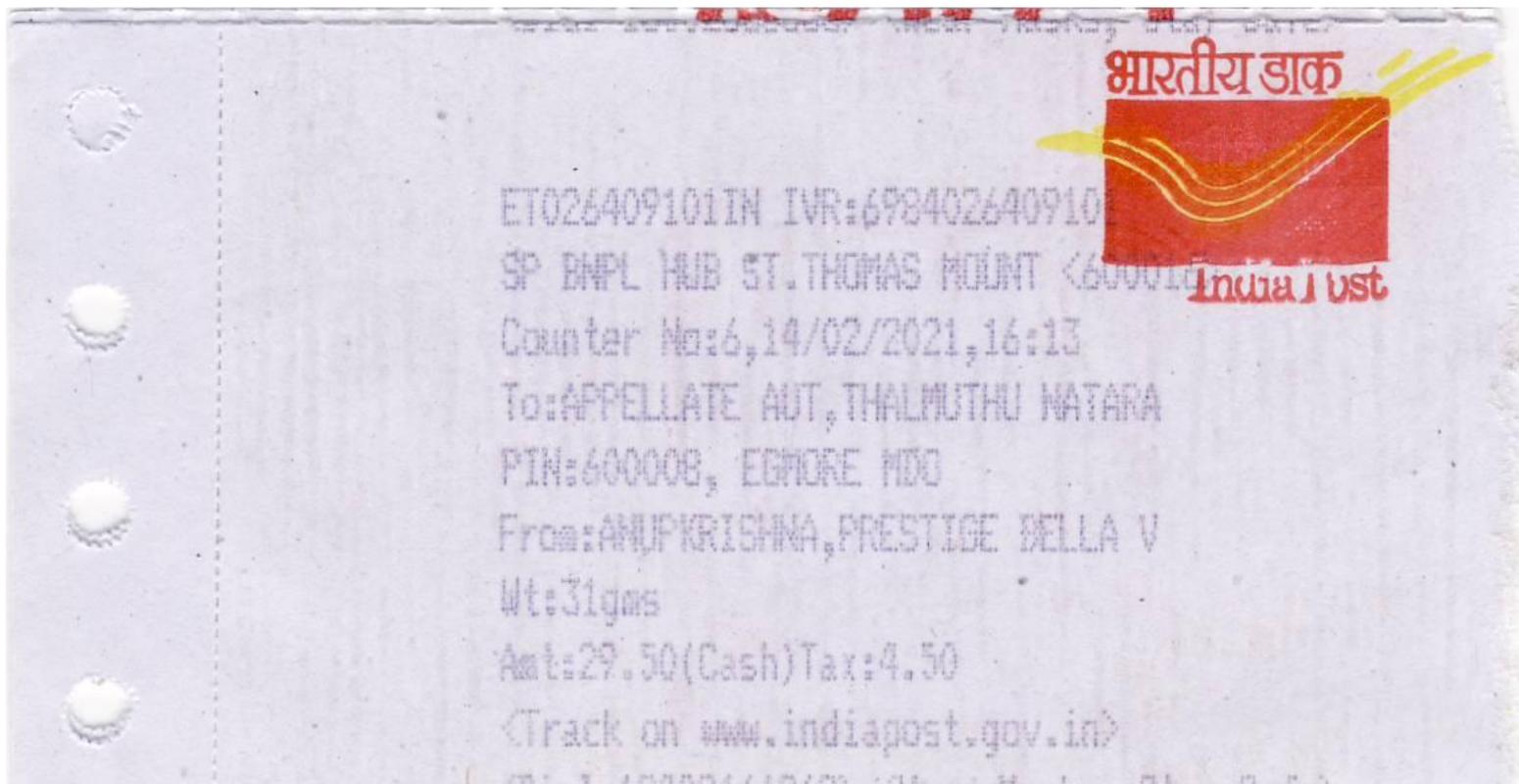
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15/02/2021	09:45:46	EGMORE MDO	Out for Delivery
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15/02/2021	04:54:53	Chennai NSH	Item Bagged
14/02/2021	18:30:40	Chennai NSH	Item Received
14/02/2021	17:25:20	BNPL HUB ST.THOMAS MOUNT	Item Dispatched
14/02/2021	17:24:16	BNPL HUB ST.THOMAS MOUNT	Item Bagged
14/02/2021	16:16:02	BNPL HUB ST.THOMAS MOUNT	Item Booked



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Updated: **13 Mar 2021**

23-03-2021
Ayyappanhangal

To
Tamil Nadu Information Commission
No.2, Theagaraya Salai, Near Aaiam Amman Koil,
Teynampet, Chennai-600018
Post Box No.6405, Teynampet, Chennai – 600018

Sub: Second Appeal u/s 19(3) of the Right to Information Act, 2005

Respected Sir,

I am Dr.Anupkrishnan.V, residing at Flat No. 7173, Prestige Bella Vista, Tower 7, Ayyappanhangal, Mount Poonamallee Road, Chennai-600056. I have sent an RTI request dated 12/01/2021 under section 6(1) of RTI Act 2005 to PIO, CMDA containing 12 questionnaires which are crucial to my PIL against M/s Prestige Estates Projects Ltd submitted in National Green Tribunal, Southern Zone. PEPL has been running Prestige Bella Vista Residential Project for the last 6 years without Completion Certificate violating all Environmental clearance stipulations. They got two partial completion certificate fraudulently from CMDA in January and March 2016 respectively, when the Project was under construction and not occupied (As per declaration made by Prestige Estates Projects Ltd themselves in their declaration to Ministry of Environment).

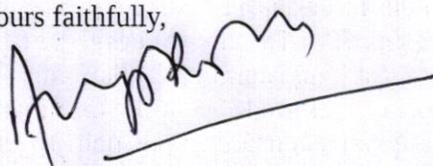
PIO of CMDA did not respond to my application and I appealed to Appellate Authority on 14/02/21 under section 19(1) of RTI Act, 2005. But I didn't get any reply so far.

I am appealing to Honorable Commission under section 19(3) to direct Appellate Authority of CMDA to send me the reply to my RTI application in my full address by registered post.

Here with submitting the formal appeal appeal format and necessary annexures.

Thanking you,

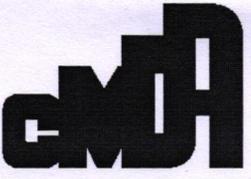
Yours faithfully,



Dr.Anupkrishnan.V,
Flat 7173, Tower 7, Prestige Bella Vista,
Ayyappanhangal, Chennai- 600056.



REGISTERED POST WITH ACKNOWLEDGEMENT DUE

	<p align="center">CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road, Egmore, Chennai - 600 008 Phone : 28414855 Fax: 91-044-28548416 E-mail: mcmda@vsnl.com Web site: www.cmdachennai.gov.in</p>
---	--

Letter No. G/PIO/6391/2020

Dated: 13.01.2021

To

✓ **Dr. Anupkrishnan.V**

Flat No.7173, Tower-7, Prestige Bella Vista,
 Ayyappanthangal,
 Mount Poonamallee High Road,
 Chennai – 600 056

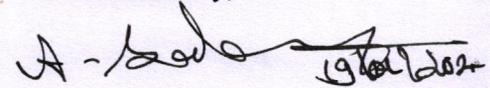
Sir,

Sub: CMDA – G/PIO – Information requested under RTI Act, 2005 -
 Information furnished under RTI act 2005 – Reg.

- Ref:
1. Tamil Nadu Information Commissioner order No.SA 4309/Ma/Tha/Tha/A/2020 dated 03.09.2020.
 2. The petitioner letter dated 17.01.2020
 3. This Office Letter Even No dated.21.09.2020
 4. Your Letter dated.23.12.2020

With reference to your letter in the ref.4th cited, ~~the~~ copy of the letter
 in the reference 3rd cited is enclosed herewith for your reference.

Yours faithfully,

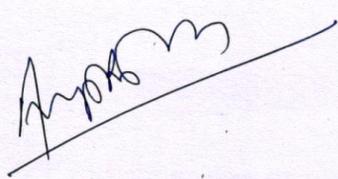


Appellate Authority/
 Senior Planner
 (Enforcement Cell)

19.1.21

Encl: Copy of the ref.3rd cited

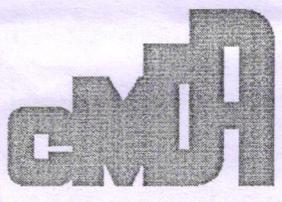
P.S. As per the RTI Act 2005, in case of any grievance against the information furnished the applicant may appeal to the TNSIC for the second appeal whose address is Tamil Nadu State Information Commission. No.2 Theagaraya Road, (Near Alaiyamman koil), Teynampet, Chennai- 600 018.



Copy to:
The Commissioner,
Tamil Nadu Information Commission,
No.2, Thiagarayar Salai, (Near Alaiamman Koil)
Teynampet, Chennai-600 018



REGISTERED POST WITH ACKNOWLEDGEMENT DUE

	<p align="center">CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road, Egmore, Chennai - 600 008 Phone : 28414855 Fax: 91-044-28548416 E-mail: mcmda@vsnl.com Web site: www.cmdachennai.gov.in</p>
---	--

Letter No. G/PIO/6391/2020

Dated: 21 .09.2020

To

Dr.Anupkrishnan.V

Prestige Bella Vista, Ayyappanthangal,
 Mount Poonamallee High Road,
 Chennai – 600 056.

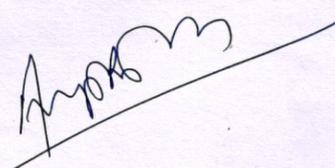
Sir,

Sub: CMDA – G/PIO – Information requested under RTI Act, 2005 -
 Information furnished under RTI act 2005 – Reg.

- Ref: 1. Tamil Nadu Information Commissioner order No.SA
 4309/Ma/Tha/Tha/A/2020 dated 03.09.2020
2. The petitioner letter dated 17.01.2020

With reference to the order received under RTI Act, 2005, the following information are
 furnished:-

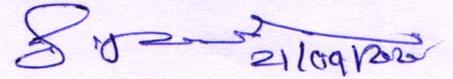
Q.No.	The petitioner query in ref.2 nd cited	CMDA furnished latest information
1	The reason why the application of M/s Prestige Estates Projects Ltd., for Completion Certificate for the MSB residential Project at Ayyappanthangal submitted to CMDA with serial No. 257 and File No.EC/C I/4841/2015, 8568/2017 dated 15.06.2017 is still pending for 4 years and 10 months. As per CMDA developmental rules CMDA is supposed to intimate the decision	The applicant has not paid Premium FSI Charges- Rs.80,76,75,000/- (Rupees Eighty Crores Seventy six lakhs Seventy five thousand only) for Planning Permission of the project. As per the Hon'ble Supreme Court order dated 29.07.2019 in Civil Appeal No.5642-5643 of 2019 @ SLP (C) Nos. 31274-31275 of 2014. CMDA sent a letter to the applicant in letter No.C3(N)/2011 dated 24.01.2020 requested to pay the balance Premium FSI charges. (copy of the letter enclosed). CMDA



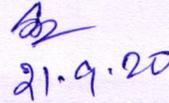
<p>regarding the issue or rejection of the CC within 30 days from the date of receipt of application. Strangely CMDA is sitting on this application for almost 5 years without taking any decision</p>	<p>also sent reminder letter to the applicant to pay the balance Premium FSI charges of Rs.80,76,75,000/- (Rupees Eighty Crores Seventy six lakhs Seventy five thousand only) in letter No.EC/C I/4841/2015 dated 14.09.2020. The applicant filed Curative Petition (C) No.16022/2020 dated 30.07.2020 in Supreme court. Copy of the Curative petition is enclosed</p>
--	--

Yours faithfully,

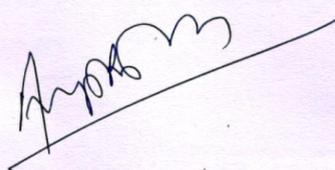
/FAC/

 21/09/20

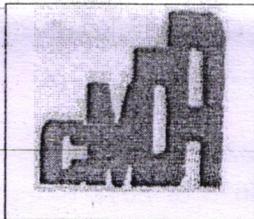
PUBLIC INFORMATION OFFICER
ENFORCEMENT CELL (CENTRAL - ■)

 21.9.20

Copy to:
The Commissioner,
Tamil Nadu Information Commission,
No.2, Thiagarayar Salai, (Near Alaiamman Koil)
Teynampet, Chennai-600 018



BY REGISTERED POST WITH ACK.DUE



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY
ThalamuthuNatarajan Building, No.1, Gandhi Irwin Road, Egmore,
Chennai - 600 008
Phone : 28414855 Fax: 91-044-28548416
E-mail: mcmda@tn.gov.in
Web site: www.cmdachennai.gov.in

Letter No.C3 (N)/4606/2011, dated 24 .01.2020

To
M/s. Prestige Estates Projects Ltd.,
No.471, Anna Salai,
Top Floor, Prestige Polygon,
Nandanam,
Chennai – 600 035.

Sir,

Sub: CMDA – APU – MSB (North) Division – Planning Permission Application – Proposed Construction of 33 Blocks (Type 'A': 18 Nos.; Type 'B': 8 Nos.; Type 'C': 4 Nos.; Type 'D': 3 Nos.)) of Ground Floor + 16 Floors Residential buildings with 2610 Dwelling Units and Common Lower BF + Upper BF connecting (i) A1 to A4, A10 to A18, B1, B6 to B8, C1 & C4;(ii) A5, B2 to B4 and C3 and(iii) A6 to A9, B5, C2, and D1 to D3 and Club House Block with BF + 2 Floors at S. No. 1/1, 1/2, 2, 3/1, 3/2, 3/3, 5/1, 8/2A, 35, 42/1, 42/1A, 42/1B, 42/2, 42/3A, 3B, 4, 5, 43/1, 2, 44/1A, 1B, 44/2, 3, 45/1A, 1B, 45/2, 3, 4A, 4B, 46/1, 2, 3, 47/1E, 48/1A, 1B, 2, 3, 4, 49/1, 2, 3, 50/1A, 50/1B, 50/2, 3, 4, 51/1A(part), 51/1B1, 51/1B3, 51/1C1, 51/1C3, 51/1D, 1E, 52/1, 2, 53 and 54/1 (part) of Ayyappanthangal village, Mount-Poonamallee Road, Chennai applied M/s. Prestige Estates Projects Ltd., (GPA Holder) – Remittance of Balance Premium FSI Charges – Advice sent - Reg.

- Ref:
1. PPA received in APU No. MSB/2011/000310 on 22.03.2011.
 2. DF&RS NOC issued in K.Dis. 6092/C1/2011, dated 06.04.2011.
 3. Traffic Police NOC in Rc. No. K(1)/89/22581/2011, dated 13.04.2011.
 4. CMWSSB NOC issued in letter No. CMWSSB/P&D/EE-III/STP/151(2010-11)/CMDA/2011, dated 22.03.2011 for Sewage Treatment Plant.
 5. Airport Authority of India NOC issued in Ref. No. AAI/SR/NOC/RHQ, dated 08.03.2011 (case No. MM 151/2011).
 6. Agenda and minutes of the MSB Panel meeting held on 18.11.2011 and 05.12.2011.
 7. Government Letter (Ms) No.09, H&UD Dept., dt.5.1.2012
 8. SRO, Saidapet Lr.dt. 7.3.2012.
 9. CMWSSB Lr. No. CMWSSB / P&D / EE-III / STP / 94 (2011-12) / CMDA /2012, dated. 18.1.2012.

10. This office DC advice letter even no. dated 27.03.2012.
11. CMWSSB NOC issued for right of way in letter no. CMWSSB/1&T/530 MLD/154/2012 dated 30.03.2012 received on 02.04.2012.
12. Your letter even no. dated 30.03.2012.
13. This office revised DC advice letter even no. dated 22.08.2012.
14. Hon'ble High Court Orders in W.P.Nos.25677 & 25678 of 2012 dated 13.12.2012.
15. Hon'ble High Court Orders in M.P. Nos. 1 & 1 of 2013 in W.A. Nos. 147 & 148 of 2013 dated 22.01.2013.
16. Your letter dated 31.01.2013 along with receipt no. 000538, dated 31.01.2013 towards deposit of 10 Crores.
17. This office approval letter even no. dated 13.02.2013 addressed to the Commissioner, Kundrathur P.U.
18. Hon'ble High Court Orders in W.A. Nos. 147 & 148 of 2013 and M.P. Nos. 1 & 1 of 2013 in dated 22.01.2013.
19. Supreme Court Orders dated 29.07.2019 in Civil Appeal Nos. 5642-5643 of 2019 (@SLP (C) Nos. 31274 – 31275 of 2014)

The proposal received in the reference 1st cited for the proposed Construction of 33 Blocks (Type 'A': 18 Nos; Type 'B': 8 Nos; Type 'C': 4 Nos; Type 'D': 3 Nos;) of Ground Floor + 16 Floors Residential buildings with 2610 Dwelling Units and Common Lower BF + Upper BF connecting (i) A1 to A4, A10 to A18, B1, B6 to B8, C1 & C4;(ii) A5, B2 to B4 and C3 and(iii) A6 to A9, B5, C2, and D1 to D3 and Club House Block with BF + 2 Floors at S. No. 1/1, 1/2, 2, 3/1, 3/2, 3/3, 5/1, 8/2A, 35, 42/1, 42/1A, 42/1B, 42/2, 42/3A, 3B, 4, 5, 43/1, 2, 44/1A, 1B, 44/2, 3, 45/1A, 1B, 45/2, 3, 4A, 4B, 46/1, 2, 3, 47/1E, 48/1A, 1B, 2, 3, 4, 49/1, 2, 3, 50/1A, 50/1B, 50/2, 3, 4, 51/1A(part), 51/1B1, 51/1B3, 51/1C1, 51/1C3, 51/1D, 1E, 52/1, 2, 53 and 54/1 (part), Ayyappanthangal, Mount-Poonamallee Road, Chennai had been approved and plans were sent to the Local Body for issuing Building Permit in the reference 17th cited based on the interim orders of Hon'ble High Court in the reference 15th cited.

2. The following charges were already remitted by you against the demand letter in the reference 10th cited.

Sl.No.	Description of Charges	Amount	Receipt No. & Date
i)	Development charge for land and building under Sec.59 of the T&CP Act, 1971	Rs. 63,10,000/- (Rupees sixty three Lakh and ten Thousand Only)	Receipt no. 5479, dated 29.3.2012.
ii)	Balance Scrutiny Fee	Rs.50,000/- (Rupees fifty Thousand Only)	
iii)	Regularisation charge for unauthorised sub division & amalgamation	Rs.25,10,000/- (Rupees twenty five lakh and ten thousand only)	

[Handwritten Signature]

iv)	Security Deposit (For Building)	Rs. 4,64,15,000/- (Rupees four crore sixty four lakh and fifteen thousand Only)	Receipt no. 561, dated 29.3.2012.
v)	Security Deposit for Display Board	Rs. 10,000/- (Rupees Ten Thousand Only)	
vi)	Security Deposit for STP	Rs.27,15,000/- (Rupees twenty seven lakh and fifteen Thousand Only)	
vii)	Infrastructure & Amenities Charges	Rs.8,34,40,000/- (Rupees eight crore thirty four lakh and forty Thousand Only)	Receipt no. 5480, dated 29.3.2012.
viii)	Premium FSI charge for 78690.55 sq.m.	Rs.44,75,88,000/- (Rupees forty four crore seventy five lakh and eighty eight thousand only)	Receipt no. 5481, dated 29.3.2012.

3. In continuation of the DC advice in the references 10th cited and based on the Supreme Court orders in the reference 19th cited, you are requested to remit the balance Premium FSI charges of Rs. 90,76,75,000/- demanded in this office revised DC advice dated 22.08.2012 after deducting Rs.10 Crores, which was already remitted vide receipt no. 00538, dated 31.01.2013 (as a deposit amount paid as per the Hon'ble High Court Order dated 22.01.2013), by a separate Demand Draft from a Nationalised Bank drawn in Chennai City, in favour of the Member-Secretary, CMDA, Chennai- 600 008, at Cash Counter (between 10.00 A.M and 4.00 P.M) in CMDA and produce the duplicate receipt to the Area Plans Unit, Chennai Metropolitan Development Authority, Chennai-8, within 15 days from the date of receipt of this advice letter.

4. **This advice is hereby sent based on the Supreme Court Orders dated 29.07.2019 in Civil Appeal Nos. 5642-5643 of 2019 (@SLP (C) Nos. 31274 – 31275 of 2014) and without prejudice to the claim of interest, if any, by CMDA.**

5. This revised demand notice (DC advise) pertaining to the proposed construction falls within the jurisdiction of Commissioner, Kundrathur P.U.

Yours faithfully,

G. J. [Signature]
11/02/2020
For MEMBER-SECRETARY

Copy to:

1. The Senior Accounts Officer,
Accounts (Main), CMDA,
Chennai-8.

2. The Commissioner
Kundrathur Panchayat Union at Padappai

[Signature]

BY REGISTERED POST WITH ACK.DUE



CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY

Thalamuthu Natarajan Building, No.1, Gandhi Irwin Road,

Egmore, Chennai - 600 008

Phone : 28414855 Fax: 91-044-28548416

E-mail: mcmda@vsnl.com

Web site: www.cmdachennai.gov.in

Letter No.EC/C-I/4841/2015

Dated 16.09.2020

To

M/s Prestige Estates Projects Ltd.,
117, Thiagaraja Road, City Towers,
7th floor, T.Nagar, Chennai 600 017.

Sir,

Sub: CMDA – Enforcement Cell (Central-I) – Construction of Multi Storied Building comprising 33 Blocks and Club House Block Type-A-18Nos, Type-B -8 Nos-, Type-C-4 Nos, Type-D -3 Nos consisting Combined Double Basement floor connecting the Blocks A1 to A4, A10 to A18, B1, B6 to B8, C1 & C4; A5,B2,B3,B4 & C3; A6,A7,A8,A9,B5,C2,D1,D2 & D3 + Ground floor + 16 floors Residential building with 2610 dwelling units with Club House at Mount Poonamalle High Road in S.No. 1/1,1/2 ,2, 3/2, 3/3, 5/1, 8/2A35 ,42/1 ,42/2,42/3A,42/3B,42/4,42/5,43/1,43/2,44/1A,44/1B,44/2,44/3,45/1A,45/1B,45/2, 45/3,45/4A,45/4B,46/1,46/2,46/3,47/1E,48/A,48/1B,48/2,48/3,48/4,49/1,49/2,49/3 ,50/1A,50/1B,50/2,50/3,50/4,51/1A,51/1B1,51/1B3,51/1C1,51/1C3,51/1D,51/1E, 52/1,52/2,53,54/1B of Ayyappanthangal village Chennai-116. –Issue of Third and final Completion Certificate –Remittance of Balance Premium FSI Charges- Reg.

