	CLEARANCE	Ministry of Environmer (Issued by the State En Authority(SEI))To,To,The owner SAFAL DEVELOPERS PRIVATION	ion of SV Road, Lallubhai Park, Andheri
PARIVESH	(Pro-Active and Responsive Facilitation by Interactive, and Virtuous Environmental Single-Window Hub)	 in respect of project submitted to SIA/MH/INFRA2/408565/2022 dated environmental clearance granted to 1. EC Identification No. 2. File No. 3. Project Type 4. Category 5. Project/Activity including Schedule No. 6. Name of Project 7. Name of Company/Organization 8. Location of Project 9. TOR Date 	ication 2006-regarding oplication for Environmental Clearance (EC) o the SEIAA vide proposal number 05 Dec 2022. The particulars of the the project are as below. EC23B038MH195971 SIA/MH/INFRA2/408565/2022 New B 8(a) Building and Construction projects Proposed Redevelopment Of Municipal
A DI		Date: 11/04/2023	(e-signed) Pravin C. Darade , I.A.S. Member Secretary SEIAA - (MAHARASHTRA)
	PARVESH FILTER	Note: A valid environmental clearance	e shall be one that has EC identification

number & E-Sign generated from PARIVESH.Please quote identification number in all future correspondence.

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STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/INFRA2/408565/2022 Environment & Climate **Change Department** Room No. 217, 2nd Floor, Mantralaya, Mumbai- 400032.

То

M/s. Safal Developers Pvt. Ltd., S.C No.6 (Pt) Of F/North Ward, Sion Division, Vishramwadi, Bhaudaji Rd. Sion Mumbai.

> : Environment Clearance for proposed Redevelopment of Municipal Subject Property known as Barracks No. T/57, T/58, T/59 On Plot Bearing S.C No.6 (Pt) Of F/North Ward, Sion Division, Situated at Vishramwadi, Bhaudaji Rd. Sion Mumbai by M/s. Safal Developers Pvt. Ltd.

Reference : Application no. SIA/MH/INFRA2/408565/2022

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-2 in its 193rd meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 257th (Day-1) meeting of State Level Environment Impact Assessment Authority (SEIAA). 2

Sr. No.	Description	Details		
1	Proposal Number	SIA/MH/INFRA	2/408565/2022	
2	Name of Project	as Barracks No. 7 No.6 (Pt) Of F/N	lopment of Municipal Property known [/57, T/58, T/59 On Plot Bearing S.C orth Ward, Sion Division, Situated at audaji Rd. Sion Mumbai by M/s. Safal td.	
3	Project category	8(a), B2		
4	Type of Institution	Private		
5	Project Proponent	Name	Mr. Vijay More	
		Regd. Office address	54B, 402, Sagar Avenue, Junction of SV Road, Lallubhai Park, Andheri West, Mumbai - 4000058	
		Contact number	9969033491	
		e-mail	Compliance@Sahanagroup.com	
6	Consultant	Name: Enviro Analysts & Engineers Pvt. Ltd. NABET Accreditation No: NABET/EIA/2023/RA0206 Validity: 13.05.2023		
7	Applied for	Greenfield Project /Fresh		
8	Location of the project	Municipal Property is known as Barracks No. T/57, T/58, T/59 On Plot Bearing S.C No.6 (Pt) Of F/North Ward,		