Ref:

1. Planning Permission No.C/PP/MSB-IT/38 A to AC/2012 in letter No. C3/4606/2011, dated 13.02.2011, Permit No.7115
2. 1st Partial Completion Certificate issued for the completed 14 Blocks with 1340 dwelling units in CC No.EC/Central-I/04/2016 dated 08.01.2016
3. 2nd Partial Completion Certificate for the completed 11 Blocks with 737 dwelling units & Club House Block has been issued in CC No.EC/Central I/68/2016 dated 16.03.2016
4. 3rd and Final Completion Certificate application for the completed 8 Blocks (A,A2,A4,A10,B6,B7,C1 7 C4) for 536 dwelling units dated 23.08.2018
5. This office letter even No.dated 10.01.2019 and reminder dated 24.07.2019 requesting to furnish B.G. for I & A and Premium FSI charges and additional charges with other particulars.
6. Hon'ble Supreme Court Order dated 29.07.2019 in Civil Appeal No.5642-5643 of 2019 (@SLP (C) No. 31274- 31275 of 2014
7. Hon'ble Supreme Court Order dated 06.11.2019 in R.P.(C) 2270-2271/2019 in C.A 5642 – 5643/2019.
8. This office letter No. C3(N)/4606/2011 dated 24.01.2020 requesting remittance of Balance Premium FSI Charges

[Handwritten Signature]

Inviting kind attention to the references cited, it is informed that your 3rd and Final Completion Certificate received in the 4th cited was examined in detail and you are requested to pay additional development charges along with BG for I & A charges and Premium FSI charges, until receipt of the final order of the Hon'ble Supreme Court and other required particulars and undertaking etc in the reference 5th cited.

2. In pursuant to the orders of the Hon'ble Supreme Court in the reference 6th cited and the dismissal of Review Petition in the reference 7th cited you were requested to pay balance Premium FSI charges Rs. 90,76,75,000/- after deducting Rs. 10,00,00,000/- (Rupees Ten Crores) without prejudice to the claim of interests if any vide in the reference 8th cited. Additional Development charges and required particulars during the process of CC application in the reference 5th cited were also to be paid.. But you have not remitted required charges as called for the 5th and 7th cited till date.

3. Hence you are requested to pay the following charges by separately including additional charges claimed during the process of final Completion Certificate application by separate Demand Draft from Nationalised Bank drawn in Chennai City, in favour of the Member Secretary, CMDA, Chennai- 600 008 at cash counter (between 10.00 AM and 4.00 PM) in CMDA and produce the duplicate receipt to the Area Plans Unit Chennai Metropolitan Development Authority, Chennai-8 within 15 days from the date of receipt of this letter.

- i) Balance Premium FSI charges – Rs 80,76,75,000/- after deducting Rs.10 Crores which was already remitted vide receipt No.00538 dated 31.01.2013 as deposit amount paid as per the Hon'ble High Court order dated. 22.01.2013. (I & A charges Rs.4,17,15,000/- not insisted to pay the same as per order of Hon'ble Supreme Court maintaining the order of Hon'ble High Court.)
- ii) Additional Development charges Rs. 25,000/- (for the additional construction noticed during process of final CC application process.)
- iii) Additional I & A charges Rs.2,50,000/- (for the additional construction noticed during process of final CC application process.)

4. You are also requested to furnish undertaking in Rs.20/- stamp paper in respect of following conditions and required particulars

- i) NOC and Planning Permission to be obtained from Executive Authority for Swimming Pool failing which existing Swimming Pool within the campus shall be closed and caution board to be erected.



- ii) Self undertaking in Rs. 20/- stamp paper stating that the applicant shall obtain Consent to Operate as per the applicable rules from TNPCB.
- iii) Revised plan as site condition showing correct building and set back measurements duly signed by Registered Architect, Structural Engineer and owner.

5. Further it is informed that as per Rule No.4(5)(a) of D.R of Second Master Plan " The Applicant/ Owner/Builder/Promoter/Power of Attorney Holder and any other Person who is acquiring interest shall not put the building to use without obtaining Completion Certificate from CMDA for 'Special Building', 'Group Developments', Multi- Storied Buildings' and Institutional buildings (exceeding 300 M² projects. But you have unauthorisedly allotted and allowed to occupy most of the Residential dwelling units in the 8 Blocks (A1,A2,A4,A10,B6,B7,C1 and C4) without obtaining Completion Certificate. As per the Hon'ble Supreme Court order in the reference 6th cited you are requested to pay the above charges including additional charges claimed during the process of final Completion Certificate application as called in the para 3 along with required under taking and particulars within 15 days from the date of receipt of this letter. Failing which necessary enforcement and Legal action will be initiated based on the merits.

Yours faithfully,

MEMBER-SECRETARY

Copt to:

- 1.The Senior Accounts Officer,
Accounts (Main), CMDA,
Chennai-8.
- 2.The Commissioner,,
Kundrathur Panchayat Union at Padappai.
- 3.The Senior Planner (MSB)
Area Plans Unit, CMDA.

12.9.2020

12/9/2020

14.9.20
SWS



Submit

Diary No.- 16022 - 2020

PRESTIGE ESTATES PROJECT LTD. vs. CHENNAI
METROPOLITAN DEVELOPMENT AUTHORITY

Case Details

Diary No.	16022/2020 Filed on 30-07-2020 03:55 PM PENDING [SECTION: XII]
Case No.	CURATIVE PET(C) No.
Petitioner(s)	1 PRESTIGE ESTATES PROJECT LTD. THROUGH ITS VICE- PRESIDENT, THE FALCON HOUSE, NO. 1, MAIN GUARD CROSS ROAD , DISTRICT: BANGALORE , , KARNATAKA
Respondent(s)	1 CHENNAI METROPOLITAN DEVELOPMENT AUTHORITY REP. BY ITS MEMBER SECRETARY NO. 1,

ANNEXURE-7

To

18-03-2021
Ayyappanthangal

Public Information Officer/Joint Chief Environmental Engineer

Mr.G.Gopalakrishnan, M.E

76,Mount Salai, Guindy

Chennai- 600032

Phone: 044 22353143

Sub: Application seeking information under section 6(1) of the RTI Act 2005

Respected Sir,

I am Dr.Anupkrishnan.V resident of Flat 7173, Tower 7, Prestige Bella Vista, Mount Poonamallee Road, Ayyappanthangal Village, Kanchipuram District, PIN: 600056.

Prestige Bella Vista Project where I currently reside is an incomplete project as per the communications obtained from CMDA dated 14-09-2020 through RTI reply. CMDA in its letter further stated that Prestige Bella Vista Project hasn't obtained "Consent To Operate" from TNPCB and the project proponents were asked to submit a self undertaking stating that the applicant shall obtain the CTO as per the applicable rules from TNPCB within 2 weeks.

As per the internal circular BP No.65 of TNPCB dated 27/11/2020, the Project Proponents shall obtain CTO after CTE before the handing over of the apartments to the owners. The Project Proponent is asked to give an undertaking stating that they shall obtain CTO after CTE, before handing over of the project to the residential association.

I would like to seek the following information from you regarding the Consent to Operate status of Prestige Bella Vista Project situated at Ayyappanthangal Village, under the section 6(1) of the RTI Act 2005.

- 1. Have the Project Proponents applied for / obtained "Consent To Operate" Prestige Bella Vista Residential Project as per rules from TNPCB after 14/09/2020?**
- 2. Have the Project Proponents of Prestige Bella Vista Residential Project given an undertaking to TNPCB that they shall obtain CTO before handing over of the project to Residential Association?**
- 3. But Project Proponents of PBV residential project have blatantly violated the rules BP No.65 of TNPCB and handed over more than 2400 apartments under construction to the buyers illegally from 2016 onward. What action was taken against the Project Proponents by TNPCB?**



②

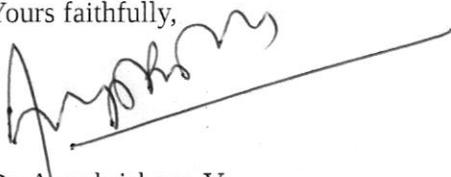
4. 25 blocks in 17 towers of Prestige Bella Vista Project have got Consent To Operate vide consent order no.180417330601 dated 26/11/2018 from TNPCB. The CTO was expired on 31/03/2020. Did the Project Proponents of PBV apply for/obtain renewal of CTO with TNPCB?

Herewith enclosing DD no. 942581 from SBI dated 17/03/2021 for Rs/-10 drawn in favor of PIO, TNPCB.

Please oblige,

Thanking you,

Yours faithfully,



Dr. Anupkrishnan.V

Flat 7173, Tower 7, Prestige Bella Vista,
Mount Poonamallee Road, Ayyappanthangal Village,
Kanchipuram District, PIN: 600056.



जारी करने वाले शाखा भारतीय स्टेट बैंक
Issuing Branch: AYYAPPANTHANGAL
कोड क्र. /CODE No: 17937
Tel No. 044-26792911

324
मांग ड्राफ्ट

Key: TIGMAN
Sr. No: 232190

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D D M M Y Y Y Y

121

DEMAND DRAFT

मांगे जानेपर PUBLIC INFORMATION OFFICER, TN POLLUTION CONTROL BOARD*****

या उनके आदेश पर

ON DEMAND PAY

OR ORDER

रुपये RUPEES

Ten Only

अदा करें ₹ 10.00

IOI 000500942581
Name of Applicant

Key: TIGMAN Sr. No: 232190
ANUP KRISHNAN V

AMOUNT BELOW 11(0/2)

मूल्य प्राप्त / VALUE RECEIVED



भारतीय स्टेट बैंक

STATE BANK OF INDIA

अदाकर्ता शाखा / DRAWEE BRANCH: GUINDY(CHENNAI)

कोड क्र. /CODE No: 00956

प्राधिकृत हस्ताक्षरकर्ता
AUTHORISED SIGNATORY

शाखा प्रबंधक
BRANCH MANAGER

कम्प्यूटर द्वारा मुद्रित होने पर ही वैध
VALID ONLY IF COMPUTER PRINTED

केवल 3 महीने के लिए वैध
VALID FOR 3 MONTHS ONLY

₹ 1,50,000/- एवं अधिक के लिखत को अधिकारी द्वारा प्रमाणित होने पर ही वैध है।
INSTRUMENTS FOR ₹ 1,50,000/- & ABOVE ARE NOT VALID UNLESS SIGNED BY TWO OFFICERS

M.L. JAGRAWAL
SS.No. 3475

⑈ 94 258 1 ⑈ 00000 2000 ⑈ 000 500 ⑈ 16

SESHAASAI(C) / CTS-2010

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हिन्दी

You are here Home>> **Track Consignment****Track Consignment**

Quick help

* Indicates a required field.

* Consignment Number

ET026470749IN

Track More

Booked At	Booked On	Destination Pincode	Tariff	Article Type	Delivery Location	Delivery Confirmed On
BNPL HUB ST.THOMAS MOUNT	18/03/2021 23:49:24	600032	29.50	Inland Speed Post	Guindy Industrial Estate S.O	19/03/2021 15:40:11

Event Details For : ET026470749IN**Current Status : Item Delivery Confirmed**

Date	Time	Office	Event
19/03/2021	15:40:11	Guindy Industrial Estate S.O	Item Delivery Confirmed
19/03/2021	10:04:44	Guindy Industrial Estate S.O	Out for Delivery
19/03/2021	08:45:59	Guindy Industrial Estate S.O	Item Received
19/03/2021	06:34:01	Chennai NSH	Item Dispatched
19/03/2021	04:26:07	Chennai NSH	Item Bagged
19/03/2021	03:05:06	Chennai NSH	Item Received
19/03/2021	01:29:59	BNPL HUB ST.THOMAS MOUNT	Item Bagged
18/03/2021	23:49:24	BNPL HUB ST.THOMAS MOUNT	Item Booked



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"100% வாக்கினை உறுதி செய்வோம்"
"ENSURE 100% VOTING"

327
"நம் வாக்காளர்களை விழிப்புணர்வுடன், 124
பாதுகாப்பான, தகவலறிந்த, அதிகாரமிக்கவர்களாக
உருவாக்குவோம்."
"Making Our Voters Empowered,
Vigilant, Safe and Informed"

TAMIL NADU POLLUTION CONTROL BOARD

RTI/MOST URGENT

From

S. Ragupathi, M.E.,
Public Information Officer /
Joint Chief Environmental Engineer (i/c),
Tamil Nadu Pollution Control Board,
76, Mount Salai, Guindy,
Chennai – 600 032.

To

The Public Information Officer,
The District Environmental Engineer,
Tamilnadu Pollution Control Board,
No. CP-5B, SIPCOT Industrial Growth
Centre, Vandalur, Wallajahbad Road,
Oragadam, **Sriperumpudur** Taluk,
Kancheepuram District – 603 109.

Letter No. TNPCB/ RTIA/006830/ F.No. 087/2021, Dt: 22.03.2021

Sub: TNPCB – Certain Information requested under RTI Act – Reg.

Ref: Dr. Anupkrishnan V., Chennai, RTI Petition Dated: 18.03.2021,
received here on 19.03.2021.

I am enclosing a copy of the petition received from Dr. Anupkrishnan V., Chennai, under RTI Act, 2005 and request you to take necessary action on the RTI petition and suitable reply may be sent to the petitioner directly within time under intimation to Public Information Officer, Tamil Nadu Pollution Control Board, Corporate Office, Chennai– 32.

Encl: Annexure.

Copy to

✓ Dr. Anupkrishnan V.,
Flat 7173, Prestige Bella Vista, Mount Poornamallee Road,
Ayyappanthangal,
Chennai – 600 056.

S. Ragupathi
22/03/21
Public Information Officer

No. 76, MOUNT SALAI, GUINDY, CHENNAI - 600 032.

Telephone : 22353134 to 141, Fax : 044-22353068

Email : tnpceb-chn@gov.in Web : www.tnpceb.gov.in

ANNEXURE-8

CONSENT ORDER NO. 180417330601 DATED: 26/11/2018.

PROCEEDINGS NO.T2/TNPCB/F.1918SPR/RL/SPR/W/2018 DATED: 26/11/2018

SUB: Tamil Nadu Pollution Control Board –CONSENT TO OPERATE –After CTE -M/s. PRESTIGE ESTATES PROJECTS LIMITED - PRESTIGE BELLA VISTA-PHASE I , S.F.No. 1/1, 1/2, 2, 3/1, 3/2, 3/3, 5/1, 8/2A, 50/1A, 50/2, 50/3, 50/4, 51/1A(pt), 51/1B1, 51/1B3, 51/1C1, 51/1C3, 51/1D, 51/1E, 52/1, 52/2, 53, 54/1(pt), 35, 42/1, 42/2, 42/3A, 42/3B, 42/4, 42/5, 43/1, 43/2, 44/1A, 44/1B, 44/2, 44/3, 45/1A, 42/1B, 45/2, 45/3, 45/4A, 45/4B, 46/1, 46/2, 46/3, 47/1E, 48/1A, 48/1B, 48/2, 48/3, 48/4, 49/1, 49/2, 49/3, 50/1B, AYYAPPAN THANGAL village Sriperumbudur Taluk and Kancheepuram District - Consent for the operation of the plant and discharge of sewage and/or trade effluent under Section 25 of the Water (Prevention and Control of Pollution) Act, 1974 as amended in 1988 (Central Act 6 of 1974) – Issued- Reg.

REF: 1. CTE Proc. No. T11/TNPCB/F.18722/OL/SPR/W&A/2013 dated 28.06.2013
2. Unit's application for CTO dated 31.08.2018
3. IR.No : F.1918SPR/RL/AE (M)/SPR/2018 dated 14/11/2018
4. Minutes of 250th CCC meetig held on 15.11.2018 vide agenda item no. 250-22

CONSENT TO OPERATE is hereby granted under Section 25 of the Water (Prevention and Control of Pollution) Act, 1974 as amended in 1988 (Central Act, 6 of 1974) (hereinafter referred to as "The Act") and the rules and orders made there under to

VP - Business Operation,

M/s . PRESTIGE ESTATES PROJECTS LIMITED - PRESTIGE BELLA VISTA-PHASE I

S.F No.1/1, 1/2, 2, 3/1, 3/2, 3/3, 5/1, 8/2A, 50/1A, 50/2, 50/3, 50/4, 51/1A(pt), 51/1B1, 51/1B3, 51/1C1, 51/1C3, 51/1D, 51/1E, 52/1, 52/2, 53, 54/1(pt), 35, 42/1, 42/2, 42/3A, 42/3B, 42/4, 42/5, 43/1, 43/2, 44/1A, 44/1B, 44/2, 44/3, 45/1A, 42/1B, 45/2, 45/3, 45/4A, 45/4B, 46/1, 46/2, 46/3, 47/1E, 48/1A, 48/1B, 48/2, 48/3, 48/4, 49/1, 49/2, 49/3, 50/1B,

AYYAPPAN THANGAL Village,

Sriperumbudur Taluk,

Kancheepuram District.

Authorising the occupier to make discharge of sewage and /or trade effluent.

This is subject to the provisions of the Act, the rules and the orders made there under and the terms and conditions incorporated under the Special and General conditions stipulated in the Consent Order issued earlier and subject to the special conditions annexed.

This CONSENT is valid for the period ending March 31, 2020

**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**

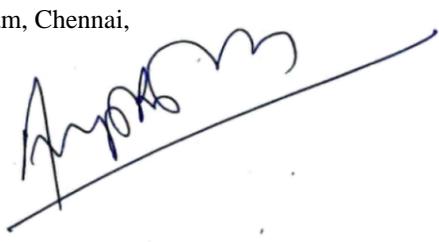
To

VP - Business Operation,

M/s.PRESTIGE ESTATES PROJECTS LIMITED - PRESTIGE BELLA VISTA-PHASE I,

No.471, Prestige Polygon, 13th Floor, Anna Salai, Nandanam, Chennai,

Pin: 600035



Copy to:

1. The Commissioner, KUNDRATHUR-Panchayat Union, Sriperumbudur Taluk, Kancheepuram District .
 2. The District Environmental Engineer, Tamil Nadu Pollution Control Board, SRIPERUMBUDUR.
 3. The JCEE-Monitoring, Tamil Nadu Pollution Control Board, Chennai.
 4. File
-

SPECIAL CONDITIONS

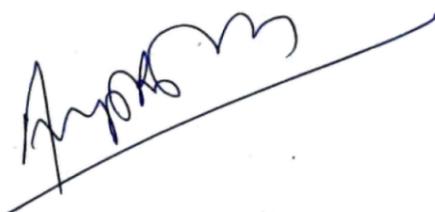
1. This consent to operate is valid for operating the facility for the manufacture of products (Col. 2) at the rate (Col. 3) mentioned below. Any change in the products and its quantity has to be brought to the notice of the Board and fresh consent has to be obtained.

Sl. No.	Description	Quantity	Unit
Product Details			
1.	Residential Building Complex "Prestige Bella Vista" Comprising of 25 Blocks in 17 Towers (Each tower having 2 basements, Ground plus 16 floors) with 2083 Dwelling units & 1 Block of Club House having Double Basement floor + Ground floor + 1 floor) with total builtup area (Phase -I)	338361	Sq.m

2. This consent to operate is valid for operating the facility with the below mentioned permitted outlets for the discharge of sewage/trade effluent. Any change in the outlets and the quantity has to be brought to the notice of the Board and fresh consent has to be obtained.

Outlet No.	Description of Outlet	Maximum daily discharge in KLD	Point of disposal
Effluent Type : Sewage			
1.	Sewage	829.0	376 KLD for flushing, 216 KLD for Gardening, 237 KLD to CMWSSB-Nesapakkam Decanting point
Effluent Type : Trade Effluent			
1.	Nil	0.0	Nil

3. The effluent discharge shall not contain constituents in excess of the tolerance Limits as laid down hereunder.

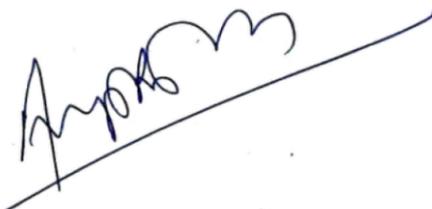


Sl. No.	Parameters	Unit	TOLERANCE LIMITS - OUTLETS -Nos			
			Sewage		Trade Effluent	
			3		Nil	
1.	pH		5.5 to 9			
2.	Temperature	oC	-			
3.	Particle size of Suspended solids	-	-			
4.	Total Suspended Solids	mg/l	30			
5.	Total Dissolved solids (inorganic)	mg/l	-			
6.	Oil & Grease	mg/l	-			
7.	Biochemical Oxygen Demand (3 days at 27oC)	mg/l	20			
8.	Chemical Oxygen Demand	mg/l	-			
9.	Chloride (as Cl)	mg/l	-			
10.	Sulphates (as SO4)	mg/l	-			
11.	Total Residual Chlorine	mg/l	-			
12.	Ammonical Nitrogen (as N)	mg/l	-			
13.	Total Kjeldahl Nitrogen (as N)	mg/l	-			
14.	Free Ammonia (as NH3)	mg/l	-			
15.	Arsenic (as As)	mg/l	-			
16.	Mercury (as Hg)	mg/l	-			
17.	Lead (as Pb)	mg/l	-			
18.	Cadmium(as Cd)	mg/l	-			
19.	Hexavalent Chromium (as Cr+6)	mg/l	-			
20.	Total Chromium (as Cr)	mg/l	-			
21.	Copper (as Cu)	mg/l	-			
22.	Zinc (as Zn)	mg/l	-			
23.	Selenium (as Se)	mg/l	-			
24.	Nickel (as Ni)	mg/l	-			
25.	Boron (as B)	mg/l	-			
26.	Percent Sodium	%	-			
27.	Residual Sodium Carbonate	mg/l	-			
28.	Cyanide (as CN)	mg/l	-			
29.	Fluoride (as F)	mg/l	-			
30.	Dissolved Phosphates(as P)	mg/l	-			
31.	Sulphide (as S)	mg/l	-			
32.	Pesticides	mg/l	-			
33.	Phenolic Compounds (as C6H5OH)	mg/l	-			
34.	Radioactive materials a) Alpha emitters	micro curie/ml	-			
35.	Radioactive materials b). Beta emitters	micro curie/ml	-			
36.	Fecal Coliform	MPN/100ml	-			

4. All units of the sewage and Trade effluent treatment plants shall be operated efficiently and continuously so as to achieve the standards prescribed in Sl No.3 above or to achieve the zero liquid discharge of effluent as applicable.