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

				Sion Divi Sion.	sion, Situated at Vishra	mwadi, B	haudaji Rd	
9	Latituda	and Longitud	2	Sion. Latitude - 19°13'24.96"N,				
9	Latitude and Longitude				- 72°52'5.15"E			
10	Plot Are	a (Sq.m.)		26329.97				
11		ons (Sq.m.)		16497.65				
12		area (Sq.m.)		9832.32 so		••• •		
13		coverage (m^2)	& %		q.m (43.97%)			
14	FSI Area	<u> </u>	~ / 0	79490.98				
15	Non-FS	· · · · ·	age e	56086.82				
16		d built-up area	(FSI+	135577.8				
		l) (Sq.m.)						
17		m2) approved	by the	IOD For B	uilding no.1 – 06/03/201	7 - Appro	ved FSI area	
		g Authority till		- 8371.33	sq.m		<u>.</u>	
	1994) 1	n d'a		IOD for bu	uilding no.2 & 3 – 09/03	/2017 - A _l	pproved FS	
					61.54 sq.m			
				2012	uilding no.4 – 06/03/201	7 - Approv	ved FSI area	
				- 7644.7 s		7 .	ad EQ1 area	
				-2513.38	uilding no.5 – 06/03/201	/ - Approv	ved r 51 area	
				- 2515.38	Sq.m			
18	Farlier I	EC details wit	h Total	NAs				
10	la dina	ction area, if a	1					
19	Construction completed as			No. construction is taken up onsite				
	per earlier EC (FSI + Non							
	FSI) (Sq.m.)							
20	Previous EC / Existing Building			Proposed Configuration Reason for				
	Buildi	Configurat	Heig	Building	Configuration	Height	Modificat	
nggill. /	ng	ion	ht	Name		(m)	ion	
460 - S	1 (12)(2) (1) (1) (1) (1) (1) (1) (1) (1) (1) (1		()			agentical fast auto-		
	Name		(m)			pana p	Change	
	Name NA	NA	NA	Amenity	Ground + 19(nt)	64 35	NA	
		NA		Building	Ground + 19(pt.)	64.35 m		
	NA		NA		Floors.	64.35 m	NA	
		NA NA		Building no. 1	Floors. 3 Basements +			
	NA		NA	Building no. 1 Sale	Floors. 3 Basements + Ground + 5 Podium		NA	
, 	NA		NA	Building no. 1 Sale Building	Floors. 3 Basements + Ground + 5 Podium Levels + 6th to18th		NA	
	NA		NA	Building no. 1 Sale	Floors. 3 Basements + Ground + 5 Podium Levels + 6th to18th floor + Service floor	m	NA	
	NA		NA	Building no. 1 Sale Building	Floors. 3 Basements + Ground + 5 Podium Levels + 6th to18th floor + Service floor & fire check floor +	m 172.95	NA	
	NA		NA	Building no. 1 Sale Building	Floors. 3 Basements + Ground + 5 Podium Levels + 6th to18th floor + Service floor & fire check floor + 19th to 40th + Service	m	NA	
	NA		NA	Building no. 1 Sale Building	Floors. 3 Basements + Ground + 5 Podium Levels + 6th to18th floor + Service floor & fire check floor +	m 172.95	NA	
	NA		NA	Building no. 1 Sale Building	Floors. 3 Basements + Ground + 5 Podium Levels + 6th to18th floor + Service floor & fire check floor + 19th to 40th + Service floor & fire check	m 172.95	NA	
	NA		NA	Building no. 1 Sale Building	Floors. 3 Basements + Ground + 5 Podium Levels + 6th to18th floor + Service floor & fire check floor + 19th to 40th + Service floor & fire check floor + 41st to 50th	m 172.95	NA	
,	NA		NA	Building no. 1 Sale Building	Floors. 3 Basements + Ground + 5 Podium Levels + 6th to18th floor + Service floor & fire check floor + 19th to 40th + Service floor & fire check floor + 41st to 50th Residential Floors +	m 172.95	NA	
	NA NA	NA	NA	Building no. 1 Sale Building 2 & 3 Municip al Tenant	Floors.3BasementsGround+ 5 PodiumLevels+ 6th to18thfloor+ Service floor& fire check floor+ 19th to 40th + Servicefloor& fire checkfloor& fire checkfloor+ 19th to 50thResidential Floors+ Terrace Floor.Ground floor+ 20th	m 172.95 m	NA	
	NA NA	NA	NA	Building no. 1 Sale Building 2 & 3	Floors.3BasementsGround+ 5 PodiumLevels+ 6th to18thfloor+ Service floor& fire check floor+ 19th to 40th + Servicefloor& fire check floor+ 19th to 40th + Servicefloor& fire check floor+ 19th to 50thResidential Floors+ Terrace Floor.Ground floor+ 20thfloor+ Service floor& fire check floor+ 1000000000000000000000000000000000000	m 172.95 m 88.60	NA	
	NA NA	NA	NA	Building no. 1 Sale Building 2 & 3 Municip al Tenant	Floors.3Basements4Ground+5PodiumLevels+66100r+8fire19thto40th+Servicefloor&firecheckfloor&firecheckfloor&firecheckfloor+19thto50th+ResidentialFloorsFloor-Groundfloor+20thfloor+Servicefloor	m 172.95 m	NA	