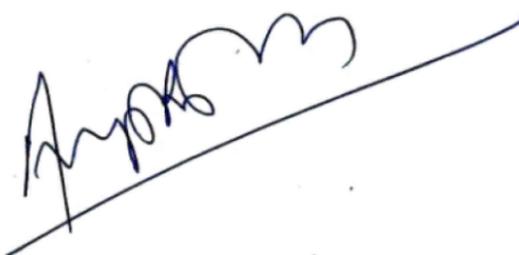
5. The occupier shall maintain the Electro Magnetic Flow Meters/water Meters installed at the inlet of the water supply connection for each of the purposes mentioned below for assessing the quantity of water used and ensuring that such meters are easily accessible for inspection and maintenance and for other purposes of the Act.
 - a. Industrial Cooling, Spraying in mine pits or boiler feed.
 - b. Domestic purpose.
 - c. Process.
6. The occupier shall maintain the Electro Magnetic Flow Meters with computer recording arrangement for measuring the quantity of effluent generated and treated for the monitoring purposes of the Act.
7. Log book for each of the unit operations of ETP have to be maintained to reflect the working condition of ETP along with the readings of the Electro Magnetic Flow Meters installed to assess effluent quantity and the same shall be furnished for verification of the Board officials during inspection.
8. The occupier shall at his own cost get the samples of effluent/surface water/ground water collected in and around the unit by Board officials and analyzed by the TNPC Board Laboratory periodically.
9. Any upset condition in any of the plants of the factory which is, likely to result in increased effluent discharge and result in violation of the standards mentioned in Sl. No.3 above shall be reported to the Member Secretary / Joint Chief Environmental Engineer-Monitoring and the concerned District/Assistant Environmental Engineer of the Board by e-mail immediately and subsequently by Post with full details of such upset condition.
10. The occupier shall always comply and carryout the order/directions issued by the Board in this Consent Order and from time to time without any negligence. The occupier shall be liable for action as per provisions of the Act in case of non compliance of any order/directions issued.
11. The occupier shall develop adequate width of green belt at the rate of 400 numbers of trees per Hectare.
12. The occupier shall provide and maintain rain water harvesting facilities.
13. The occupier shall ensure that there shall not be any discharge of effluent either treated or untreated into storm water drain at any point of time.
14. In the case of zero liquid discharge of effluent units, the occupier shall adhere the following conditions as laid under.
 - i). The occupier shall ensure zero liquid discharge of effluent, thereby no discharge of untreated / treated effluent on land or into any water bodies either inside or outside the premises at any point of time.
 - ii) The occupier shall operate and maintain the Zero liquid discharge treatment components comprising of Primary, Secondary and tertiary treatment systems at all times and ensure that the RO permeate/Evaporator condensate shall be recycled in the process and the final RO reject shall be disposed off with the reject management system ensuring zero liquid discharge of effluents in the premises.
 - iii) The occupier shall operate and maintain the reject management system effectively and recover the salt from the system which shall be reused in the process if reusable or shall be disposed off as ETP sludge.
 - iv) In case of failure to achieve zero discharge of effluents for any reason, the occupier shall stop its production and operations forthwith and shall be reported to the Member Secretary/Joint Chief Environmental Engineer-Monitoring and the concerned District/Assistant Environmental Engineer of the Board by e-mail immediately and subsequently by Post with full details of such upset condition.
 - v) The occupier shall restart the production only after ascertaining that the Zero discharge treatment system can perform effectively for achieving zero discharge of effluents.

Additional Conditions:



1. The unit shall adhere the conditions imposed in the Environmental clearance issued by SEIAA/TN/F-430/2011-1A.III GoI, MoEF (1A.III Division) dated 16.10.2012
2. The unit shall operate and maintain the Sewage Treatment Plant efficiently and continuously so as to bring the quality of the treated sewage to satisfy the standards prescribed by the Board.
3. The unit shall dispose the excess treated sewage into CMWSSB sewer network (Nesapakkam Decanting Point) after utilizing the treated sewage for toilet flushing & on land for gardening / green belt development.
4. The unit shall dispose the recyclable solid wastes generated from the unit to the authorized recyclers from time to time without accumulating the same within the premises.
5. The unit shall treat the Bio degradable waste in the organic waste converter and the compost shall be utilized as manure within the premises for green belt development.
6. The unit shall maintain rain water harvesting facility so as to increase the ground water recharge.
7. The unit shall not use 'use and throwaway plastics' such as plastic sheets used for food wrapping, spreading on dining table etc., plastic plates, plastic coated tea cups, plastic tumbler, water pouches and packets, plastic straw, plastic carry bag and plastic flags irrespective of thickness, within the industry premises. Instead it shall encourage use of eco friendly alternative such as banana leaf, areca nut palm plate, stainless steel, glass, porcelain plates/cups, cloth bag, Jute bag etc.,

**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**



GENERAL CONDITIONS

1. The occupier shall make an application along with the prescribed consent fee for grant of renewal of consent at least 60 days before the date of expiry of this Consent Order along with all the required particulars ensuring that there is no change in Production quantity and change in sewage/Trade effluent.
2. This Consent is issued by the Board in consideration of the particulars given in the application. Any change or alteration or deviation made in actual practice from the particulars furnished in the application will also be ground for review/variation/revocation of the Consent Order under Section 27 of the Act and to make such variation as deemed fit for the purpose of the Act.
3. The consent conditions imposed in this order shall continue in force until revoked under Section 27(2) of the Act.
4. After the issue of this order, all the 'Consent to Operate' orders issued previously under Water (Prevention and Control of Pollution) Act, 1974 as amended stands defunct.
5. The occupier shall maintain an Inspection Register in the factory so that the inspecting officer shall record the details of the observations and instructions issued to the unit at the time of inspection for adherence.
6. The occupier shall provide and maintain an alternate power supply along with separate energy meter for the Effluent Treatment Plant sufficient to ensure continuous operation of all pollution control equipments to maintain compliance.
7. The occupier shall provide all facilities to the Board officials for inspection and collection of samples in and around the factory at any time.
8. The occupier shall display the flow diagram of the sources of effluent generation and pollution control systems provided at the ETP site.
9. The solid waste such as sweepings, wastage, package, empty containers, residues, sludge including that from air pollution control equipments collected within the premises of the industrial plant shall be collected in an earmarked area and shall be disposed off properly.
10. The occupier shall collect, treat the solid wastes like food waste, green waste generated from the canteen and convert into organic compost.
11. The occupier shall segregate the Hazardous waste from other solid wastes and comply in accordance with Hazardous Wastes (Management, Handling and Transboundary Movement) Rules, 2008.
12. The occupier shall maintain good house-keeping within the factory premises.
13. All pipes, valves, sewers and drains shall be leak proof. Floor washings shall be admitted into the trade effluent collection system only and shall not be allowed to find their way in storm drains or open areas.
14. The occupier shall ensure that there shall not be any diversion or by-pass of trade effluent on land or into any water sources.
15. The occupier shall ensure that solar Evaporation pans shall be constructed in such a way that the bottom of the solar pan is at least 1 m above the Ground level (if applicable).
16. The occupier shall furnish the following returns in the prescribed formats to the concerned District office regularly.
 - a) Monthly water consumption returns of each of the purposes with water meter readings in Form-I on or before 5th of every month.
 - b) Yearly return on Hazardous wastes generated and accumulated for the period from 1st April to 31st March in Form-4 before the end of the subsequent 30th June of every year (if applicable).
 - c) Yearly Environmental Statement for the period from 1st April to 31st March in Form -V before the end of the subsequent 30th September of every year(if applicable).
17. If applicable, the occupier has to comply with the provisions of Public Liability Insurance Act, 1991 to provide immediate relief in the event of any hazard to human beings, other living creatures/plants and properties while handling and storage of hazardous substances.
18. The issuance of this consent does not authorize or approve the construction of any physical structures or facilities or the undertaking of any work in any natural watercourse or in Government Poromboke lands.
19. The issuance of this Consent does not convey any property right in either real personal property or any exclusive privileges, nor does it authorize any injury to private property or Government property or any invasion of personal rights nor any infringement of Central, State laws or regulation.

20. The occupier shall forth with keep the Board informed of any accident of unforeseen act or event of any poisonous, noxious or polluting matter or emissions are being discharged into stream or well or air as a result of such discharge, water or air is being polluted.
21. If due to any technological improvements or otherwise the Board is of opinion that all or any of the conditions referred to above requires variation (including the change of any treatment system, either in whole or in part) the Board shall, after giving the applicant an opportunity of being heard, vary all or any of such conditions and thereupon the applicant shall be bound to comply with the conditions as so varied.
22. In case there is any change in the constitution of the management, the occupier of the new management shall file fresh application under Water (Prevention and Control of Pollution) Act, 1974, as amended in Form-II alongwith relevant documents of change of management immediately and get the necessary amendment with renewal of consent order.
23. In case there is any change in the name of the company alone, the occupier shall inform the same with relevant documents immediately and get the necessary amendments for the change of name from the Board.
24. The occupier shall display this consent order granted to him in a prominent place for perusal of the inspecting Officers of this Board.

**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**

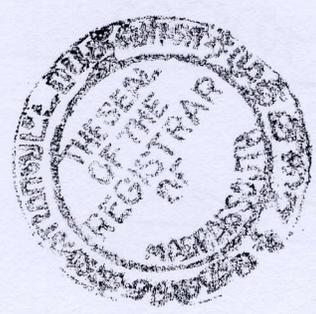
A handwritten signature in blue ink, appearing to be 'A. M. S.', is written over a horizontal line.

13092 / 2015
BYS

26 OCT 2015

Scanned

Checked



[Signature]

**:SREE:
:DEED OF SALE:**

THIS DEED OF SALE MADE AND EXECUTED ON THIS THE TWENTY FOURTH DAY OF AUGUST, YEAR TWO THOUSAND FIFTEEN (24/08/2015) AT CHENNAI CITY:

:BETWEEN:

M/s. ESTRA ENTERPRISES PRIVATE LIMITED,
(formerly known as M/s. Estra IT Park Private Limited),
A Company registered under the (Indian)
Companies Act,
Having its Registered Office at :
No. 37, TTK Road,
Alwarpet,
CHENNAI - 600 018.

PAN - AABCE 6928 K
Represented herein by its
Power of Attorney Holder :

M/s. PRESTIGE ESTATES PROJECTS LTD.,
A Company incorporated under the Companies Act,
Having its Registered Office at :
"The Falcon House",
No. 1, Main Guard Cross Road,
BANGALORE - 560 001.

Represented by its Authorised Signatory &
Head – Business Operations (Tamil Nadu):
Mr. STEPHEN DANIEL.
PAN - AAVPS 8976 Q

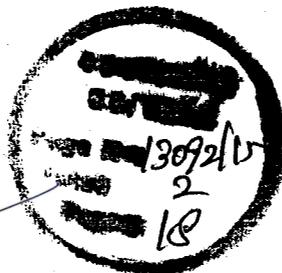
Hereinafter referred to as the "**VENDORS**"

(which expression wherever it so requires shall mean and include its successors-in-interest and assigns) **OF THE FIRST PART;**

For PRESTIGE ESTATES PROJECTS LTD.

[Handwritten signature]

[Handwritten signature]



[Handwritten signature]

Authorised Signatory

:AND:

- 1) **Dr. ANUPKRISHNAN. V.,**
Aged about 51 years,
Son of Mr. K. Viswanathamenon,
PAN – ADGPA 4684 D
- 2) **Mrs. DEEPA ANUPKRISHNAN,**
Aged about 41 years,
Wife of Dr. Anupkrishnan. V.,
PAN – BAHPA 5521 L

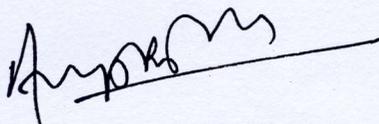
Both at:
Flat No.1B,
Nutech Shreya,
8th Cross Street,
Shenoy Nagar,
CHENNAI – 600 030.

Hereinafter referred to as the **“PURCHASERS”**

(which expression shall wherever the context so requires or admits, mean and include all their respective heirs, legal representatives, executors, administrators and assigns) **OF THE OTHER PART;**

WITNESSETH:

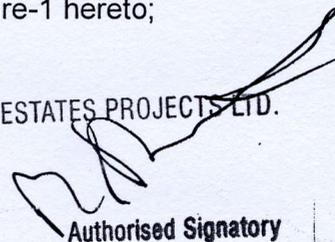
WHEREAS the immovable property totally admeasuring an extent of 25.18 Acres and situated in Sy.Nos.1/1, 1/2, 2, 3/1, 3/2, 3/3, 5/1, 8/2A, 50/1A, 50/2, 50/3, 50/4, 51/1A (Part), 51/1B1, 51/1B3, 51/1C1, 51/1C3, 51/1D, 51/1E, 52/1, 52/2, 53, 54/1 (Part), 35, 42/1, 42/2, 42/3A, 42/3B, 42/4, 42/5, 43/1, 43/2, 44/1A, 44/1B, 44/2, 44/3, 45/1A, 45/1B, 45/2, 45/3, 45/4A, 45/4B, 46/1, 46/2, 46/3, 47/1E, 48/1A, 48/1B, 48/2, 48/3, 48/4, 49/1, 49/2, 49/3 and 50/1B on Mount Poonamallee Road, Ayyappanthangal Village, Sriperumbudur Taluk, Kancheepuram District, Tamil Nadu, is morefully described in the Schedule 'A' hereunder written and hereinafter referred to as the "SCHEDULE 'A' PROPERTY", which was purchased by M/s.Estra IT Park Private Limited in terms of several Sale Deeds detailed in Annexure-1 hereto;







FOR PRESTIGE ESTATES PROJECTS LTD.


Authorised Signatory

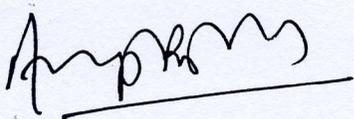


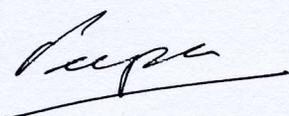
WHEREAS M/s.Estra IT Park Private Limited are presently known as M/s.Estra Enterprises Private Limited, the Vendors herein as evidenced by a fresh Certificate of Incorporation issued consequent on change of name on 25/03/2014 by the Registrar of Companies, Tamil Nadu, Chennai, Andaman and Nicobar Islands.

WHEREAS eversince the purchase of the aforesaid lands, the Vendors herein are in absolute and uninterrupted possession and enjoyment of the Schedule 'A' Property and in confirmation of its possession with respect to the aforesaid land, the Tahasildar, Head Quarters, Sriperumbathur Taluk has issued Patta bearing No.430 & 825 with respect to lands described in Schedule 'A' herein favouring the Vendors.

WHEREAS the Vendors, being desirous of getting the Schedule 'A' Property developed into residential apartment buildings, entered into a Joint Development Agreement dated 15/07/2010 with M/s. Prestige Estates Projects Ltd., (Hereinafter referred to as the 'Developer');

WHEREAS the Developer in terms of the aforesaid Joint Development Agreement agreed to develop the Schedule 'A' Property into residential apartment buildings by obtaining all sanctions, no objection certificates, permissions, approvals and licenses from the concerned authorities and deliver to the Vendors, after construction, 40% of the Total Developed Area including the saleable super built up area in the form of residential apartments; and the Vendors, in consideration thereof, agreed to transfer and convey in favour of the Developer and/or their nominees 60% undivided share, right, title and interest in the land comprising the Schedule 'A' Property, in order to enable the Developer and/or their nominees to hold, own and possess the remaining 60% of the Total Developed Area including the saleable super built up area in the form of residential apartments;







For PRESTIGE ESTATES PROJECTS LTD

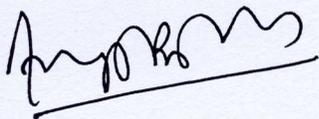

 Authorised Signatory



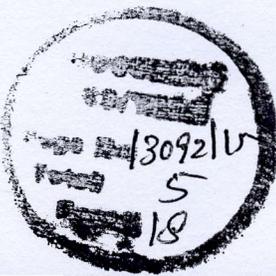
WHEREAS pursuant to the above, the Developer has obtained the necessary permissions, no objection certificates for development of the Schedule 'A' Property into high rise apartment building/s and the Chennai Metropolitan Development Authority (CMDA) has approved the Development Plan vide Planning Permit No.7115 (C/PP/MSB-IT/38A to AC/2012) dated 13/02/2013 and the Developer has obtained all other sanctions and licenses from the statutory authorities for construction of residential apartment building/s on the Schedule 'A' Property;

WHEREAS the Vendors and the Developer have agreed to name the development on the Schedule 'A' Property as "**PRESTIGE BELLA VISTA**" and also have mutually agreed and identified the apartments/built-up areas falling to their respective shares by entering into an Area Sharing Agreement dated 03/03/2012. In terms of the said Joint Development Agreement and the Area Sharing Agreement, the Developer is entitled to dispose of the apartments/built-up areas falling to its share together with proportionate undivided share of land in Schedule 'A' Property; and the Vendors had empowered the Developer to sell the Developer's share of built-up area and the proportionate undivided share of land vide Power of Attorney dated 15/07/2010, registered on 17/08/2010 as Document No.1286/2010 in Book-IV in the Office of the Joint Sub-Registrar-I, Chennai South and realize the sale consideration thereof in their own name;

WHEREAS the Developer and Vendors have formulated a scheme of ownership of apartments in "**PRESTIGE BELLA VISTA**" being developed on the Schedule 'A' Property, in terms of which any person desirous of owning an apartment in "**PRESTIGE BELLA VISTA**" is required to purchase from the Vendors, the proportionate undivided interest in the Schedule 'A' Property to derive a right to get constructed the corresponding apartment in "**PRESTIGE BELLA VISTA**" selected by the purchaser exclusively through the Developer, for which purpose the purchaser has to enter into a Construction Agreement with the Developer. In the overall scheme, each of the owners of the apartments in "**PRESTIGE BELLA VISTA**" will







For PRESTIGE ESTATES PROJECTS LTD.


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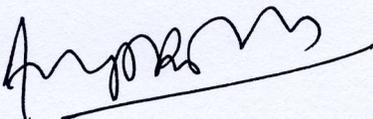


be proportionately holding undivided ownership right, title and interest in the Schedule 'A' Property, absolute ownership over the apartment got constructed, common joint ownership over all the common areas and facilities and the right to use the car parking space in the basement/surface level in the development; and the scheme as stated above forms the basis of the sale and the Vendors and Developer have, based on the proposed construction, worked out the proportion of undivided share to be sold/transferred;

WHEREAS the Schedule 'A' Property is free from all encumbrances, charges, litigations, attachment before or after judgment, tenancy or other claims and that Vendors' title to the Schedule 'A' Property is clear, valid and marketable and there are no impediments/restrictions to develop the Schedule 'A' Property and/or to sell the same;

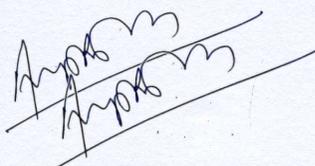
WHEREAS Purchasers herein, after having scrutinised the title deeds of the Schedule 'A' Property and approvals taken by the Developer for construction of the apartment building and being fully satisfied with the same, was/were desirous of owning an apartment in "PRESTIGE BELLA VISTA" residential development (allotted to the share of the Developer) and had joined the scheme of ownership of apartments in "PRESTIGE BELLA VISTA" recited above and had entered into a Construction Agreement dated 26/03/2013 with the Developer for construction of an apartment in "PRESTIGE BELLA VISTA" residential development.

WHEREAS at the request of the Purchasers herein, the Developer has constructed a residential apartment in Fifteenth Floor bearing Apartment No.7173 with a built up area of 2474 Sq. Ft., over the land described in Schedule 'B' hereunder and the Purchasers have paid the cost of construction of the above apartment, in terms of the said Construction Agreement.

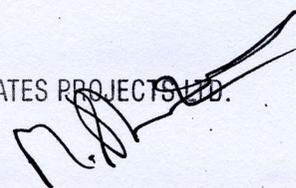








For PRESTIGE ESTATES PROJECTS LTD.



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WHEREAS the parties have discharged their respective obligations towards each other including payment of agreed sale consideration and cost of construction, and the Purchasers have called upon the Vendors to convey undivided share of land agreed to be purchased and more fully described as the Schedule 'B' Property, free from all encumbrances, charges and claims of whatsoever nature. The Vendors have come forward to execute this Sale Deed to convey the Schedule 'B' Property in favour of the Purchasers on the terms and conditions mentioned hereinafter;

NOW THIS DEED OF SALE WITNESSETH AS FOLLOWS:

1) That in consideration of the foregoing representations, assurances and indemnities and in consideration of payment of a sum of **Rs.32,05,500/- (Rupees Thirty Two Lakhs Five Thousand Five Hundred Only)** paid by the Purchasers to the power agent of the Vendors, the receipt of which sum the Vendors hereby admit and acknowledge and release the Purchasers from any further payment thereof, the Vendors do hereby grant, convey, sell and assign unto the Purchasers as and by way of absolute sale, free from all encumbrances, all that property morefully described in the Schedule 'B' hereunder i.e., Schedule 'B' Property, together with all rights, title, interest, claims, demands, properties, whatsoever belonging to the Vendors in and upon the said property, together with all easements, liberties, advantages, privileges and appurtenants belonging to or usually held or enjoyed therewith in and upon the said property and every part thereof to have and to hold the same absolutely and forever unto the Purchasers herein with full rights of ownership, possession and enjoyment.

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For PRESTIGE ESTATES PROJECTS LTD.

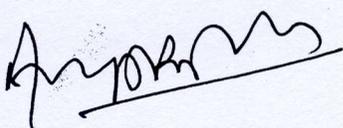
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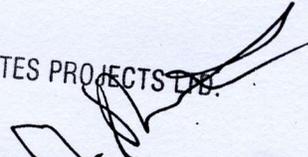
- 2) The Vendors hereby undertake and covenant with the Purchasers that :
- a) The Schedule 'B' Property hereby conveyed is unencumbered and free from any mortgage, charge, lien, litigation, claims or demands, in, upon or over the same, or any part thereof, either by way of sale, exchange, mortgage, trust, lease, tenancy, sub-tenancy, leave and license, inheritance or in any manner whatsoever and that the same is not subject matter of any suit or proceedings and that the same has not been offered in as security or otherwise to any court or revenue authority;
 - b) The Vendors have duly complied with and observed all the local, government, semi-government and other applicable rules, regulations and bye-laws till date and, further, that all applicable taxes, cess, land revenue, urban land tax, rates, levies, dues, out-goings and monies, payable by the Vendors to the relevant authorities upto and including this day have been duly paid and satisfied in full, in respect of the Schedule 'B' Property;
 - c) The Vendors hereby further declare that no notice has been received by the Vendors under Section 13 of the Securitisation and Reconstitution of Financial Assets and Enforcement of Security Interest Act from any secured creditor in respect of the Schedule 'B' Property;
- 3) The Vendors assure the Purchasers and declare that there is no will, trust, covenant, document, act or order of any person(s) or authority (ies), acquisition proceedings, preventing or prohibiting the Vendors from selling, transferring and conveying the Schedule 'B' Property to the Purchasers, as herein contained and agree to indemnify and keep indemnified the Purchasers against all or any claim(s) that may arise in future in this respect.







For PRESTIGE ESTATES PROJECTS P.B.


Authorised Signatory



4) The Vendors hereby affirm that the Vendors have not done or omitted to do or suffered any act, deed or thing whereby the Schedule 'B' Property is encumbered or its title is adversely affected in any manner whatsoever and the Vendors are prevented from transferring or conveying the Schedule 'B' Property to the Purchasers absolutely as herein contained.

5) The Vendors agree to indemnify the Purchasers from any loss, damage, or expense caused to the Purchasers or sustained or incurred by the Purchasers or which the Purchasers are put to by reason of the defect in title of the Vendors to the Schedule 'B' Property hereby conveyed or by anything done or suffered to be done by the Vendors.

6) The Vendors shall, at all times and from time to time do or cause to be done all such further acts, deeds, matters or things and execute or cause to be executed all further documents and writings as may be necessary and expedient in the opinion of the Purchasers for absolutely and effectively transferring and assuring unto the Purchasers the title of the Schedule 'B' Property, at the cost of the Purchasers.

7) The Vendors have this day delivered and put the Purchasers in constructive possession of the Schedule 'B' Property and the Purchasers shall hereafter hold, possess and own the same without any let, claim or hindrance from any person claiming through or under the Vendors. The Schedule 'B' Property is an undivided impartible share in land in the Schedule 'A' Property.

8) The Purchasers hereby covenant that they shall not be entitled to claim partition or separate possession of the Schedule 'B' Property and the Purchaser unconditionally agrees to own the Schedule 'B' Property always in the undivided form alongwith the other purchasers who have similarly purchased undivided share in the Schedule 'A' Property. The Purchasers herein shall be fully bound by the terms and

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For PRESTIGE ESTATES PROJECTS LTD.

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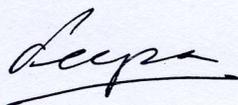
conditions of the Construction agreement which the Purchasers have entered into with the Vendors/Developer and this Deed of Sale and the Construction agreement shall constitute the documents title of Schedule 'B' Property and all of them shall be fully binding on the Purchasers, without any limitations. The Purchasers hereby declare and confirm that the Purchasers have/shall have no claim whatsoever nature against the Vendors and/or the Developer and hereby fully and completely discharge the Vendors and the Developer from their obligations under the aforementioned Agreements.

9) The Purchasers shall hereafter pay and discharge all costs, charges, outgoing, taxes, levies etc., in respect of the Schedule 'B' Property as its absolute owner.

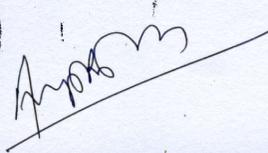
10) The Purchasers agree to own and enjoy Schedule 'B' Property in common with other owners or purchasers of undivided shares in Schedule 'A' Property and shall be entitled to all such rights described in the Construction Agreement; and the Purchasers shall be liable to comply with and adhere to the restrictions and obligations imposed on the Purchasers as detailed therein. The rights and obligations so detailed are common to all owners of the Schedule 'A' Property. The Vendors however shall be entitled to confer additional benefits and rights to specific purchasers at their discretion in respect of which the Purchasers have no objection.

11) Though for the purposes of identification and ease, the Schedule 'A' Property is described to be within the boundaries mentioned in the Schedule 'A' herein below, the same includes parks, open spaces and civic amenities sites open space reservations (OSR) and road widening margin and as per Rules for approval of Development Plan and building construction plans, the Vendors have gifted/ relinquished the OSR area and road widening margin in favour of CMDA and hence the area of Schedule 'B' Property is calculated after deducting from the Schedule 'A' Property land portions earmarked for OSR and road widening, gifted/

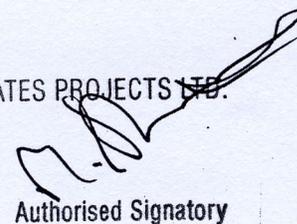








For PRESTIGE ESTATES PROJECTS LTD.


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relinquished in favour of the CMDA. The buyers of undivided shares in Schedule 'A' Property shall retain all said areas relinquished in favour of CMDA without changing/altering their nature or usage. The Purchasers specifically acknowledge that the Vendors/Developer shall be entitled to allot exclusive car parking rights at the Ground/Surface Level in the set backs left open after construction of apartment blocks to the purchasers of the apartments and the Purchasers herein shall not have any right to object to such allotment or raise any claim/objections in relation thereto.

12) The parks, open spaces and civic amenity sites earmarked in the Development Plan approved by CMDA shall be kept free from obstructions and constructions at all times and always be kept as parks, open space and civic amenity sites. All other open spaces other than those mentioned above shall also be maintained as open spaces.

13) The Purchasers further covenant to use and enjoy all other common areas and amenities such as internal roads/driveways, common electrical lines and lighting, water lines, sewers, drains, pipes, pavements, etc., in the Schedule 'A' Property in common with other buyers. The Purchasers shall not place objects/things/articles which hinder free use of any of these common amenities.

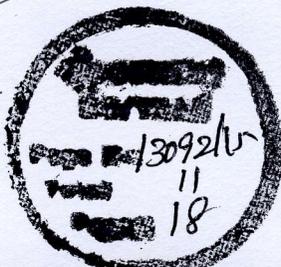
14) The land belonging to CMWSSB in Sy.Nos.51/1B2 and 51/1C2 in Ayyappanthangal Village has been permitted to be used by the Vendors/ Developer by CMWSSB without putting up any constructions thereon and without disturbing waterline underneath the ground, to reach/connect the portions of the Schedule 'A' Property on its either side vide its Letter dated 30/03/2012. The Purchasers shall be bound by the conditions in the said letter and the annual fee payable to CMWSSB shall be shared by all owners of the Schedule 'A' Property.

15) The Purchasers have borne and paid the stamp duty, registration fee payable on this Deed of Sale.

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For PRESTIGE ESTATES PROJECTS LTD.

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:SCHEDULE 'A':

All that piece and parcel of immovable property totally admeasuring an extent of 25.18 Acres and comprised in Sy.Nos.1/1, 1/2, 2, 3/1, 3/2, 3/3, 5/1, 8/2A, 50/1A, 50/2, 50/3, 50/4, 51/1A (Part), 51/1B1, 51/1B3, 51/1C1, 51/1C3, 51/1D, 51/1E, 52/1, 52/2, 53, 54/1 (Part), 35, 42/1, 42/2, 42/3A, 42/3B, 42/4, 42/5, 43/1, 43/2, 44/1A, 44/1B, 44/2, 44/3, 45/1A, 45/1B, 45/2, 45/3, 45/4A, 45/4B, 46/1, 46/2, 46/3, 47/1E, 48/1A, 48/1B, 48/2, 48/3, 48/4, 49/1, 49/2, 49/3 and 50/1B on Mount Poonamallee Road, Ayyappanthangal Village, Sriperumbudur Taluk, Kancheepuram District, Tamil Nadu, situated within the Registration District of South Chennai and Sub-Registration District of Joint-1, Saidapet and bounded by:

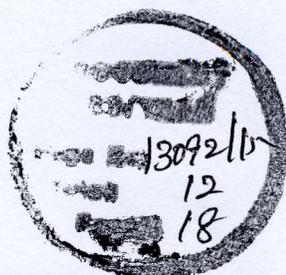
East : Road and Private Properties;
 West : Private Properties;
 North : Road and Private Properties;
 South : Road and Private Properties.

Details of Property – Survey Numbers and Extents:

Sl.No.	Sy. Nos.	Extent (Acres)
1	1/1	0.99
2	1/2	0.96
3	2	0.44
4	3/1	0.87
5	3/2	0.65
6	3/3	0.18
7	5/1	0.30
8	8/2A	0.31
9	50/1A	0.37
10	50/2	0.44
11	50/3	0.45
12	50/4	0.40
13	51/1A(PT)	1.17
14	51/1B1	0.0124
15	51/1B3	0.7150
16	51/1C1	0.0124
17	51/1C3	0.68
18	51/1D	0.91
19	51/1E	1.00
20	52/1	0.33
21	52/2	0.62
22	53	0.98
23	54/1 (Pt)	0.60
24	35	0.92
25	42/1	0.49
26	42/2	0.62
27	42/3A	0.11
28	42/3B	0.07

Sl.No.	Sy. Nos.	Extent (Acres)
29	42/4	0.17
30	42/5	0.33
31	43/1	0.69
32	43/2	0.71
33	44/1A	0.20
34	44/1B	0.17
35	44/2	0.43
36	44/3	0.83
37	45/1A	0.25
38	45/1B	0.11
39	45/2	0.20
40	45/3	0.21
41	45/4A	0.68
42	45/4B	0.03
43	46/1	0.35
44	46/2	0.28
45	46/3	0.38
46	47/1E	0.47
47	48/1A	0.20
48	48/1B	0.19
49	48/2	0.35
50	48/3	0.36
51	48/4	1.10
52	49/1	0.05
53	49/2	0.37
54	49/3	0.45
55	50/1B	0.02
	Total	25.18

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For PRESTIGE ESTATES PROJECTS LTD

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 Authorised Signatory

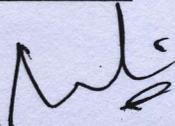
:SCHEDULE 'B':
(Description of the Property hereby sold)

641.1 Sq. Ft., Undivided right, title and interest and ownership in Schedule 'A' Property.

The market value of the Schedule 'B' Property is Rs.32,05,500/- (Rupees Thirty Two Lakhs Five Thousand Five Hundred Only).

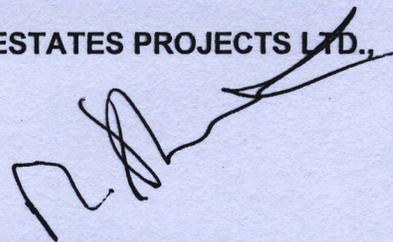
IN WITNESS WHEREOF, THE PARTIES HAVE SIGNED AND EXECUTED THIS DEED OF SALE ON THE DAY, MONTH AND YEAR FIRST ABOVE WRITTEN.

WITNESSES:

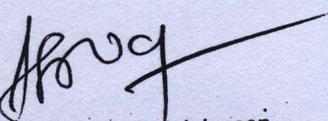
1) 

J. ROBERT S/o. JOHN KENNEDY
61, Ormes Road, Kilpauk, Chennai-600 010.

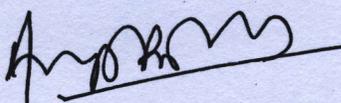
for M/s. PRESTIGE ESTATES PROJECTS LTD.,

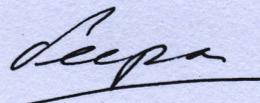


Authorised Signatory &
Head-Business Operations (Tamil Nadu)
General Power of Attorney Holder for
VENDORS.

2) 

A.S. Nagarajan S/o. C. Srinivasan
No 47/ Anna Salai, Nandanam, Chennai - 35

1) 

2) 

PURCHASERS.

Drafted by:



D. GOPINATH
ADVOCATE
No.115, Law Chambers,
High Court Buildings, Chennai - 104.



ANNEXURE-1

- 1) Deed of Sale dated 24/01/2007, registered as Document No.801 of 2007 in the Office of the District Registrar, Madras-South, in respect of an extent of 2.14 Acres in Sy.Nos.42/3B, 42/4, 42/5, 43/1, 43/2 and 44/1B of Ayyappanthal Village;
- 2) Deed of Sale dated 24/01/2007, registered as Document No.802 of 2007 in the Office of the District Registrar, Madras-South, in respect of an extent of 2.14 Acres in Sy.Nos.45/1A, 45/2, 45/3, 46/1, 46/2, 46/3 and 47/1E of Ayyappanthal Village;
- 3) Deed of Sale dated 24/01/2007, registered as Document No.803 of 2007 in the Office of the District Registrar, Madras-South, in respect of an extent of 2.14 Acres in Sy.Nos.44/1A, 44/2, 44/3 and 45/4A of Ayyappanthal Village;
- 4) Deed of Sale dated 24/01/2007, registered as Document No.804 of 2007 in the Office of the District Registrar, Madras-South, in respect of an extent of 2.14 Acres in Sy.Nos.45/1B, 45/4B, 48/1B, 48/2, 48/3 and 48/4 of Ayyappanthal Village;
- 5) Deed of Sale dated 12/03/2007, registered as Document No.2381 of 2007 in the Office of the District Registrar, Madras-South, in respect of an extent of 13.39 Acres in Sy.Nos.1/1, 1/2, 2, 3/1, 3/2, 3/3, 5/1, 8/2A, 50/1A, 50/2, 50/3, 50/4, 51/1A (Part), 51/1B1, 51/1B3, 51/1C1, 51/1C3, 51/1D, 51/1E, 52/1, 52/2, 53 and 54/1 (Part) of Ayyappanthal Village;
- 6) Deed of Sale dated 12/03/2007, registered as Document No.2382 of 2007 in the Office of the District Registrar, Madras-South, in respect of an extent of 0.02 Acres in Sy.No.50/1B of Ayyappanthal Village;
- 7) Deed of Sale dated 09/04/2007, registered as Document No.3227 of 2007 in the Office of the District Registrar, Madras-South, in respect of an extent of 2.29 Acres in Sy.Nos.48/1A, 49/1, 49/2, 49/3, 42/1, 42/2 and 42/3A of Ayyappanthal Village;
- 8) Deed of Sale dated 09/04/2007, registered as Document No.3228 of 2007 in the Office of the District Registrar, Madras-South, in respect of an extent of 0.92 Acres in Sy.No.35 of Ayyappanthal Village.

for M/s. PRESTIGE ESTATES PROJECTS LTD.,

Authorised Signatory &
Head – Business Operations (Tamil Nadu)
General Power of Attorney Holder for
VENDORS.

1)

2)

PURCHASERS.



13092/2015/BK1

Presented in the Office of SUBREGISTRAR of Chennai South Joint I and fee of Rs. 32295 paid between hours of 2pm and 3pm on 26/10/2015 by

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[Handwritten Signature]
9447527579

Additions As per the recitals of the document

Execution Admitted by

1 Left Thumb




[Handwritten Signature]

Additions As per the recitals of the document

9790938330

Claim Admitted by

1 Left Thumb




[Handwritten Signature]

Additions As per the recitals of the document



[Handwritten Signature]

Claim Admitted by

1 Left Thumb



[Handwritten Signature]

Additions As per the recitals of the document

9789913904

Identified by

1

[Handwritten Signature]

Name : ROBERT

S/o

J. ROBERT S/o. JOHN KENNEDY
61. Ormes Road, Kilpauk, Chennai-600 010

2

[Handwritten Signature]

Name : NAGARAJ

S/o

A.S. Nagarajan S/o. C. Srinivasan
No. 471, Anna Salai, Nandanam, Chennai - 35

26th day of October 2015

[Handwritten Signature]
SUBREGISTRAR
Joint Sub Registrar
Saidapet
South Chennai

Chennai South Joint I

Registered as No 13092 of 2015 of Book I

Date : 26/10/2015

[Handwritten Signature]
SUBREGISTRAR
Chennai South Joint

Joint Sub Registrar
Saidapet
South Chennai



[Handwritten Signature]

India Driving Licence (Tamilnadu)
Form 7

DOI 09/01/1976

D.L.No : TN01 19760000118
Name : YUNUS SAIT
S/D W of : ABDULSHUKURSAIT
Address :
NO 37 BARNABY ROAD
KILPAUK
CHENNAI 600010
Temp. Add:

D.O.B. : 25/12/1950 B.G. :

Penishments:




For PRESTIGE ESTATES PROJECTS LTD

[Signature]
Authorised Signatory

End.No. : TN01 /DLA/0004087/2012 14/11/2012 11:29:46 AM
Licensed to drive throughout India, vehicles of the following descriptions
M/C/V/C/L W/G 09/01/1976 TN01 LMV 01/06/1977 TN01

Non-Transport Vch. Valid upto 31/10/2017

[Signature]
Signature of the Holder

[Signature]
Asst. Licencing Officer
RTO, CHENNAI - CENTRAL

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நிரந்தர கணக்கு எண் / PERMANENT ACCOUNT NUMBER

ADGPA4684D



பெயர் / NAME

ANUPKRISHNAN

பி.பெயர் / FATHER'S NAME

KEZHAI DATHU VISWANATHAMENON

பிறந்த தேதி / DATE OF BIRTH

01-06-1964

கையொப்பம் / SIGNATURE

Anup

வருமானவரி இ.கையாள், கோயம்புத்தூர்
Commissioner of Income-tax, Coimbatore



Anup

Deepa

Anup

For PRESTIGE ESTATES PROJECTS LTD.

[Signature]
Authorized Signatory



ANNEXURE-10

CONSENT ORDER NO. 180427330601 DATED: 26/11/2018.

PROCEEDINGS NO.T2/TNPCB/F.1918SPR/RL//SPR/A/2018 DATED: 26/11/2018

SUB: Tamil Nadu Pollution Control Board –CONSENT TO OPERATE –After CTE -M/s. PRESTIGE ESTATES PROJECTS LIMITED - PRESTIGE BELLA VISTA-PHASE I , S.F.No. 1/1, 1/2, 2, 3/1, 3/2, 3/3, 5/1, 8/2A, 50/1A, 50/2, 50/3, 50/4, 51/1A(pt), 51/1B1, 51/1B3, 51/1C1, 51/1C3, 51/1D, 51/1E, 52/1, 52/2, 53, 54/1(pt), 35, 42/1, 42/2, 42/3A, 42/3B, 42/4, 42/5, 43/1, 43/2, 44/1A, 44/1B, 44/2, 44/3, 45/1A, 42/1B, 45/2, 45/3, 45/4A, 45/4B, 46/1, 46/2, 46/3, 47/1E, 48/1A, 48/1B, 48/2, 48/3, 48/4, 49/1, 49/2, 49/3, 50/1B, AYYAPPAN THANGAL village Sriperumbudur Taluk and Kancheepuram District - Consent for operation of the plant and discharge of emissions under Section 21 of the Air (Prevention and Control of Pollution) Act, 1981 as amended in 1987 (Central Act 14 of 1981) –Issued- Reg.

REF: 1. CTE Proc. No. T11/TNPCB/F.18722/OL/SPR/W&A/2013 dated 28.06.2013
2. Unit's application for CTO dated 31.08.2018
3. IR.No : F.1918SPR/RL/AE (M)/SPR/2018 dated 14/11/2018
4. Minutes of 250th CCC meetig held on 15.11.2018 vide agenda item no. 250-22

CONSENT TO OPERATE is hereby granted under Section 21 of the Air (Prevention and Control of Pollution) Act, 1981 as amended in 1987 (Central Act 14 of 1981) (hereinafter referred to as “The Act”) and the rules and orders made there under to

VP - Business Operation,

M/s . PRESTIGE ESTATES PROJECTS LIMITED - PRESTIGE BELLA VISTA-PHASE I,

S.F No.1/1, 1/2, 2, 3/1, 3/2, 3/3, 5/1, 8/2A, 50/1A, 50/2, 50/3, 50/4, 51/1A(pt), 51/1B1, 51/1B3, 51/1C1, 51/1C3, 51/1D, 51/1E, 52/1, 52/2, 53, 54/1(pt), 35, 42/1, 42/2, 42/3A, 42/3B, 42/4, 42/5, 43/1, 43/2, 44/1A, 44/1B, 44/2, 44/3, 45/1A, 42/1B, 45/2, 45/3, 45/4A, 45/4B, 46/1, 46/2, 46/3, 47/1E, 48/1A, 48/1B, 48/2, 48/3, 48/4, 49/1, 49/2, 49/3, 50/1B,

AYYAPPAN THANGAL Village,

Sriperumbudur Taluk,

Kancheepuram District.

Authorizing the occupier to operate the industrial plant in the Air Pollution Control Area as notified by the Government and to make discharge of emission from the stacks/chimneys.

This is subject to the provisions of the Act, the rules and the orders made there under and the terms and conditions incorporated under the Special and General conditions stipulated in the Consent Order issued earlier and subject to the special conditions annexed.

This CONSENT is valid for the period ending March 31, 2020

**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**

To

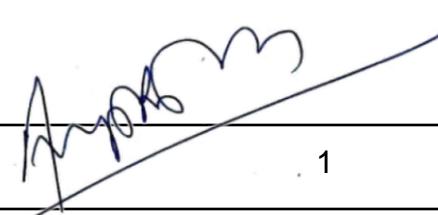
VP - Business Operation,

M/s.PRESTIGE ESTATES PROJECTS LIMITED - PRESTIGE BELLA VISTA-PHASE I,

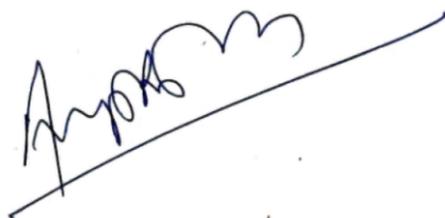
No.471, Prestige Polygon, 13th Floor, Anna Salai, Nandanam, Chennai,

Pin: 600035

Copy to:



1. The Commissioner, KUNDRATHUR-Panchayat Union, Sriperumbudur Taluk, Kancheepuram District .
2. The District Environmental Engineer, Tamil Nadu Pollution Control Board, SRIPERUMBUDUR.
3. The JCEE-Monitoring, Tamil Nadu Pollution Control Board, Chennai.
4. File

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SPECIAL CONDITIONS

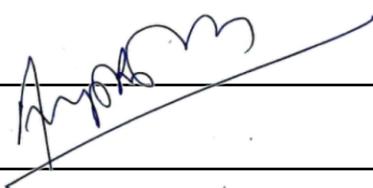
1. This consent to operate is valid for operating the facility for the manufacture of products (Col. 2) at the rate (Col. 3) mentioned below. Any change in the products and its quantity has to be brought to the notice of the Board and fresh consent has to be obtained.

Sl. No.	Description	Quantity	Unit
Product Details			
1.	Residential Building Complex "Prestige Bella Vista" Comprising of 25 Blocks in 17 Towers (Each tower having 2 basements, Ground plus 16 floors) with 2083 Dwelling units & 1 Block of Club House having Double Basement floor + Ground floor + 1 floor) with total builtup area (Phase -I)	338361	Sq.m

2. This consent to operate is valid for operating the facility with the below mentioned emission/noise sources along with the control measures and/or stack. Any change in the emission source/control measures/change in stack height has to be brought to the notice of the Board and fresh consent/Amendment has to be obtained.