	NA	NA	NA	Slum Building no. 5	Ground + 8th	ı (Pt).	27.60 m	NA
	NA	NA	NA	Parking Tower	Stilt + 21 lev	el.	52.90 m	NA
21	No. of	Tenements & S	Shops	Building ne gruha, The Building ne Building ne	 b. 1 – 174 nos capy center capy 2 & 3 - Flat capy 4 - Flats - 10 caps 5 - 21 nos. capy 	s - 512 no 00 nos.	BMC Ch	
22	Total P	opulation		Residential Commercia Others: 410	ıl: 84 nos.			
23	Total CMD	Water Requi	rements	630 KLD (Landscape	Domestic - 4 - 13 KLD)	12 KLD,	Flushing	- 205 KLD,
24	location		(UGT)	Service bas Basement 1 Service Bas	ement for Am evel 1 for Sale sement for Bu	e building	g 2 & 3	1
25		of water		MCGM				
26	STP Ca STP Lo	pacity & Tech	nology		Total Capacit TP for Amenit			
28	Sewage	Generation C	`MD &	390 KLD S level 1 & o 110 KLD S open to the	he sky at grou STP for Sale b pen to the sky TP for Buildi sky at ground z, 35% of exce	uilding n at ground ngs no. 4 level	d level & 5 belo	w ground &
	NG2	wage discharg	1.1.1.		, 5570 OI CAC			
29		Waste Mana Construction P	• ·	Туре	Quantity (Kg/d)	Treatme	ent/disposal
21				Dry waste	10 kg/day		Will be to a recy	handed over cler
				Wet waste	15 kg/day		Handed Municip collector	al waste
				Constructi on waste	Topsoil	3950 Cum	Being landscap	used for ing
					Demolitio n Waste	1929 Cum	•	disposed of WM NOC
					Excavated / Demolitio n Debris quantity	41000 Cum	3500 cu in the int road d and remainin as per	reuse the m quantity ernal plot & evelopment for the g quantity the SWM 3301 cum