I Point source emission with stack :				
Stack No.	Point Emission Source	Air pollution Control measures	Stack height from Ground Level in m	Gaseous Discharge in Nm³/hr
1	DG Set 725 KVA	Acoustic enclosures with stack	53	-
2	DG Set 725 KVA	Acoustic enclosures with stack	53	-
3	DG Set 725 KVA	Acoustic enclosures with stack	53	-
4	DG Set 600 KVA	Acoustic enclosures with stack	53	-
5	DG Set 600 KVA	Acoustic enclosures with stack	53	-
6	DG Set 725 KVA	Acoustic enclosures with stack	53	-
7	DG Set 725 KVA	Acoustic enclosures with stack	53	-
8	DG Set 725 KVA	Acoustic enclosures with stack	53	-
9	DG Set 725 KVA	Wet scrubber with stack	53	-
10	DG Set 500 KVA	Acoustic enclosures with stack	53	-
11	DG Set 500 KVA	Acoustic enclosures with stack	53	-
12	DG Set 500 KVA	Acoustic enclosures with stack	53	-
13	DG Set 725 KVA	Acoustic enclosures with stack	53	-
14	DG Set 725 KVA	Acoustic enclosures with stack	53	-
15	DG Set 725 KVA	Acoustic enclosures with stack	53	-
16	DG Set 600 KVA	Acoustic enclosures with stack	53	-
17	DG Set 600 KVA	Acoustic enclosures with stack	53	-



18	DG Set 600 KVA	Acoustic enclosures with stack	53	-
19	DG Set 500 KVA	Acoustic enclosures with stack	53	-
20	DG Set 500 KVA	Acoustic enclosures with stack	53	-
II	Fugitive/Noise emission :			
Sl. No.	Fugitive or Noise Emission sources	Type of emission	Control measures	
1.	DG Sets	Noise	Acoustic Enclosure	

3(a). The emission shall not contain constituents in excess of the tolerance limits as laid down hereunder :

Sl.	Parameter	Unit	Tolerance limits	Stacks
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Annexure enclosed if applicable. :-

3.(b) The Ambient Air in the industrial plant area shall not contain constituents in excess of the tolerance limits prescribed below.

Sl. No.	Pollutant	Time Weighted Average	Unit	Tolerance Limits	
				Industrial, Residential, Rural and other area	Ecologically Sensitive Area (notified by Central Govt.)
1.	Sulphur Dioxide (SO ₂)	Annual 24 hours	microgram/m ³ microgram/m ³	50 80	20 80
2.	Nitrogen Dioxide (NO ₂)	Annual 24 hours	microgram/m ³ microgram/m ³	40 80	30 80
3.	Particulate Matter (Size Less than 10 micro M) or PM ₁₀	Annual 24 hours	microgram/m ³ microgram/m ³	60 100	60 100
4.	Particulate Matter (Size Less than 2.5 micro M) or PM _{2.5}	Annual 24 hours	microgram/m ³ microgram/m ³	40 60	40 60
5.	Ozone (O ₃)	Annual 24 hours	8 Hours 1 Hour	100 180	100 180



Sl. No.	Pollutant	Time Weighted Average	Unit	Tolerance Limits	
				Industrial, Residential, Rural and other area	Ecologically Sensitive Area (notified by Central Govt.)
6.	Lead (Pb)	Annual 24 hours	microgram/m ³ microgram/m ³	0.5 1.0	0.5 1.0
7.	Carbon Monoxide (CO)	8 Hours 1 Hour	miligram/m ³ miligram/m ³	02 04	02 04
8.	Ammonia (NH ₃)	Annual 24 hours	microgram/m ³ microgram/m ³	100 400	100 400
9.	Benzene (C ₆ H ₆)	Annual	microgram/m ³	5	5
10.	Benzo(O) Pyrene (BaP) -particulate phase only	Annual	nanogram/m ³	01	01
11.	Arsenic (As)	Annual	nanogram/m ³	06	06
12.	Nickel (Ni)	Annual	nanogram/m ³	20	20

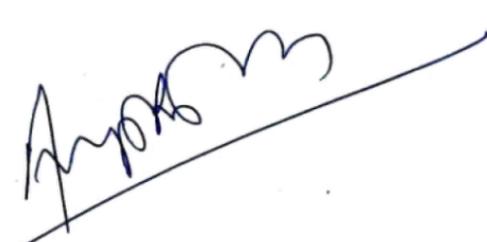
3(c) The Ambient Noise Level in the industrial plant area shall not exceed the limits prescribed below:

Limits in L.eq.-dB(A)	Day Time	Night Time
Residential Area	55	45

4. All units of the Air pollution control measures shall be operated efficiently and continuously so as to achieve the standards prescribed in Sl. No.3 above.
5. The occupier shall not change or alter quality or quantity or the rate of emission or replace or alter the air pollution control equipment or change the raw material or manufacturing process resulting in change in quality and/or quantity of emissions without the previous written permission of the Board.
6. The occupier shall maintain log book regarding the stack monitoring system or operation of the plant or any other particulars for each of the unit operations of air pollution control systems to reflect the working condition which shall be furnished for verification of the Board officials during inspection.
7. The occupier shall at his own cost get the samples of emission/air/noise levels collected and analyzed by the TNPC Board Laboratory once in every 6 months/once in a year/periodically for the parameters as prescribed.
8. Any upset condition in any of the plants of the factory which is likely to result in increased emissions and result in violation of the standards mentioned in Sl.No.3 shall be reported to the Member Secretary / Joint Chief Environmental Engineer-Monitoring and the concerned District/Assistant Environmental Engineer of the Board by e-mail immediately and subsequently by Post with full details of such upset condition.
9. The occupier shall always comply and carryout the order/directions issued by the Board in this Consent Order and from time to time without any negligence. The occupier shall be liable for action as per provisions of the Act in case of non compliance of any order/directions issued.

Additional Conditions:

1. The unit shall maintain the acoustic enclosures with stacks attached to the DG sets and ensure that the emission shall satisfy the AAQ/ emission standards prescribed by the Board.
2. The unit shall adhere to the Ambient Noise level standards prescribed by the Board.
3. The unit shall continue to develop green belt all along the periphery of the unit.



For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai

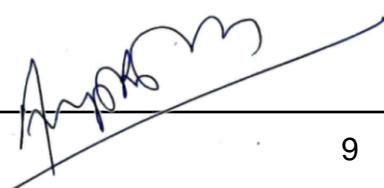
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GENERAL CONDITIONS

1. The occupier shall make an application along with the prescribed consent fee for grant of renewal of consent at least 60 days before the date of expiry of this Consent Order along with all the required particulars ensuring that there is no change in production quantity and emission.
2. This Consent is given by the Board in consideration of the particulars given in the application. Any change or alteration or deviation made in actual practice from the particulars furnished, in the application will also be ground for review/variation/revocation of the Consent Order under Section 21 of the Act.
3. The conditions imposed shall continue in force until revoked under Section 21 of the Act.
4. After the issue of this order, all the 'Consent to Operate' orders issued previously under Air (Prevention and Control of Pollution) Act, 1981 as amended stands defunct.
5. The occupier shall maintain an Inspection Register in the factory so that the inspecting officer shall record the details of the observations and instructions issued to the unit at the time of inspection for adherence.
6. The occupier shall provide and maintain an alternate power supply along with separate energy meter for the Air Pollution Control measures sufficient to ensure continuous operation of all pollution control equipments to ensure compliance.
7. The occupier shall provide all facilities to the Board officials for collection of samples in and around the factory at any time.
8. The applicant shall display the flow diagram of the sources of emission and pollution control systems provided at the site.
9. The liquid effluent arising out of the operation of the air pollution control equipment shall also be treated in a manner and to the satisfaction of standards prescribed by the Board in accordance with the provisions of Water (Prevention and Control of Pollution) Act, 1974 as amended.
10. The air pollution control equipments, location of inspection chambers and sampling port holes shall be made easily accessible at all time.
11. In case of any episodal discharge of emission, the industry shall take immediate action to bring down the emission within the limits prescribed by the Board.
12. If applicable, the occupier has to comply with the provisions of Public Liability Insurance Act, 1991 to provide immediate relief in the event of any hazard to human beings, other living creatures/plants and properties while handling and storage of hazardous substances.
13. The issuance of this consent does not authorize or approve the construction of any physical structures or facilities or the undertaking of any work in any natural watercourse or in Government Poromboke lands.
14. The issuance of this Consent does not convey any property right in either real personal property or any exclusive privileges, nor does it authorize any injury to private property or Government property or any invasion of personal rights nor any infringement of Central, State laws or regulation.
15. The occupier shall forth with keep the Board informed of any accident of unforeseen act or event of any poisonous, noxious or polluting matter or emissions are being discharged into stream or well or air as a result of such discharge, water or air is being polluted.
16. If due to any technological improvements or otherwise the Board is of opinion that all or any of the conditions referred to above requires variation (including the change of any treatment system, either in whole or in part) the Board shall, after giving the applicant an opportunity of being heard, vary all or any of such conditions and thereupon the applicant shall be bound to comply with the conditions as so varied.
17. In case there is any change in the constitution of the management, the occupier of the new management shall file fresh application under Air (Prevention and Control of Pollution) Act, 1981, as amended in Form-I alongwith relevant documents of change of management immediately and get the necessary amendment with renewal of consent order.
18. In case there is any change in the name of the company alone, the occupier shall inform the same with relevant documents immediately and get the necessary amendments for the change of name from the Board.

19. The occupier shall display this consent order granted to him in a prominent place for perusal of the inspecting Officers of this Board.

**For Member Secretary,
Tamil Nadu Pollution Control Board,
Chennai**



F.No.SEIAA/F430/2011-IA.III
Government of India
Ministry of Environment & Forests
(IA.III Division)

Paryavaran Bhawan,
CGO Complex, Lodi Road,
New Delhi-110003

Dated: 16th October, 2012

To,
M/s. Prestige Estates Projects Pvt. Ltd.,
Citi Towers, 7th Floor,
117, Thiagaraja Road, T-Nagar,
Chennai - 600 017, Tamil Nadu

Subject: Environmental Clearance for proposed Residential Complex
"Prestige Bella Vista" at Ayyappanthangal Village,
Sriperumbudhur Taluk, Kanchipuram District, Tamil Nadu by
M/s. Prestige Estates Projects Pvt. Ltd. - reg.

Sir,

This has reference to your application no. Nil dated 28.04.2012 seeking prior environmental clearance for the above project under the EIA Notification, 2006. The proposal has been appraised as per prescribed procedure in the light of provisions under the Environment Impact Assessment Notification, 2006 on the basis of the mandatory documents enclosed with the application viz., the EIA/EMP and the additional clarifications furnished in response to the observations of the Expert Appraisal Committee constituted by the competent authority in its meeting held 9th - 10th July, 2012 and recommended environmental clearance to the project.

2. It is interalia, noted that the proposal involves the development of residential Complex "Prestige Bella Vista" at survey nos. 1/1, 1/2, 2, 3/1, 3/2, 3/3, 5/1, 8/2A, 50/1A, 50/2, 50/3, 50/4, 51/1A(pt), 51/1B1, 51/1B3, 51/1C1, 51/1C3, 51/1D, 51/1E, 52/1, 52/2, 53, 54/1(pt), 35, 42/1, 42/2, 42/3A, 42/3B, 42/4, 42/5, 43/1, 43/2, 44/1A, 44/1B, 44/2, 44/3, 45/1A, 42/1B, 45/2, 45/3, 45/4A, 45/4B, 46/1, 46/2, 46/3, 47/1E, 48/1A, 48/1B, 48/2, 48/3, 48/4, 49/1, 49/2, 49/3, 50/1B of Ayyapanthangal Village, Sriperumbudur Taluk, Kanchipuram District in Tamil Nadu by M/s. Prestige Estates Projects Pvt. Ltd. The total land area of the project is 1,00,199 Sqm (24.76 Acres) and the total built up area is 4,78,003 Sqm. The proposal involves construction of 20 blocks of residential buildings and 1 block of club house. The project site is located at 13° 02' 29.12" North Latitude and 80° 7' 53.31" East Longitude. The project location in Ayyapanthangal Village is adjacent the State Highway 55 connecting St. Thomas Mount and Poonamallee Town. The total water requirement is 1659 KLD. The fresh water requirement is 856 KLD which will be sourced from bore wells and metro water supply. The wastewater generation from the project is estimated to be about 1,133 KLD, which will be treated in a sewage treatment plant of capacity 1,610 KLD. The treated wastewater is proposed to be partly recycled for flushing and





gardening. The excess wastewater is proposed to be disposed through the municipal sewerage collection system. It is estimated that the solid wastes (garbage) comprising of 4.24 Ton/day of biodegradable wastes and 2.83 Ton/day of non-biodegradable wastes to be generated from the development. Wastes from individual households will be collected on daily basis and taken to a centralized collection facility. The power requirement during operation is about 16 MVA which will be sourced from the nearby TNEB grid. For emergency power back-up, 26 nos. of 750 KVA DG sets are proposed. The total space provided for parking is 3,769 ECS. All necessary environmental parameters are proposed to be monitored periodically during construction and operational phases as per the guidelines of MoEF/CPCB and Tamilnadu Pollution Control Board.

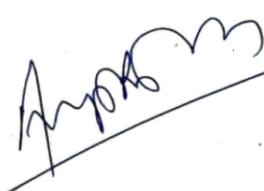
3. The project was examined by the EAC in its meeting held on 5th -7th March, 2012 and finalized ToR.

4. The Expert Appraisal Committee, after due consideration of the relevant documents submitted by the project proponent have recommended for the grant of Environmental Clearance for the project mentioned above. Accordingly, the Ministry hereby accord necessary Environmental Clearance for the above project as per the provisions of Environmental Impact Assessment Notification - 2006 and its subsequent amendments, subject to strict compliance of the terms and conditions as follows:

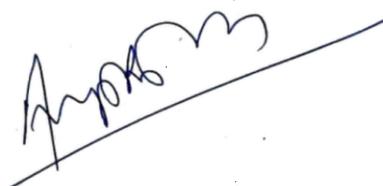
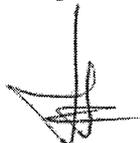
PART A- SPECIFIC CONDITIONS

I. Construction Phase

- (i) "Consent for Establishment" should be obtained from Tamil Nadu Pollution Control Board under Air and Water Act and a copy should be submitted to the Ministry before the start of any construction work at site.
- (ii) Energy Conservation should be more than > 20%.
- (iii) Suitable toilet fixtures for water conservation shall be provided.
- (iv) Ensure smooth turns or straight road instead of 90° turns at no of places.
- (v) Ensure 9.0 m wide road excluding space for plantation.
- (vi) Zebra crossing for pedestrians should be provided on the main road.
- (vii) Effluent discharge pipe should be at ground level and of different color and type.
- (viii) Ensure 450-500 m³ water tank for rain water harvesting.
- (ix) All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.


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- (x) The treated waste water shall be used for flushing of toilets & horticulture purposes for irrigation of nearby parks and green belts.
- (xi) A First Aid Room will be provided in the project both during construction and operation of the project.
- (xii) Adequate drinking water and sanitary facilities should be provided for construction workers at the site. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- (xiii) Provision should be made for the supply of fuel (kerosene or cooking gas); utensils such as pressure cookers etc. to the labourers during construction phase.
- (xiv) All the labourers to be engaged for construction should be screened for health and adequately treated before engaging them to work at the site.
- (xv) For disinfection of waste water, use ultra violet radiation, not chlorination.
- (xvi) All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.
- (xvii) 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.
- (xviii) 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.
- (xix) Construction spoils, including bituminous material and other hazardous materials, must not be allowed to contaminate watercourses and the dump sites for such material must be secured so that they should not leach into the ground water.
- (xx) The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to E (P) Rules prescribed for air and noise emission standards.
- (xxi) Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- (xxii) 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.

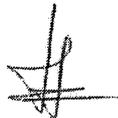


- (xxiii) Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September, 1999 and amended as on August, 2003.
- (xxiv) Ready mixed concrete must be used in building construction.
- (xxv) Storm water control and its re-use as per CGWB and BIS standards for various applications.
- (xxvi) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- (xxvii) Permission to draw ground water should be obtained from the competent Authority prior to construction/operation of the project.
- (xxviii) Separation of grey and black water should be done by the use of dual plumbing line for separation of grey and black water.
- (xxix) Treatment of 100% grey water by decentralised treatment should be done.
- (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 should be reduced by upto 40% to reduce the electricity consumption and load on airconditioning. 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 fulfill requirement.
- (xxxiii) Adequate measures to reduce air and noise pollution during construction keeping in mind CPCB norms on noise limits.
- (xxxiv) Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code which is proposed to be mandatory for all airconditioned spaces while it is aspirational for non-airconditioned spaces by use of appropriate thermal insulation material to fulfill requirement.
- (xxxv) The approval of competent authority should be obtained for structural safety of the buildings due to earthquakes, adequacy of fire fighting equipments etc. as per National Building Code including protection measures from lightning
- (xxxvi) Provisions should be made for housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the

form of temporary structure to be removed after the completion of the project.

II. Operation Phase

- i) 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 Ministry before the project is commissioned for operation. Discharge of treated sewage shall conform to the norms & standards of the Tamil Nadu Pollution Control Board.
- ii) The car washing in the complex/multiplex should not be allowed
- iii) Adequate & appropriate pollution control measures should be provided to control fugitive emissions to be emitted from the shopping and multiplex.
- iv) Adequate drinking water facility based on the Reverse Osmosis treatment technology be provided
- v) Rain water harvesting for roof run- off and surface run- off, as plan submitted should be implemented. Before recharging the surface run off, pre-treatment must be done to remove suspended matter, oil and grease.
- vi) The solid waste generated should be properly collected & segregated before disposal to the City Municipal Facility. The In-vessel bio-conversion technique should be used for composting the organic waste.
- vii) Any hazardous waste including biomedical waste should be disposed of as per applicable Rules & norms with necessary approvals of the Tamil Nadu Pollution Control Board.
- viii) The green belt design along the periphery of the plot shall achieve attenuation factor conforming to the day and night noise standards prescribed for residential landuse. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous variety.
- ix) The project proponent should take adequate and appropriate measures to contain the ambient air quality within the prescribed standards. The proposal regarding mitigation measures to be taken at site should be submitted to Ministry of Environment & Forests.
- x) Incremental pollution loads on the ambient air quality, noise and water quality should be periodically monitored after commissioning of the project.
- xi) Application of solar energy should be incorporated for illumination of common areas, lighting for gardens and street lighting in addition to provision for solar water heating. A hybrid system or



fully solar system for a portion of the apartments should be provided.

- xii) 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.
- xiii) A Report on the energy conservation measures confirming to energy conservation norms finalized by Bureau of Energy Efficiency should be prepared incorporating details about building materials & technology, R & U Factors etc and submit to the Ministry in three months time.
- xiv) Ozone depleting substances (Regulation & Control) Rules should be followed while designing the air conditioning system of the project.
- xv) Environment Management Cell should be formed during operation phase which will supervise and monitor the environment related aspects of the project.

PART - B. GENERAL CONDITIONS

- i) Six monthly monitoring reports should be submitted to the Ministry and its Regional Office, Bangalore.
5. Officials from the Regional Office of MOEF, Bangalore who would be monitoring the implementation of environmental safeguards should be given full cooperation, facilities and documents/data by the project proponents during their inspection. A complete set of all the documents submitted to MoEF should be forwarded to the CCF, Regional office of MOEF, Bangalore.
 6. In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Ministry.
 7. The Ministry reserves the right to add additional safeguard measures subsequently, if found necessary, and to take action including revoking of the environment clearance under the provisions of the Environmental (Protection) Act, 1986, to ensure effective implementation of the suggested safeguard measures in a time bound and satisfactory manner.
 8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department, Forest Conservation Act, 1980 and Wildlife (Protection) Act, 1972 etc. shall be obtained, as applicable by project proponents from the competent authorities.
 9. A copy of the clearance letter shall be sent by the proponent to concerned Panchayat, Zilla Parishad/ Municipal Corporation, Urban local body 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.



10. The project proponent should advertise in at least two local Newspapers widely circulated in the region, one of which shall be in the vernacular language informing that the project has been accorded environmental clearance and copies of clearance letters are available with the Tamil Nadu Pollution Control Board and may also be seen on the website of the Ministry of Environment and Forests at <http://www.envfor.nic.in>. The advertisement should be made within 7 days from the day of issue of the clearance letter and a copy of the same should be forwarded to the Regional office of this Ministry at Bangalore.

11. These stipulations would be enforced among others under the provisions of Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and control of Pollution) act 1981, the Environment (Protection) Act, 1986, the Public Liability (Insurance) Act, 1991 and EIA Notification, 2006.

12. 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.

13. 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 Office of CPCB and the SPCB.

14. Environmental clearance is subject to final order of the Hon'ble Supreme Court of India in the matter of Goa Foundation Vs. Union of India in Writ Petition (Civil) No.460 of 2004 as may be applicable to this project.

Yours faithfully,

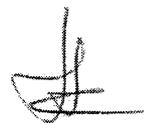


(Lalit Kapur)

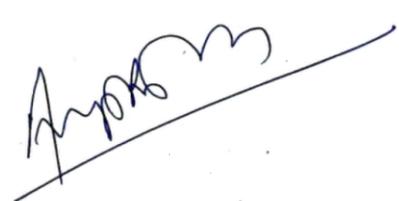
Director (IA.III)

Copy to: -

1. The Principal Secretary, Department of Environment and Forests, First Floor, Panagal Building, Saidapet, Chennai - 600 015, Tamil Nadu
2. The Chairman, CPCB, Parivesh Bhawan, CBD-cum-Office Complex, East Arjun Nagar, Delhi - 32.
3. The Chairman, Tamil Nadu Pollution Control Board, No. 76, Mount Salai, Gundy, Chennai.
4. The Chief Conservator of Forests, Ministry of Environment and Forests, Regional Office, Western Region, Kendriya Paryavaran Bhavan, Link Road No. 3, Ravishankar Nagar, Bangalore - 462016.
5. Guard File.
6. Monitoring Cell.



(Lalit Kapur)
Director (IA.III)





PRESTIGE BELLA VISTA FLAT OWNERS WELFARE ASSOCIATION - PBVFOA

Minutes of Meeting held on 25/02/2019 between PBVFOA Office Bearers and Prestige/PPMSC Management members

Attendees from PBVFOA:

Mr. Vaidyanathan
Mr. Meganathan
Mr. Narayanan
Mr. Andrew
Mr. Adithya
Mr. Swami
Ms. Barna
Ms. Sivasankari
Mr. Krishnakumar

Attendees from Prestige/PPMSC:

Mr. Nagarajan
Mr. Vijay Sundarraj
Mr. Ravi
Mr. Pandian
Mr. Veerasigamani
Mr. Chidambaran

Secretary of PBVFOA welcomed everyone and initiated the official discussion stating that this is a follow through of the previous meeting after the 28th December 2018 and is intended to take stock of the status of the various actions agreed in the last meeting. The key discussion points arranged in the order of the presenter is appended below:

Mr. Nagarajan:

- Nagarajan thanked Secretary and other OBs for the welcome message.
- He acknowledged that though there is a delay in addressing the outstanding issues, Prestige/PPMSC is trying their level best to address them and agreed that few of the issues are still to be addressed. He also updated that many of the issues have been closed.

Mr. Meganathan:

- Requested Prestige/PPMSC to provide solutions for the issues and requested Prestige/PPMSC to acknowledge bottlenecks if any and where solutions are unavailable, such that they can be communicated jointly with the association to the larger community.

Prestige Bella Vista Flat Owners Welfare Association

Registered with Serial No. 321 of Year 2013, under Section 10 of the Tamil Nadu Societies Registration Act, 1975
Tower 15B, Ground Floor, Prestige Bella Vista, Ayyappanthangal, Chennai - 600056
www.prestige-bella-vista.com



- Need firm commitment dates from Prestige/PPMSC on the list of issues shared already by various committees and Secretary level.
- The President reiterated that the Association has supported to the extent of giving an advisory to the residents of PBV to pay CAM at least till March 2018 and would like to see Prestige/PPMSC to honor the commitments keeping this in mind.

Secretary:

- Informed the attendees that there is buy in from the residents to implement the guidelines set by the Association and cited the Waste segregation process as an example.
- He reiterated that there are critical issues which are still open, and residents have started questioning Association on the progress made on them. He impressed on the need to have definitive dates for all these open issues. The discussion moved to take stock of the individual issues as below:

Discussion on Water issue:

- Though borewell points have been identified, the supply of water to residents yet to happen
 - The association reiterated that though the water issue and subsequent borewell discussions commenced in October 2018, we are yet to use single drop of water and this delay is unacceptable on such a critical issue.
 - Mr. Pandian gave the update on the various stages of progression here:
 - Start of divining process and identifying of 5 borewell points including 3 in the OSR area
 - For the 2 borewells identified in Cluster 1 & 2 the pipe line work and storage sump has been built and it took considerable amount of time
 - Only pending work is dousing which be completed in 5 days' time from now.
 - As each borewell has different level of iron content the dousing process taking time to address this issue. The testing of water being done by the PPMSC team
 - The expected yield from these 5 borewells is 250 to 300 KLD/day
 - Purchase order for new filter media has been released.
 - The team is testing the water quality using the existing filter media and confirmed that the treated water iron content is already below acceptable levels of 0.3 PPM. The new filter media change will further improve the quality of the water.
- It was decided that on March 6, 2019 an inspection will be conducted by a team consisting of OBs, Projects & Technical committee members – the purpose is to jointly assess the quality of the water output post drawing the water through a combination of borewell, tanker and metro water.
 - The President updated the attendees about the water divining work done by one of the residents using the conventional method and subsequent identification of 3 new borewell points. Mr. Pandian responded to this saying 2 of the identified points have High Tension wire running below them.

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- The President also updated that one more divining study will be done by a firm using the scientific method and it is expected to be completed in a week, and solicited cooperation from Prestige Projects team.
- Secretary raised a concern with Prestige on the need to communicate to residents appropriately and requested Prestige/PPMSC management people not to provide statements which could be misleading. The example was on the informal communication to the residents by PPMS that if Association is willing to take approval from Panchayat for the borewells in OSR area the same can be done, which is misleading to the residents as it may be outside the ambit of the Association.

Plans for peak summer:

- Mr. Ravichandran confirmed that Prestige/PPMSC has firm commitment from the tanker lorry water suppliers on the supply of water. While he mentioned that it is not possible to get a written commitment from tanker water suppliers, he agreed on arranging a meeting with different tanker water suppliers to assess the preparation.
- Metro is also expected to continue supplying the water during the peak summer
- Prestige/PPMSC wanted the residents to start conserving of water by installing Aerators on the taps. OBs requested Prestige/PPMSC in identifying the vendors for Aerators and share it with Vendor committee for further evaluation

Updates on pending issues:

Secretary & President requested Prestige/PPMSC to work on the list of issues reported by the Maintenance and other committees and close them at the earliest.

- Intercom issue was highlighted
- Water pressure issue on the top floors highlighted and is there a way to monitor the pressure levels and take immediate action proactively instead of waiting for residents to complain. As per Prestige/PPMSC this issue may be isolated to certain units.
- STP overhauling is still pending – Most of the OBs reported that they are getting smelly water in the restrooms. Mr. Pandian and Mr. Ravi updated all the issues related to STP has been addressed though. They will continue to do the chlorination and increase the frequency if required.
- The association reiterated that the residents are looking for the solutions to the problems reported and it is disheartening to see the target dates are getting postponed.

Status of Security:

- The association put on record that the status of Security is at unacceptable levels.
- Frequent change in securities is creating lot of issues as Safety & Security committee/ PPMS spent lot of time on training the security personnel on MyGate. Despite of all the training the personnel are not recording of entry & exits properly.



- The association gave instances of security guards sleeping during the night hours, and absence of recording entry in the rear gate. Only workers, delivery boys and cab entries are happening.
- Mr. Chidambaran updated that PPMSC is continuously pressuring the Security Agency to improve the efficiency and exploring the option of replacing the existing agency after giving proper notice. He mentioned that from 1st April 2019 PBV we will have new security agency. Secretary insisted that all these changes should involve Vendor committee, Safety & Security committees. Prestige/PPMSC should not take unilateral decisions on these crucial issues.
- Mr. Swami suggested to have the process document in place with all the expectations listed down and share it with the prospective security agencies
- President suggested to have security personnel from MyGate at least to man the main gates at front and rear entrance and exits, given their specialization and to complement adoption of MyGate. This was agreed by Prestige/PPMSC.
- Mr. Ravi confirmed boom barrier implementation along with RFID reader is under consideration as it was promised by late Mr. Stephen and it will be implemented in both the Entry & Exit gates along with entry & exit of the ramps. Mr. Nagaraj promised to come back with a plan in a week's time on this.

Fire Safety & Piped gas status:

- Secretary referred the incident that happened in Tower 12 and Tower 1B. He reiterated that Mr. Jaganathan from Prestige visited the place and it has been nearly 2 weeks and we are yet to receive any formal report, leading to nervousness amongst the residents who are demanding an explanation.
- Mr. Ravi informed the report is ready and waiting for the management approval before they share it with Association which will be done by 1st March 2019.
- The Secretary also mentioned that many residents are complaining they have applied for piped gas but have not got connections. Mr. Chidambaran updated that there is a pending work related to piped gas on Towers 18, 19 and 20, while all other towers have the facility ready with the pipelines, metering and assured that if residents apply for the connection they will be provided with the same.
- Prestige/PPMS mentioned that there is an issue with billing for piped gas. Since this requires license for billing, Prestige/PPMSC is not able to bill the customer. Already 371 residents are using piped gas connection without any billing so far. Since Prestige/PPMSC is only acting as facilitator for piped gas connection, they are unable to invoice, as the contract is between the agency and the customer. Prestige/PPMSC suggested that Association can generate invoice, which the Secretary and President did not agree to. They reiterated that till the time common area is handed over to the Association, the responsibility lies with the builder with respect to piped gas.
- There was a commitment to showcase the safety of the piped gas in PBV and it was to be done by agency named Gastech Solutions. This will at least help in addressing the concerns related to piped gas and more customers might come forward to take the connection. The event will be organized soon along with Regional Manager of IOC.

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- Gastech Solutions vendor will be asked to come up with the idea on how to invoice the customers. PPMS mentioned that the piped gas inspection was done by and certified by IOC. Prestige/PPMSC will share the related documents with Association.

Discussion on Completion Certificate:

- CC is pending due to the appeal filed by CMDA in Supreme Court
- Though things are not moving as fast as expected Prestige is willing to close it at the earliest.
- The association inquired why not Prestige give Bank guarantee in Court and try to close it. Mr. Vijay informed the background of the case is based on the guidelines value and obtaining of approval by Prestige few weeks before the price revision. CMDA filed the case stating around 90 Crores as a loss to the exchequer though Prestige got all the receipts in place. Prestige didn't think about giving bank guarantee 4 years back as they won the case and all the documents in favor of them. Now Prestige is willing to give bank guarantee to obtain the CC which is directly linked with handing over of the property to the Association
- Since there is no CC in place residents are not able to insure their individual apartment. Secretary enquired whether apart from the case by CMDA any other reason behind the delay in the obtaining of CC like project deviations to Mr. Vijay and Mr. Pandian confirmed no such issues reported by CMDA is cited as a reason for not issuing CC
- Association maintained that it was not sure on any deviations as Prestige/PPMSC refused to give the certified drawings of the PBV project stating they will be handed over only during the handover process and this is preventing any proactive assessment by the Association.
- PPMS mentioned that Common area and Club house have CC in place already
- Association requested formal email communication from Prestige to Secretary on the exact status of CC and reasons behind the delay in obtaining the CC. Also, requested to send the CC copies obtained already along with the application copy for the 8 towers which are waiting for CC. Mr. Vijay agreed to send the formal communication to Secretary
- Mr. Nagaraj confirmed by 6th March 2019 the email will be sent.

Discussion on Corpus fund:

- President enquired about the status of corpus fund collected, where it is kept and what is the amount of interest generated. Mr. Vijay informed corpus fund is interest free and only the exact money collected will be transferred to the Association during the handover, it will not include any accrued interest. OBs didn't agree with the above statement as no one is sure when the handover will happen, and interest accumulated till then may be sizeable, and that the owners of apartment in PBV should not be denied their rights to the interest money. The association mentioned that the Corpus is collected for capital expenditure and contested saying only interest part of the corpus as generated is used for usual maintenance expenses and hence the corpus should be transferred along with interest to the date of handover. Mr. Vijay informed he will get this clarified with the Prestige Finance team and comeback by March 6, 2019
- On the delay penalty claim from 300 applications, Prestige mentioned that a few of the cases have been quashed, and a few of the owners have withdrawn the case voluntarily

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Discussion on few other important issues:

- Association inquired as to why there is a big delay in commissioning of the generators and having the Auto switch over option enabled. PPMS mentioned that out of 20 DGs 13 are already commissioned and 7 are pending, they will be completed by March 15, 2019
- President insisted that all the DGs should have been commissioned by this time instead of waiting for the required load to increase, at least in rotation all the commissioned DGs should be in use

Discussion on Car parking:

- Association mentioned that car parking is one of the biggest pending issue and Association has no visibility at all and reiterated that on December 28, 2018 Prestige had agreed to share the list of 200 owners who are impacted by this issue and it is not yet shared with Association.
- Mr. Nagarajan agreed there is an issue/delay with the allotment and Prestige is trying to address it, he cited the example of having found extra spaces in basements which can be used as car parking – these spaces were earmarked for equipment, since there is no requirement for the equipment these spaces will be converted as car parking. Prestige will honor the contractual agreement with the owners
- Mr. Vijay confirmed that 70+ car parking spaces has been identified as mentioned in the above point
- Association mentioned that it is not having any data on the Car parking issue including the 200 originally impacted owners and hence it will be very difficult to handle the haphazard surface parking across the PBV.
- Mr. Vijay mentioned that the car parking issue is brought to the knowledge of the Prestige Chairman and as per the Chairman's advice it was decided not to share the list of 200 owners to the Association, which can redirect those owners who are complaining to Association to Prestige officials for a resolution. Prestige maintained that the Association should stay away from this issue and allow them to handle the individual owners as only Prestige is liable to owners who do not have car parking.
- Association maintained that it needs to get involved as this issue is having chain effect on host of other issues like day to day parking/ safety and security/ traffic and these impact us every day.
- To a question on how many owners in Cluster 1 apart from 1bhks are not given official parking allotment letters – Mr. Vijay confirmed most of the owners in Towers 8,9,10 and 11 are not given official car parking letters and he also agreed that this issue is not only isolated to 200 owners but to 1005 owners in Cluster 1.
- Mr. Vijay informed the agreement clearly says basement carpark will be allotted but doesn't explicitly mention that the allotted car park will be on the same basements of the tower
- Mr. Vijay also informed the Prestige Chairman has decided that once all the cases have been completed and CC has been obtained and MLCP built, these 200 owners will be allocated car park therein.

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- Secretary informed Mr. Vijay that putting up a MLCP cannot happen without the concurrence of the Association.
 - Mr. Ravi intervened here and said when the Association elections process was initiated it was one of the commitments from your side – all the OBs contested to this point of Mr. Ravi and insisted that no such commitment was given.
 - Mr. Ravi elaborated saying after the elections Association will call for the AGM and this MLCP plan will be placed before the community
 - Secretary reiterated what was exactly said during that time - MCLP is not something that one can unilaterally take decision and build it, rather it will need concurrence from the entire community via AGM/EGM and with proper approval from CMDA
 - Secretary also asked how Prestige can expect him to get concurrence of the community without even having fundamental details about the car parking issue
- Mr. Vijay informed the OBs though these 200 owners have not been allocated with car parking they should be allowed to bring their cars inside. At the same time people who got 1 car park and bringing additional cars should not be allowed to bring their additional car inside. Mr. Vijay suggested to use the different stickers for these 200 owners
- OBs requested Prestige to work along with the Association to address this sensitive issue and Mr. Vijay again insisted Prestige will handle this issue and it is prerogative of Prestige management whether to share the list or not
- Mr. Meganathan questioned the intention of holding back the data and how it is going to help in addressing the issue
- Secretary stated Prestige has tried to address the issue for last 2 years and still struggling to address, it is in the best interest of the community that Prestige shares the list and let Association know the exact extent of the issue
- To a question how Association can identify whether the person who parking in the surface is from the list of 200 Mr. Vijay said the details have been shared with PPMSC and they will be able handle it
 - At this point Mr. Meganathan intervened how Prestige can trust a 3rd party (PPMSC) and share the details with them and not with the Association which is the representative of the community
 - Mr. Vijay insisted PPMSC is 2nd party to Prestige as they have appointed them
- One of the OB requested Mr. Nagarajan & Mr. Vijay to send the representative of Prestige to the monthly resident meeting to convey Prestige's stand to the community and Mr. Vijay agreed to do that
 - Mr. Narayanan demanded to put this communication on car parking issue in all the notice boards across PBV
- The discussions on this issue led to disagreements and arguments and in the end remained inconclusive.

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Issue	Commitment date	Response required from
Inspection of WTP	March 06, 2019	Mr. Ravi and Mr. Pandian with OBs
Change of Security Agency	April 01, 2019	Mr. Chidambaran and Mr. Sigamani
Report on fire incidents	March 01, 2019	Mr. Ravi and Mr. Nagarajan
Email communication on CC	March 06, 2019	Mr. Nagarajan
Corpus fund interest status	March 06, 2019	Mr. Vijay
Commissioning of 7 DGs	March 15, 2019	Mr. Ravi and Mr. Pandian
Safety - Boom Barrier	March 10, 2019	Mr Nagaraj/ Mr Ravichandran

For Prestige Bella Vista Flat Owners Welfare Association

J Vaidyanathan

Secretary
J Vaidyanathan

[Handwritten signature]



PRESTIGE BELLA VISTA FLAT OWNERS WELFARE ASSOCIATION - PBV FOWA

July 1, 2019

Dear Colonel Sreekumar,

We refer to our e-mail dated 28th June, 2019 strongly condemning your arbitrary and unilateral action in raising invoices on our members with a steep rise in CAM charges and requested you, inter alia, to withdraw the unwarranted move to raise CAM charges immediately. Regret to note that you have not responded to our request. Your provocative action raising the CAM charges have generated acute concerns among PBV residents. As a duly elected representative body of PBV residents, we are duty bound to convey the anguish and anger of the community and strongly register our protest against such flagrant violation of contractual terms and good practices.

Our Management Committee, which met yesterday to review the developments, has overwhelmingly conveyed their displeasure and called for stringent opposition to your action in arbitrarily increasing the CAM rate without any meaningful dialogue or discussion with the elected body of the members.

We would like to inform you that a legally valid Association of PBV flat-owners has been formed with your knowledge and a democratically elected body has been functioning for quite some time. We have been interacting with you at regular intervals and at no point of time; a proposal for increase in CAM charges with proper justification has been placed before us. Mere submission of excel sheet without any substantiating documents does not constitute any basis for decision making. As you are aware, we have pointed out several inconsistencies in your account statements and we are yet to receive proper clarifications from you.

In this background, our members have opined that this is not a right time to consider any enhancement in CAM charges. We have pointed out, time and again, that members of the PBV community are agitated due to several project related deliverables and issues ostensibly due to lack of focused attention by the Prestige Project team as well as by the service provider. Complaints about the deficiencies in services are manifold. Project deliverables are not met. Affected individual members as well as the Association have been regularly taking up such unresolved issues with the Prestige team with no result.

For your ready reference, we list out below some of the project issues and deliverables which are yet to find a resolution from you.

1. Car Parking issues

We have been discussing this issue from October onwards on every meeting and every opportunity we had. Despite so many verbal and written requests your team decided not to share the complete status report of this issue. Neither you have started issuing allotment letter for those already got the parking slot allotted in Cluster1. This is one of the major Project level commitment and we are pained to see your team's lethargy on moving forward.

Prestige Bella Vista Flat Owners Welfare Association

Registered with Serial No. 321 of Year 2013, under Section 10 of the Tamil Nadu Societies Registration Act, 1975
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www.prestige-bella-vista.com



2. Completion Certificate

We have been hearing cock and bull stories from you and your team on this matter every time we take up this issue. Mr. Jaiganesh himself said the CC would be obtained very soon in the meeting we had way back in October / November 2018. The CC has to yet to see the light. Your team is also not able to give a firm commitment on the same. There are around 536 apartment owners living here with a high risk. We are still not sure about your action plan on closing this burning issue.

3. Deterioration in service

The basic service level of anything and everything is going from bad to worse. At times, we really wonder whether your appointed service provider PPMS is really capable of handling such a big complex, when they take weeks and months to solve the smallest issue related with electricity, plumbing / piping related and etc. There is not even a proper complaint handling and monitoring system to address the resident's small day-to-day issues. Incidentally whenever we bring any issue to the notice of Mr. Veerasigamani, we receive a mail which is a copy of his referring the same to some or other officials; rarely does he bother to check or follow on the same and give us any feedback.

4. Reduction in security staff

Despite advising to Mr. Veerasigamani level many times both written and verbal; your team has started reducing the security staffs from many key places. You don't cut your legs to fit into the shoes; Security cannot be curtailed at any cost to reduce the expenses. This is completely absurd and irresponsible behavior from your team.

5. Delay in Borewell digging and to improve water supply

During the Water Tanker strike crisis in October 2018, it was a biggest shock for all of us to find out that the entire water was bought through water tankers; neither were we using CMDA water nor any borewell water. We continuously followed it up and pressurized your team to start using the borewells and go for one more diving exercise. The diving report submitted by your team on November showed there could be only 5 points including 3 of them in OSR area and you managed to put only 2 more borewells. Even now, you are using only 4 borewells instead of the available 5; your able team here has completely failed to utilize the 5th one.

We were forced to go for one more diving exercise from our own expenses and found around 8 more potential water source points and submitted the report to Mr. Nagaraj and team more than 3 months back. We have been pushing your team here including Mr. Nagaraj for the past 3 months for doing more borewells based on our report. Your team came out with a lame excuse saying no borewell vendor is available immediately. We found it very hard to believe that a company of Prestige level can't find a vendor in such emergency situation. We managed to find a vendor who was willing to do the borewell and introduced him to your team and thanks to the great ill-treatment of your contract department, that vendor has run away. Your team is yet to start the work even after a tight follow-up of more than 3 months. Who is responsible for creating enough water source here; is it Prestige or Association?

Our President spoke to Mr. Pandian of your projects about exploring manual auger borewell wherein a vendor was ready to do the work immediately. Mr. Pandian completely dismissed the idea saying this

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will not work. We, Association on our own, could do the same manual auger borewell which is giving a yield of 7.3 KL/hr and around 100 KL/Day, which is the highest among all the borewells we have here. Despite completing this borewell work more than a week back, your project team is still not able to put the pump and pipe line to connect to the nearest sump. This is speed at which your team is working here even at such acute shortage time.

6. Inadequate rain water harvesting measures

It is extremely shocking to note that you have the facility of collecting only 1 lac liter of rain water for such a huge community which needs around 13 Lac liter of water every day. How are you going to increase this capacity?

7. Inadequate water storage capacity for such a large community

Are you aware that you don't even have enough sump capacity to store 2 days water requirement? What are you going to do? Are you planning to leave this entire complex continue to be in lurch like this?

8. Water treatment issues

Despite agreeing for rationing of water, your team is not able to give good quality water even for one day in the last more than 2 weeks? What kind of water treatment system it is? The entire community is complaining about skin issues, hair fall, vomiting and other such issues. Does your team even have any idea on how to come out of this issue?

9. Leakage and water stagnating issues in B1 & B2 during rains.

Chennai monsoon has not even started; We had very little summer rains for couple of days in the last week. The entire Basement1 & Basement2 was having water logging and it is uncontrollable. Many of the pipes were leaking heavily and none of your team members seem to be working on correcting them. Can somebody from your team send us an action plan on how these issues are going to be corrected on a war footing basis?. Work on expansion joints to arrest leakages from surface has not even started despite having had a successful trial almost 6 months back. What is your action plan on that?

10. Deficiencies in greenery maintenance

The entire community losing its greenery spaces because of poor maintenance. This was also one of the project deliverables from you. How are you going to ensure that these greeneries are maintained and safe-guarded?

11. Poor traffic rule enforcement

There were many meetings specifically held by Office Bearers and Traffic Management Committee on enforcing the traffic rules. Despite so many requests and reminders to Capt. Chidambaran, your team is incapable of even organising proper signages in the necessary locations, traffic control equipment like Plastic stoppers, proper chains, locks and etc. I am sure you are also aware that there were incidents of theft many times in the recent past? When will your team take responsibility for such important things?



12. Design issues in water supply system in Cluster 2

Whenever we discuss about supply of water to the apartments to one or two lines and control the consumption through flow meters, your team always say the water supply system and pipeline done there is very complicated / not done properly. Why such a bad design has been done in such a prestigious (?!?) property? What is the action plan to rectify the same immediately?

13. Provision of Super Market facility

This is also one of the major project deliverables committed by you. You are definitely miles away from finding a solution for this!

14. Issues relating to cleanliness and upkeep of premises and common areas.

The entire Basement 1 and 2 is full of dust and sand. Despite instructing your Housekeeping and management team here, there is not even an iota of improvement. What are you going to do about it?

15. Fire Safety readiness status

After an untoward incident (preceeded by many minor incidents) of fire, we had demanded a fire safety audit report. We witnessed an audit conducted by Mr Jagannathan from your head office and we were told that he has also submitted a report. Despite multiple follow ups, the same has not been shared.

16. Piped Gas for the entire community

This has remained as a pipe dream only.

17. Intercom facility

Request Mr Veerasigamani to revisit the number of times he has referred to others from his team and ended the mail with a "good day ahead". Waiting for the good day.

18. Milestones discussed during your visit to PBV in December 2018

We had given a detailed milestone chart to be addressed on immediate / short Term / Long Term basis actions and you promised to deliver all of them through your team. We awaits updates from you in the absence of the same from your team.

During the course of our deliberations at the recent Management Committee meeting, our members have voiced the following requests:

- a) First of all, PPMS has no agreement with our Association and they have no right to inform / demand us to pay more. There has to be a request proposal from Prestige Estates and Projects Limited to the Association, any decision has to be taken only after detailed deliberations with our expert team. The Management Committee strongly condemns this act of PPMS; let the service provider behave like a third party only.
- b) To send a team of accounting experts from our side to check the expenses statement submitted by you and guide your team to reduce the expenses so that this property can be managed within Rs. 2.50 or less / sq. ft.

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c) It seems that it is proven that your service provider PPMS is incapable of managing this property efficiently and productively, we strongly advice you to bring a better service provider. We shall help you in this regard if you are not able to find one.

We have also been informed by members that Prestige team have refused to accept the CAM charges tendered by them stating that it is not as per the new rate. This is most atrocious and it discourages our members to make their contributions towards common expenses.

We are also pained to note that three of your top executives of PBV, viz Dr Veerasigamani, Captain Chidambaran and Mr Ravichandran have been disregarding the sentiments and aspirations of the PBV community and no meaningful efforts are forthcoming from them to resolve issues. It appears that they act only as messengers of the top brass at Prestige without any authority or power to resolve issues raised by members. They privately say to us many times that they have no powers and only act on instructions. In fact, the executives failed to respond to e-mail/requests from Association and consequently we are unable to register any substantial progress in resolving issues. We urge you to reassess the need for such executives to hold fort at PBV and a change of guard with a fresh outlook will be beneficial for all concerned. We want you to act on this immediately.

We have in detail captured the present situation in the community brought about by the continuous neglect by the Prestige team and aggravated further by your thoughtless and ill-conceived move to raise CAM charges when there are a host of issues unresolved. The action of the Prestige team in by passing a duly elected body is, to say the least, highly regrettable.

We do hope that saner counsel will prevail and you will withdraw the communication containing the unacceptable CAM charges and simultaneously encourage owners to pay CAM charges at the contracted rate or lower subject of course to resolution of individual grievances of owners relating to car park, completion certificate and project delay compensation.

We believe that with your vast experience, you will appreciate the sentiments and aspirations of such a large community and not push further with CAM charges hike. However, in the event of your insisting on the arbitrarily fixed CAM charges, our members will be left with no other option other than to stop all CAM charges payment en masse.

We seek your intervention and positive response.

Best Regards

-sd-
Secretary
PBVFOWA



ANNEXURE-14

சென்னைக் குடிநீர் வாரியம் CHENNAI METRO WATER



Surcharge Details

CMC No.	40 / 888 / 01040 / 000	Name	M s PRESTIGE ESTATE PROJECTS LIMITED
Category	Comercial Others WI M	Address	1/8, MOUNT POONAMALLEE RD, IYYANPANTHANGAL, 600056
Class	Metered Charges Only		
Annual Value	₹ 0		
Tax	₹ 0.00		
Mobile No.	9003037826		

View

Period	Description	Amount	Percentage of Surcharge	Surcharge Amount	Total Amount
202012AI	Meter	1140183.00	0.00	0.00	1140183.00
202012MI	Meter	225907.00	0.00	0.00	225907.00

Taxes

Total	₹	0
Surcharge	₹	0

Charges

Total	₹	1366090
Surcharge	₹	0

Total ₹ **1366090**

Close



To

18-03-2021

Ayyappanthangal

PIO, Executive Engineer (AOBM)

Chennai Metropolitan Water Supply & Sewerage Board – Head Office

No.1, Pumping Station Road,

Chintadripet, Chennai- 600031

Sub: Application seeking information under section 6(1) of the RTI Act 2005

Respected Sir,

I am Dr.Anupkrishnan.V resident of Flat 7173, Tower 7, Prestige Bella Vista, Mount Poonamallee Road, Ayyappanthangal Village, Kanchipuram District, PIN: 600056.

I would like to seek the following information from you regarding the metro water connection with CMC No. 40 / 888 / 01040 / 000 of M/s Prestige Estates Projects Limited having the following address - Prestige Bella Vista, 1/8, Mount Poonamallee Road, Ayyappanthangal Village, under the section 6(1) of the RTI Act 2005.

- 1. When was the metro water connection with CMC No. 40/888/01040/000 to M/s Prestige Estates Projects Ltd with the following address Prestige Bella Vista, 1/8, Mount Poonamallee Road, Ayyappanthangal, Chennai-600056 established?**
- 2. As per the Environmental Clearance Letter issued to Prestige Bella Vista Project, the total water requirement of 1659 KLD per day was to be sourced from metro water supply and bore wells. Why the metro water connection to Prestige Bella Vista residential apartment complex with CMC No. 40/888/01040/000 was placed under commercial category?**
- 3. Did M/s Prestige Estates Projects Ltd submit application with CMWSSB to change the category from commercial to residential one?**

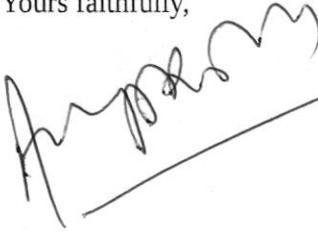
4. Did M/s Prestige Estates Projects Ltd apply for 'No Objection' for operating swimming pools inside the Prestige Bella Vista residential complex?

Herewith enclosing DD no. 942580 from SBI dated 17/03/2021 for Rs/-10 drawn in favor of PIO, CMWSSB.

Please oblige,

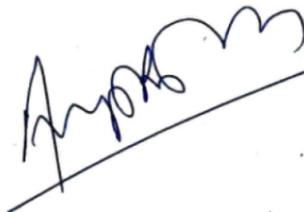
Thanking you,

Yours faithfully,


A handwritten signature in black ink, appearing to be 'Anupkrishnan.V', is written above a solid horizontal line.

Dr. Anupkrishnan.V

Flat 7173, Tower 7, Prestige Bella Vista,
Mount Poonamallee Road, Ayyappanthangal Village,
Kanchipuram District, PIN: 600056.


A second handwritten signature in black ink, identical to the one above, is written above a solid horizontal line.

जारी करने वाला शाखा भारतीय स्टेट बैंक
 Issuing Branch: AYAPPANTHANGAL State Bank of India
 कोड क्र. / CODE No: 17937
 Tel No. 044-26792911

386
 मांग ड्राफ्ट

Key: YELGUY
 Sr. No: 897548

1	7	0	3	2	0	2	1
D	D	M	M	Y	Y	Y	Y

183

DEMAND DRAFT

मांगे जाने पर PUBLIC INFORMATION OFFICER, CM WSS BOARD*****

या उनके आदेश पर
 OR ORDER

9
8
7
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SESHAASAI(C) / CTS-2010

ON DEMAND PAY

रुपये RUPEES Ten Only

अदा करें	₹	10.00
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IOI 000500942580
 Name of Applicant

Key: YELGUY Sr. No: 897548
 ANUP KRISHNAN V

AMOUNT BELOW 11(0/2)

मूल्य प्राप्त / VALUE RECEIVED



भारतीय स्टेट बैंक
 STATE BANK OF INDIA
 अदाकर्ता शाखा / DRAWEE BRANCH: GUINDY (CHENNAI)
 कोड क्र. / CODE No: 00950

[Signature]
 प्रामाणिकृत हस्ताक्षरकर्ता
 AUTHORISED SIGNATORY

शाखा प्रबंधक
 BRANCH MANAGER

M.L. JAGRAWAL
 SS No. J-17E

कम्प्यूटर द्वारा मुद्रित होने पर ही वैध
 VALID ONLY IF COMPUTER PRINTED

केवल 3 महीने के लिए वैध
 VALID FOR 3 MONTHS ONLY

₹ 1,50,000/- एवं अधिक के लिए दो अधिकारियों द्वारा हस्ताक्षरित होने पर ही वैध है।
 INSTRUMENTS FOR ₹ 1,50,000/- & ABOVE ARE NOT VALID UNLESS SIGNED BY TWO OFFICERS

॥ 94 2580 ॥ 0000020000 000500 ॥ 16



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Register



हिन्दी



You are here Home>> Track Consignment

Track Consignment

Quick help

* Indicates a required field.

* Consignment Number

ET026470868IN

Track More

Booked At	Booked On	Destination Pincode	Tariff	Article Type	Delivery Location	Delivery Confirmed On
BNPL HUB ST.THOMAS MOUNT	18/03/2021 23:49:24	600031	29.50	Inland Speed Post	Chetput S.O	22/03/2021 15:31:50

Event Details For : ET026470868IN**Current Status : Item Delivery Confirmed**

Date	Time	Office	Event
22/03/2021	15:31:50	Anna Road H.O	Item Delivery Confirmed
22/03/2021	12:34:32	Anna Road H.O(Beat Number :55)	Item Delivered [To: CMWSSB(Addressee)]
22/03/2021	10:26:33	Anna Road H.O	Out for Delivery
20/03/2021	09:09:36	Anna Road H.O	Item Received
20/03/2021	05:04:38	Chennai NSH	Item Dispatched
19/03/2021	15:45:01	Chennai NSH	Item Bagged
19/03/2021	09:27:34	Chennai NSH	Item Received
19/03/2021	06:41:18	Chennai NSH	Item Bagged
19/03/2021	03:05:06	Chennai NSH	Item Received
19/03/2021	01:29:59	BNPL HUB ST.THOMAS MOUNT	Item Bagged
18/03/2021	23:49:24	BNPL HUB ST.THOMAS MOUNT	Item Booked



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CHENNAI METROPOLITAN WATER SUPPLY AND SEWERAGE BOARD

Public Information Officer / Area Engineer – XI

No.8B, Gangai Amman Koil Street
Alapakkam, Chennai-116.

Lr.No : CMWSSB / Area- XI /RTI /Spl/2021

dt.09.04.2021

To
Dr.V.Anupkrishnan
Flat7173, Tower 7, Prestige Bella Vista,
Mount Poonamallee Road,
Ayyappanthangal Village,
Kanchipuram District,
PIN : 600056.

Sir,

Sub : CMWSSB - Area – XI- Information requested by V.Anupkrishnan, Flat7173,
Tower 7, Prestige Bella Vista, Mount Poonamallee Road, Ayyappanthangal
Village. PIN : 600056 - RTI Act-2005 – Reply - Reg.

Ref : 1.Your letter under RTI Act 2005, received at this office on 08.04.2021.

With reference to the above the following information in SI.No.4 is furnished
under RTI Act 2005.

Required Information	Information provided
4. Did M/s. Prestige Estates Projects Ltd apply for 'No Objection' for operating swimming pools inside the Prestige Bella Vista residential complex?	The above location is not belongs to Area – XI and also no such application received in Area –XI.

SI.No.1, 2 & 3of the RTI reply will be furnish by other concern Officer from
CMWSSB.

09.04.2021
Public Information Officer / Area Engineer – XI

[Handwritten Signature]

ANNEXURE-16

Prestige Property Maintenance Service Chennai

Prestige Polygon,

471, Anna Salai

Nandanam

Chennai

GST - 33AAPFP7843P1ZD

Breakup of Cost Centre

1-Apr-2017 to 31-Mar-2018

Particulars	Cost Centre: Bellavista		
	Prestige Property Maintenance Service Chennai		
	1-Apr-2017 to 31-Mar-2018		
Opening Balance	Transactions		Closing Balance
	Debit	Credit	
Direct Incomes	29330200.00	175338266.00	125145778.00 Cr
<i>Electricity Charges Received</i>		20515265.00	2758060.00 Cr
<i>Maintenance Income Received</i>	29323200.00	58917050.00	29593850.00 Cr
<i>Maintenance Income Received - BV</i>		241346.00	241346.00 Cr
<i>Maintenance Income Received - BV1</i>		94308515.00	91203432.00 Cr
<i>Miscellaneous Income</i>		22989.00	22989.00 Cr
<i>Other Income - Scrap Sales</i>		83640.00	83640.00 Cr
<i>Rental Charges Received</i>		253580.00	253580.00 Cr
<i>Space Usage Charges Received</i>	7000.00	995881.00	988881.00 Cr
Direct Expenses	145628797.85	1627355.00	144001442.85 Dr
ADMIN EXPENCES	161741.44	2647.00	159094.44 Dr
Finance Cost	5900.00		5900.00 Dr
<i>Bank Charges</i>	5900.00		5900.00 Dr
<i>Communication Expenses</i>	7000.00		7000.00 Dr
<i>Office Expenses</i>	759.00		759.00 Dr
<i>Pooja Expenses</i>	8668.00		8668.00 Dr
<i>Postage & Courier</i>	740.00		740.00 Dr
<i>Printing & Stationery</i>	44290.00		44290.00 Dr
<i>Telephone & Mobile Charges</i>	94384.44	2647.00	91737.44 Dr
Employee Cost	15254790.98	82176.00	15172614.98 Dr
Operating Expenses	130197847.43	1542532.00	128655315.43 Dr
Insurances	1329830.00		1329830.00 Dr
<i>Building Insurance 17-18</i>	1204415.00		1204415.00 Dr
<i>Lift Insurance 17-18</i>	28725.00		28725.00 Dr
<i>Standalone Terrorism Umbrella Policy 17-18</i>	96690.00		96690.00 Dr
Maintenance Expenses	68645340.23	1370684.00	67274656.23 Dr
<i>AMC - Airconditioners</i>	195533.00		195533.00 Dr
<i>AMC - Elevators</i>	7089248.75	647420.00	6441828.75 Dr
<i>AMC - Landscape</i>	3261630.50	9967.00	3251663.50 Dr
<i>AMC - Pest Control</i>	684300.00	5525.00	678775.00 Dr
<i>AMC - STP Treatment</i>	1265000.00	504601.00	760399.00 Dr
<i>AMC - Water Body Maintenance</i>	2635419.04	136950.00	2498469.04 Dr
<i>AMC - Water Treatment Plant</i>	356870.60	20403.00	336467.60 Dr
<i>Building Maintenance</i>	717305.20		717305.20 Dr
<i>Chennai Metro Water Charges</i>	14286540.00		14286540.00 Dr



Club House Expenses	32275.00		32275.00 Dr
Electrical Maintenance	9800.00		9800.00 Dr
Elevator Maintenance	405182.00		405182.00 Dr
Environmental Monitoring Charges	121056.00		121056.00 Dr
Generator Maintenance	396161.00		396161.00 Dr
House Keeping Expenses-Material	272144.80		272144.80 Dr
House Keeping Expenses - Outsourced	14379258.34		14379258.34 Dr
Landscape Maintenance	26500.00	5367.00	21133.00 Dr
Security Charges	20246106.00		20246106.00 Dr
STP Maintenance	69337.00	40451.00	28886.00 Dr
Tank Cleaning	205614.00		205614.00 Dr
Tools for Maintenance	1709.00		1709.00 Dr
Waste Clearing Charges	1729000.00		1729000.00 Dr
Water Treatment Plant Maintenance	259350.00		259350.00 Dr
Renewal Works/Charges	100471.00		100471.00 Dr
License Fees	32000.00		32000.00 Dr
Road Safety Works	68471.00		68471.00 Dr
Repair Expenses	1425809.93	1200.00	1424609.93 Dr
Building Consumables	51396.00		51396.00 Dr
Electrical Consumables	703148.00		703148.00 Dr
Material for Repair	6040.00		6040.00 Dr
Plumbing Consumables	126489.32		126489.32 Dr
Pumps & Motor Repairs	505247.00	1200.00	504047.00 Dr
Repairs of Machinery / Equipments	33489.61		33489.61 Dr
Consultancy Charges	2460144.00		2460144.00 Dr
Conveyance	12890.00		12890.00 Dr
Electricity Charges	45267654.00		45267654.00 Dr
Fire Fighting Work Expenses	992.00		992.00 Dr
Fuel Expenses	7460800.00		7460800.00 Dr
Stationery	82262.27		82262.27 Dr
Stickers & Signages	228770.00		228770.00 Dr
Transportation Charges	18943.00		18943.00 Dr
Walkie Talkie Network Charges	32501.00		32501.00 Dr
Water Charges Paid	3131440.00	170648.00	2960792.00 Dr
Meeting Expenses	14418.00		14418.00 Dr
Indirect Expenses	2608932.47	29.46	2608903.01 Dr
Event Expenses	742080.00		742080.00 Dr
Gymnasium Expenses	1273873.67		1273873.67 Dr
Miscellaneous Expenses	2599.33	0.25	2599.08 Dr
Piped Cooking Gas	108000.00		108000.00 Dr
Rounded Off	13.47	29.21	15.74 Cr
Swach Bharath Cess	66573.00		66573.00 Dr
Travelling Expenses	38627.00		38627.00 Dr
Water Body Maintenance	377166.00		377166.00 Dr
Grand Total	177567930.32	176965650.46	21464567.86 Dr

Note: Electricity Charges borne for 8 towers and recoverable, is not included in the above income.



PRESTIGE PROPERTY MAINTENANCE SERVICES CHENNAI			
MAINTENANCE BUDGET 2019-2020			
PROJECT	Bellavista	Type of Contract	Fixed Rate/ Cost Plus Residential
AREA (Sft)	3,790,530	Type of Property	
PARTICULARS	ANNEXURE	AMOUNT	AMOUNT
EMPLOYEE COST	A		61,749,604
REPAIRS & MAINTENANCE	B		29,882,000
CONSUMABLES			
DG Fuel / Oil - Common Area		9,000,000	
Electrical Consumables		675,000	
Housekeeping Materials		662,000	10,337,000
OTHER MAINTENANCE EXPS.			
HT Electricity Charges - Common Area		16,800,000	
LT Electricity Charges - Common Area		9,300,000	
Water Charges		38,880,000.00	64,980,000
75,317,000			
BILLABLE / ALLOCABLE			
Electricity LT / HT		19,200,000.00	-
DG Fuel			
Water			
OTHER EXPENSES			
Insurance		1,738,516	
Conveyance		250,000	
TNPSB		1,025,282	
Meeting expenses		10,000	
Office maintenance		100,000	
Safety - Preventive Maintenance ,Training & Inspection		550,000	
Pooja Expenses		50,000	
Postage & Courier		25,000	
Printing & Stationery		240,000	
Staff Welfare		546,000	
Telephone / Mobile / Internet Charges		50,000	
Borewell Maintenance		65,000	
Ambulance			
Others : (Please specify)			
1 Misceliances		175,000	
2 Signages		50,000	
3			4,874,798
Sub Total			171,823,402
Contingency			250,000
Share of Admin Overhead			8,603,670
Sub Total			180,677,072
Management Fee			27,101,561
Total			207,778,633
Rate per sft per Annum			54.82
Rate per Month			4.57



MAINTENANCE BUDGET 2019-2020**Employee Cost - Inhouse****Project**

Bellavista

Prestige Property Maintenance Services Chennai

2	Electrician	100	344784
3	Hosue Keeping Supervisor	100	400248
4	Electrician	100	257220
6	Shift Supervisor	100	347856
7	Asst Electrical Supervisor	100	268452
8	Asst Electrical Supervisor	100	273120
9	Electrician	100	244368
10	Asst Electrical Supervisor	100	356340
11	Asst Electrical Supervisor	100	220968
12	Technician	100	220968
13	Technician	100	220968
14	Plumber	100	347340
15	Asst Maintenance Supervisor	100	249936
16	Electrical Supervisor	100	318612
17	Admin Associate	100	519864
18	Electrical Supervisor	100	255588
19	Plumber	100	227232
20	Safety Warden	100	274020
21	Civil Supervisor	100	407172
22	Plumber	100	258780
23	Plumber	100	266796
24	Technician	100	286920
25	Lift Operator	100	195828
26	Lift Operator	100	195828
27	Plumber	100	242208
28	Plumbing Supervisor	100	291672
29	Lift Operator	100	195828
30	Electrician	100	259608
31	Civil Supervisor	100	243648
32	Hosue Keeping Supervisor	100	204384
33	Technician	100	302172
34	Plumber	100	275628
35	Office Assistant	100	184668
36	Technician	100	215256
37	Safety Warden	100	207240
38	Electrical Supervisor	100	179568
39	Office Assistant	100	201792
40	Carpenter	100	261096
41	Plumber	100	225804
42	Plumber	100	263592

43	Plumber	100	232932
44	Electrician	100	203832
45	Electrician	100	186708
46	Carpenter	100	232932
47	Technician	100	222396
48	Technician	100	222108
49	Asst Technician	100	203832
50	Plumber	100	225804
51	Security	100	454080
52	Asst General Manager	40	747504
53	Maintenance Executive	100	368988
54	Maintenance Executive	100	539580
55	Admin Executive	100	502572
56	Admin Executive	100	313632
57	Facility Manager	100	617112
58	Facility Manager	100	617112
59	Facility Manager	100	815980
60	Property Manager	100	1200000
	Total		18945124

Employee Cost - Outsourced

SL #	Particulars	Nos	Rate	Amt / mth	Amt / Annum
1	Security Supervisor	6	19,500	117,000	1,404,000
2	SecurityGuard	97	17,500	1,697,500	20,370,000
	Total				21,774,000
SL #	Particulars	Nos	Rate	Amt / mth	Amt / Annum
1	Supervisor	3	16000	48000	576000
4	House Keeping	55	11660	641300	7695600
6	House Keeping	1	12320	12320	147840
7	Grouting	4	11660	46640	559680
8	STP Workers	9	11660	104940	1259280
9	STP Workers	2	13440	26880	322560
10	STP Workers	1	20160	20160	241920
11	supervisor club	0	24640	0	0
12	housekeeping club	10	14560	145600	1747200
	Total				12550080
13	Gardner supervisor	1	20,160	20160	241920

14	Gardner	15	14,896	223440	2681280
	Total			243600	2,923,200.00

Outsourced - Technical					
SL #	Particulars	Nos	Rate	Amt / mth	Amt / Annum
1	Electrician	2	14,000	28,000	336,000
2	DG Operator	2	12,500	25,000	300,000
3	Technical	15	11660	174900	2098800
4	Technical	1	12320	12320	147840
5	Technical	2	13440	26880	322560
6	Technical	1	14000	14000	168000
7	Technical	4	14560	58240	698880
8	Technical	5	16800	84000	1008000
9	Technical	1	17360	17360	208320
10	Technical	1	22400	22400	268800
	Technical				5,557,200

1	Employee Cost	18,945,124
2	Employee Cost -OutSourced	42,804,480
	Total Employee Cost	61,749,604



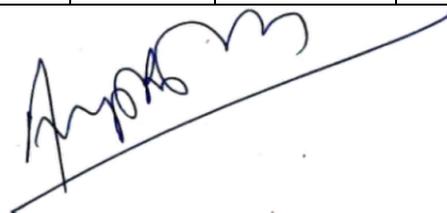
Prestige Property Maintenance Service Chennai				
Repairs & Maintenance				
Bellavista			Annexure - B	
2019-2020 Actuals				
Particulars	AMC	Other Than AMC	TOTAL	Remarks
A/C Chillers	-	-	-	
Clubhouse - AC	232,000	-	232,000	
DG B Check		1,800,000	1,800,000	
GYM EQUIPMENT	1,000,000	600,000	1,600,000	
Fire Fighting Equipment	1,000,000	1,200,000	2,200,000	
Lifts	7,227,000	500,000	7,727,000	
Pest Control Treatment	1,200,000	-	1,200,000	
WTP	600,000	800,000	1,400,000	
Gas Bank	1,000,000	300,000	1,300,000	
UPS		200,000	200,000	
Swimming Pool / Water Body	3,000,000	375,000	3,375,000	
Substation Maintenance	-	650,000	650,000	
Waste Hauling	-	2,400,000	2,400,000	
Water & Air Testing Charges		175,000	175,000	
Electrical Repairs, Preventive & Electrical Inspectarate		925,000	925,000	
Civil Repairs		175,000	175,000	
Landscape Maintenance		100,000	100,000	
Plumbing & Sanitary Repairs		285,000	285,000	
Pumps & Motor Repairs		750,000	750,000	
Parking Management	-	400,000	400,000	
OWC		300,000	300,000	
Sump & Tank Cleaning		300,000	300,000	
CCTV		400,000	400,000	
Software	585,000		585,000	
Pool / Water Body		175,000	175,000	
STP	660,000	800,000	1,460,000	
Total	16,504,000	13,610,000	29,882,000	



PBV Water Requirement calculation as per CPHEEO Norms

(Cluster Wise)

Component	Occupancy Rate	Total Occupancy (Nos)	Water Consumption		Fresh Water Requirement (Lts/day)	Recycled Water Requirement (Treated Sewage) (Lts/day)
			Water Consumption Rate (LPCD)	Total Water Requirement (Lts/day)		
Residential Blocks – Cluster-1	@ 5 Persons per dwelling unit for 1005 units	5,025	135	6,78,375	4,52,250 (@ 90 LPCD for Non Flushing Use)	2,26,125 (@ 45 LPCD for Flushing)
Residential Blocks – Cluster-2	@ 5 Persons per dwelling unit for 1273 units	6,365	135	8,59,275	5,72,850 (@ 90 LPCD for Non Flushing Use)	2,86,425 (@ 45 LPCD for Flushing)
Residential Blocks – Cluster-3	@ 5 Persons per dwelling unit for 335 units	1,675	135	2,26,125	1,50,750 (@ 90 LPCD for Non Flushing Use)	75,375 (@ 45 LPCD for Flushing)
Club House	5 % of Total Residential Population	653	45	29,385	9,795 (@ 15 LPCD for Non Flushing Use)	19,590 (@ 30 LPCD for Flushing Use)
Maintenance Staff & Visitors	10% of Total Residential Population	1,306	15	19,590	6,530 (@ 5 LPCD for Non Flushing Use)	13,060 (@ 10 LPCD for Flushing)
Swimming Pool Top Up	-	-	-	5,000	5,000	-
Gardening & Landscaping	-	-	@ 3.5L/Sqm for 15,030 Sqm of Green Area	52,605	-	52,605
TOTAL		15,024		18,70,355	11,97,175	6,73,180
				1,870 KLD	1,197 KLD	673 KLD



Breakup of 135 LPCD

Bathing	55 Litres
Toilet Flushing	30 Litres
Washing of Clothes	20 Litres
Washing the House	10 Litres
Washing Utensils	10 Litres
Cooking	5 Litres
Drinking	5 Litres
TOTAL	135 Litres

*** Central Public Health and Environmental Engineering Organisation**

Created by Ravikumar Durairajan on 17-February 2019.



From

Er.P.Naresh Babu, M.Tech,M.I.E.,
Public information officer
Executive Engineer,
O&M, TANGEDCO,
Porur, Chennai 600 116.

To

Thiru.V.Anupkrishnan.,
Flat 7173,Towr 7,Prestige Bella Vista,
Ayyapanthangal Village,
Mount Poonamallee Road,
Chennai - 56.

Lr No: EE /O&M / Porur /TA/ F. RTI / D. 630 / 20 Dt : 06.02.2021.

Sir,

Sub: ElecY – CEDC / South I - Porur Division – Petition received under RTI
Act 2005 from Thiru.V.Anupkrishnan,-Information furnished –regarding.

Ref: Your Petition letter date: 14.02.2021. Received by this office on 15.02.2021.

S. No	Question	Answer
1	<p>Has M/S.Prestige Estates Projects Ltd applied with TANGEDCO for installation of Solar Roof Top Photo Voltaic Cell and for installation of Net -Meter to facilitate measurement of the energy exported for Prestige BellaVista Project residential complex and 2613 domestic consumer residing there?</p> <p>I seek this information to confirm whether M/S.PEPL Has complied with the EIA stipulations which mandates installation of Roof Top Solar Voltaic cell for illumination and lighting for common areas, garden and streets inside the residential complex .PEPL was asked to install hybrid system of fully solar system for a portion of the entire apartments by the Ministry of Environment and Forests, IA. III division in their EIA clearance letter dated 16/10/2012.</p>	<p>No Solar application is registered in TANGEDCO online portal as on 25.02.2021 in the name of M/S.Prestige Estates Projects Ltd,in Assistant Engineer /O&M/Ayyapanthangal Section.</p>

If you are not satisfied for the above reply ,Appeal with the Appellate Authority, The address is given below.

The Superintending Engineer,
TANGEDCO /CEDC/ South -I
110/11 KV, K.K.nagar SS Complex,
Chennai-78.



P. Naresh Babu
Public information officer,
EE/ O&M/Porur,
TANGEDCO,Chennai-116.

ANNEXURE-20

CHENNAI METROPOLITAN DEVELOPMENT
AUTHORITY, CHENNAI-600 008
(ADMINISTRATION DIVISION)

Office Order No.01/2010

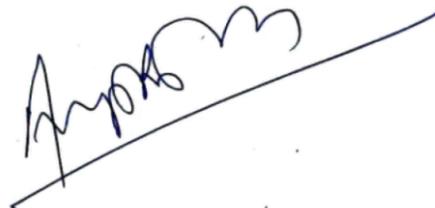
Dated:21.01.2010

Sub: CMDA – Enforcement Cell – Issue of Completion Certificate for obtaining service connections and in compliance with Development Regulations - Revised Completion Certificate norms and procedure – Orders – Issued

Read: 1. Minutes of the Monitoring Committee held on 30.12.2009.
2. Office order No.15/2007 dated 20.4.07.
3. Office order No. 19/2008 dated 03.12.08.

Based on the Completion Certificate norms and procedure evolved as per the guidance of the Monitoring Committee as stipulated in the office order 2nd cited, CMDA issues Completion Certificate to the buildings for Special and Multi Storied Buildings. Considering the fact that many CC norms having been incorporated in the Development Regulations of the Second Master Plan and obtaining Completion Certificate for Special and Multi Storeyed Building having been made mandatory as stipulated in the Second Master Plan, a comprehensive review of the existing CC norms and procedure was taken up. The revised norms and procedure, after detailed discussion in the Sub-Committee of the Monitoring Committee and its recommendations thereon, were placed before the Monitoring Committee in its meeting held on 30.12.2009. After considering the recommendations of the Sub Committee, the Monitoring Committee approved the revised CC norms and procedures.

2. Based on the minutes of the Monitoring Committee 1st cited, which were placed before the Authority on 19.01.2010 and recorded, it is hereby ordered that



- i) The revised CC norms for adoption by CMDA enclosed as Annexure-I to this order, along with guidelines, with reference to treating the building as completed, shall replace the existing CC norms in force till now.
- ii) The procedure of insistence on Compliance Report from other agencies, viz concerned Local Body, Construction Wing (CMDA), TNPCB, Revenue Department, ELCOT and Police (Traffic) is dispensed with henceforth.
- iii) However, Compliance Report from DF&RS, in the case of MSB, for issuing Completion Certificate shall be insisted upon before issuing Completion Certificate by CMDA. The applicant shall submit the original copy of such Compliance Report, along with the application for Completion Certificate for Multi Storeyed Building.
- iv) The NOC with reference to the height of the completed building shall be insisted upon from AAI/IAF wherever required, when the height of the completed building/structure is in variance with the approved plan and exceeding the height for which NOC was submitted at the time of issue of Planning Permission.

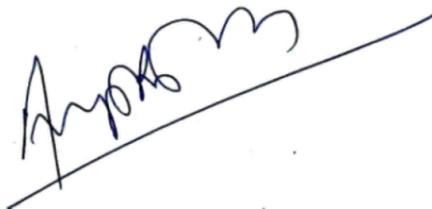
The above order takes immediate effect. The above mentioned revised CC norms and procedure shall be applicable to all the cases of CC applications pending in CMDA irrespective of the status of such applications with other agencies.

This Order supersedes all the orders relating to CC norms and procedure, issued earlier.

Sd/-xxxx
MEMBER-SECRETARY.

// true copy //

To



All Deputy Planners, E.C
The Grievance Officer
All Assistant Planners, EC
All Planning Assistants, E.C.

Copy to:

P.S. to Vice-Chairman
P.S. to Member-Secretary
P.C. to Chief Executive Officer
All Chief Planner/Senior Planners
The Chartered Accountant
The Senior Law Officer
The Law Officers I & II
The Senior Accounts Officer (Main)
The Deputy Planner (A&CCC)
The Assistant Planner, Area Plans Unit (CCC)
The Public Relations Officer.

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The following guidelines are issued for the purpose of treating the building as completed for issue of completion certificate

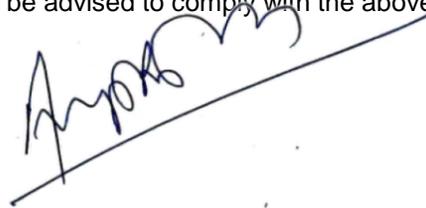
In respect of commercial buildings, the following items should have been completed in all respects. However, interior completion works, fixtures, flooring and partition need not be insisted.

1. Terrace Floor with weathering course including parapet wall
2. Lift Machine Room, OHT and Stair-case Head room
3. Electrical installations (switch boxes and fixtures not to be insisted)
4. Sanitary and water supply installations (fixtures not to be insisted)
5. Sump for water storage
6. Outer plastering of the building
7. Frames for joinery
8. No dowel rods left out in the building for vertical or horizontal expansion
9. Completion of Internal Plastering and Flooring need not be insisted

In case of residential buildings, the following items shall have been completed in the said project to consider it for issue of Completion Certificate

1. Terrace Floor with weathering course including parapet wall
2. Lift Machine Room, OHT and Stair-case Head room
3. Electrical installations (switch boxes and fixture not to be insisted)
4. Sanitary and Water Supply installations (fixtures not to be insisted)
5. Sump for Water storage
6. Outer plastering of the building
7. Frames for Joinery
8. Kitchen (Provision on Modular Kitchen is permitted provided provision for water supply / drainage is made)
9. Internal partition walls
10. No dowel rods left out in the building for vertical or horizontal expansion
11. Completion of Internal Plastering and Flooring need not be insisted.

If the building is not completed, the applicant will be advised to comply with the above items and to inform CMDA.

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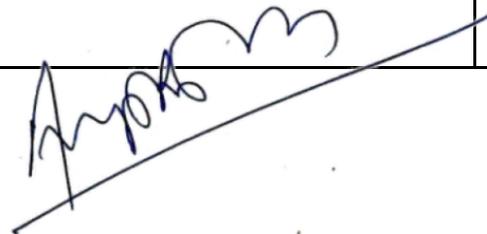
The applicant shall furnish the following along with the Completion Certificate Application:-

- 1) Completion Certificate Application in the prescribed format
- 2) Declaration by the applicant and Licensed Surveyor / Architect in the prescribed format. If the construction is Multi Storeyed Building, declaration has to be obtained from Class-I Licensed Surveyor/Architect.
- 3) Copy of CMDA approved plan and letter attested by Notary Public
- 4) Copy of Planning Permit issued by CMDA attested by Notary Public
- 5) Copy of Building Permit issued by the Corporation of Chennai / Local Body attested by Notary Public
- 6) Copy of receipt of remittance towards Infrastructure and Amenities Charge and security deposit remittance receipt attested by Notary Public. In case of Bank Guarantee, the copy of Bank Guarantee and the High Court order copy duly attested by Notary Public to be furnished.
- 7) As on site plan giving all the details of the dimensions and the set back spaces available in the building and other service utilities attested by Licensed Surveyor / Architect and the applicant
- 8) In case of Town Panchayat areas and Panchayat Union areas, the following additional particulars to be provided
 - i) Copy of the Building permit Plan approved by the Local Body.
 - ii) Structural Stability certificate for the building under reference issued by the Certified Structural Engineer along with details of Design Calculations and drawings for all the structural members
 - iii) Certificate from the Civil Engineer who has been associated with the construction to the effect that he was associated with the entire construction. The certificate shall also state that all the building materials including reinforcement, cement aggregate, mix ratio, the size of all structural members, foundations have been used / made in accordance with the design specifications furnished by the Authorised Structural Engineer.
 - iv) Undertaking to provide solar water heating system in the building to be furnished
 - v) Undertaking should be given to the effect that road widening portion has already been handed over to the Local Body or the land left for road widening portions would be handed over by the flat owners, Residents Association, Shop Owners etc., on whom this undertaking would devolve.

A handwritten signature in blue ink, written over a horizontal line. The signature is stylized and appears to be 'Arjun'.

REVISED NORMS PROPOSED FOR ISSUE OF COMPLETION CERTIFICATE FOR OBTAINING POWER SUPPLY, WATER & SEWER CONNECTIONS FOR THE BUILDINGS APPROVED AS PER DEVELOPMENT CONTROL RULE / DEVELOPMENT REGULATION

Sl.No.	Parameters	Spl.Buildings & Public Buildings	Multi Storeyed Buildings.
1	Dimension of the building	The increase in the dimension of the building shall not exceed 0.30 mts. in length and 0.30 mts. in width.	The increase in the dimension of the building shall not exceed 0.30 mts. in length and 0.30 mts. in width.
2	Set Backs / Distance Between Blocks.	0.30 mts. reduction in set backs is allowed on all sides, subject to availability of minimum set back of 1.35 mts.	The reduction of 0.30 mts. in the set back space is permissible on all sides, subject to availability of minimum 6.70 mts. , for the buildings of within 30 mts. height. With increase in height above 30 mts. corresponding increase in set back to be insisted.
3	Height of the Building	Increase in height of the building is permitted not exceeding 3% of the building height approved as long as such increase does not exceed 15.25 mts. and does not constitute an additional floor. In such cases, additional set back for the additional height increase shall not be insisted.	Increase in height of the building is permitted not exceeding 5% of the building height approved as long as such increase does not constitute an additional floor. In such cases, additional set back for the additional height increase shall be insisted on pro-rata basis. (For instance, for a 30 mts. height building with 5% increase in height the additional set back insisted will be 0.25 mts.) However, the height should be within the height permitted by AAI / IAF.
4	FSI Tolerance Limit	FSI Tolerance limit will be 0.03 of FSI or 50 Sq.mt. floor area whichever is higher over and above the permissible FSI..	FSI Tolerance limit will be 0.03 of FSI or 50 Sq.mt. , floor area whichever is higher over and above the permissible FSI.



5	Architectural projection & service ducts	<p>a) Upto 1.0 mt. service ducts are permissible here and there and not to the entire width and length of the building.</p> <p>b) Architectural projection at terrace floor can be permitted continuously upto 1.2 mts. in width subject to availability of minimum clear set back space of 2.0 mts. from the property boundary / street alignment.</p> <p>c) In case of buildings wherein approval has been given with 1.50 mts. RSB, only upto 0.60 mts. architectural projection can be permitted subject to availability of clear 0.90mts. RSB as presently allowed.</p> <p>d) Architectural projection at other floors can be permitted only upto 0.60mts. in width where it is a continuous projection and upto 1.0 mt. in width where it is discontinuous.</p>	<p>Service ducts upto 1.0 mt. here and there and not to the entire width and length of the building and Architectural projection upto 0.60m. in width where it is continuous and upto 1.0 mt. where it is discontinuous are permissible, subject to availability of minimum clear set back of 6.70 mts. where required set back is 7.0 mts. and minimum clear set back of 7.70 mts. where required set back is 8.0 mts. and minimum set back of 8.70m. where required set back is 9.0 mts. and so on</p>
6	OHT	Change in the location/orientation permissible. In case of increase in the size of the OHT, development charges to be collected.	Change in the location/orientation permissible. In case of increase in the size of the OHT, development charges to be collected.
7	Inter connection between two flats	Permissible as long as it satisfies parking requirement.	Permissible as long as it satisfies parking requirement.

8	Change in the position of the columns and introduction of new columns in the stilt floor.	Permissible as long as it does not affect minimum 3.00 mts. driveway for vehicular movement and the no. of minimum parking lots required as per approved plan is left as car parking space. Movement and parking of required number of cars on ground can be taken irrespective of certain deviations from the approved plan, subject to conformity to DR provision relating to Parking and Driveway.	Permissible as long as it does not affect driveway of minimum 3.00 mts. for vehicular movement and the no. of minimum parking lots required as per approved plan and left as car parking space. Movement and parking of required number of cars on ground can be taken irrespective of certain deviations from the approved plan, subject to conformity to DR provision relating to Parking and Driveway.
9	Non FSI area	Change in location of incidental use within non-FSI area permissible limit.	Change in location of incidental use within non-FSI area permissible limit.
10	Variation between document dimension and site dimension	If on site measurements are less than originally approved from PLR line, but even this lesser set backs on the site conform to DCR - Permissible.	If on site measurements are less than originally approved from PLR line, but even this lesser set backs on the site conform to DCR - Permissible.
11	Entrance Arch / Pillar	As per the provision of the Development Regulation in force.	As per the provision of the Development Regulation in force.
12	Unsupported Entrance Portico / Canopy	As per the provision of the Development Regulation in force.	As per the provision of the Development Regulation in force.
13	Pergola	Permissible for elevation purpose in the terrace not exceeding 10% area of the respective floor. Pergola projections in other places will be treated as architectural features, as per the provisions of the DR in force.	Permissible for elevation purpose in the terrace not exceeding 10% area of the respective floor. Pergola projections in other places will be treated as architectural features, as per the provisions of the DR in force.

14	Landscaping	Permissible in the set back space without affecting parking and driveway and not exceeding 1.5 mts. above the ground level.	Permissible after leaving 6.70 mts. , set back and without affecting parking and driveway and not exceeding 1.5 mts. above the ground level.
15	Rain water harvesting	Should be provided.	Should be provided.
16	Compound Wall constructed including the land left for road widening.	Not permissible. Permanent compound wall to be constructed as per the approved plan after leaving the Street Alignment / Road widening portion. However, the land left for road widening may be utilized for landscaping with temporary grill / barbed wire fencing, with or without Dwarf wall not exceeding 0.60 mts. height.	Not permissible. Permanent compound wall to be constructed as per the approved plan after leaving the Street Alignment / Road widening portion. However, the land left for road widening may be utilized for landscaping with temporary grill / barbed wire fencing, with or without Dwarf wall not exceeding 0.60 mts. height.
17	Fire license	Compliance Certificate from DF&RS not required, provided the building height does not exceed 15.25 mts.	Compliance Certificate from DF&RS is required.
18	OSR land	As the OSR space is vested with CMDA / Local Body, no structure shall be constructed / erected on OSR land.	As the OSR space is vested with CMDA / Local Body, no structure shall be constructed / erected on OSR land.

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19	Structures permitted in the set back area	Access steps to Ground floor and ramps, (without affecting ventilation of Basement Floor) closed Well, Water and Sewage Treatment Plant, Generator, Box type transformers are permitted in the set back area subject to availability of minimum driveway of 3.00 mts. and parking requirements as per the approved plan.	Access steps to Ground floor and ramps, (without affecting ventilation of Basement Floor) closed Well, Water and Sewage Treatment Plant, Generator, Box type transformers are permitted in the set back area subject to availability of minimum set back of 6.7 mts. and satisfying the parking requirements.
20	Structures permitted in the Terrace Floor	AC Plant and Two toilets in every block are permitted in the Terrace Floor Architectural feature in the periphery on the top most floor (Terrace Floor) up to 3.00 mts. height is permissible subject to the condition that the portion constructed over allowable 1.5 mts. height parapet wall shall be non continuous with solid portion not exceeding 50% of the surface area.	AC Plant and Two toilets in every block are permitted in the Terrace Floor. Architectural feature in the periphery on the top most floor (Terrace Floor) up to 3.00 mts. height is permissible subject to the condition that the portion constructed over allowable 1.5 mts. height parapet wall shall be non continuous with solid portion not exceeding 50% of the surface area.
21	Association Room	20 sq.mt. area of Association room is permitted for each Block in Stilt Floor without affecting Parking requirement.	20 sq.mt. area of Association room is permitted for each Block in Stilt Floor without affecting Parking requirement.
22	Installation of Solar Energy System	1/3 rd area of the total terrace area to be reserved for erecting Solar Photo Voltaic Panels. The approximate space required for erecting Solar Voltaic Panel is 10 sq.mt for generating 1 KW of electricity.	1/3 rd area of the total terrace area to be reserved for erecting Solar Photo Voltaic Panels. The approximate space required for erecting Solar Voltaic Panel is 10 sq.mt for generating 1 KW of electricity.