1.1

30 Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed Type Quantity (Kg/d) Treatment/disposal over to a recycler 30 Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed Type Quantity (Kg/d) Treatment/disposal over to a recycler 31 R.G. Area in sq.m. R.G. Area in sq.m. RG required - 886.89 sq.m (8%) Non - paved RG on mother earth - 246.72 sq. m. (2%) Treatment.						quantity will be
30 Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed Type Sister Sist						-
30 Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed Type Quantity (Kg/d) Treatment/disposal 30 Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed Type Quantity (Kg/d) Treatment/disposal Broken 1347 kg/day Composting by OWC of total Capacity – 300, 300 & 900 kg/day Dry waste 1347 kg/day Composting by OWC of total Capacity – 300, 300 & 900 kg/day 31 R.G. Area in sq.m. RG required – 886.89 sq.m (8%) Dry sewage sludge will be used as in marure for gardening. 31 R.G. Area in sq.m. RG required – 886.89 sq.m (8%) Dry sewage sludge will be used as a maru (2%)						
30 Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed Type Quantity (Kg/d) Treatment/disposal for terraces. 30 Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed Type Quantity (Kg/d) Treatment/disposal bused as a size for terraces. 30 Total Solid Waste Quantities with type during Operation Type Quantity (Kg/d) Treatment/disposal bused as a fair mosaic for terraces. 30 Total Solid Waste Quantities with type during Operation Type Quantity (Kg/d) Treatment/disposal bused as the mosaic for terraces. 30 Total Solid Waste Quantities with type during Operation Type Quantity (Kg/d) Treatment/disposal bused at a site for landscaping. 3 OWC of total Capacity -300, 300 & 900 Kg/day. 8 STP Sludge 28 kg/day Will be collected and sent to MPCB-authorized recyclers. 31 R.G. Area in sq.m. RG required - 886.89 sq.m (8%) Dry sewage sludge will be used as a manure gardening.						
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30 Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed Type Quantity (Kg/d) Treatment/disposal Wet waste 959 kg/day Will be handed over to a recycler Wet waste 1347 kg/day Composting by OWC - manure produced will be used at a site for landscaping, 3 OWC of total Capacity – 300, 300 & 900 Kg/day. E-Waste 2577 kg/yr Will be collected and sent to MPCB-authorized recyclers. STP Sludge (dry) STP Sludge (dry) 28 kg/day Dry sewage sludge will be used as manure for gardening. 31 R.G. Area in sq.m. RG required – 886.89 sq.m (8%) Non - paved RG on mother earth – 1788.34 sq. m. (18%)					1946.036884	1936. Bits
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be installed Wet waste 1347 kg/day Composting by OWC - manure produced will be used at a site for landscaping, 3 OWC of total Capacity – 300, 300 & 900 Kg/day. E-Waste 2577 kg/yr Will be collected and sent to MPCB- authorized recyclers. STP Sludge (dry) 28 kg/day Dry sewage sludge will be used as manure for gardening. 31 R.G. Area in sq.m. RG required – 886.89 sq.m (8%) Non - paved RG on mother earth – 1788.34 sq. m. (18%) Paved RG on Mother earth – 246.72 sq. m. (2%)			Dry waste	959 kg/day		Will be handed over
31 R.G. Area in sq.m. RG required – 886.89 sq.m (8%) Non - paved RG on Mother earth – 1788.34 sq. m. (18%) Paved RG on Mother earth – 246.72 sq. m. (2%)						and the second
31 R.G. Area in sq.m. RG required – 886.89 sq.m (8%) Non - paved RG on Mother earth – 1788.34 sq. m. (18%) Paved RG on Mother earth – 246.72 sq. m. (2%)			Wet waste	1347 kg/day	Z	
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300, 300 & 900 Kg/day. E-Waste 2577 kg/yr Will be collected and sent to MPCB-authorized recyclers. STP Sludge (dry) 28 kg/day Dry sewage sludge will be used as manure for gardening. 31 R.G. Area in sq.m. RG required – 886.89 sq.m (8%) Non - paved RG on mother earth – 1788.34 sq. m. (18%) Paved RG on Mother earth – 246.72 sq. m. (2%)						
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authorized recyclers. STP Sludge 28 kg/day Dry sewage sludge (dry) Dry sewage sludge will be used as manure for gardening. 31 R.G. Area in sq.m. RG required – 886.89 sq.m (8%) Non - paved RG on mother earth – 1788.34 sq. m. (18%) Paved RG on Mother earth – 246.72 sq. m. (2%)			E-Waste	2577 kg/yr		# 1 K
31 R.G. Area in sq.m. RG required - 886.89 sq.m (8%) Non - paved RG on mother earth - 1788.34 sq. m. (18%) Paved RG on Mother earth - 246.72 sq. m. (2%)						
STP Sludge (dry)28 kg/dayDry sewage sludge will be used as manure for gardening.31R.G. Area in sq.m.RG required - 886.89 sq.m (8%) Non - paved RG on mother earth - 1788.34 sq. m. (18%) Paved RG on Mother earth - 246.72 sq. m. (2%)						
31R.G. Area in sq.m.manure for gardening.31R.G. Area in sq.m.RG required - 886.89 sq.m (8%) Non - paved RG on mother earth - 1788.34 sq. m. (18%) Paved RG on Mother earth - 246.72 sq. m. (2%)				28 kg/day	4	Dry sewage sludge
31 R.G. Area in sq.m. RG required – 886.89 sq.m (8%) Non - paved RG on mother earth – 1788.34 sq. m. (18%) Paved RG on Mother earth – 246.72 sq. m. (2%)			(dry)			
31 R.G. Area in sq.m. RG required - 886.89 sq.m (8%) Non - paved RG on mother earth - 1788.34 sq. m. (18%) Paved RG on Mother earth - 246.72 sq. m. (2%)		nd Qen - 17 201 201			1677	
Non - paved RG on mother earth - 1788.34 sq. m. (18%) Paved RG on Mother earth - 246.72 sq. m. (2%)	31	R.G. Area in sq.m.				- · · · ·
Paved RG on Mother earth – 246.72 sq. m. (2%)			^			1700.24
	1	1				
Total R.G. provided – 2035.059 sq.m (20%)			Daved DG as	a Mathan agent		
Existing trees on the plot: 340 nos						
The number of trees to be planted: $122 + 73 + (600 \text{ trees})$			Total R.G. p	rovided – 203	35.059 sg	

		+200 shrubs) = 995 nos of trees			
		a) In RG area: 195 nos.			
		b) In Miyawaki Plantation (with the			
		trees + 200 shrubs) of trees in the 20	00 sq.m		
		Number of trees to cut: 61 nos as pe	er Tree NOC		
		Number of trees to transplant: 73 no	os. as per Tree NOC		
		Number of trees to be retained: 206			
32	Power requirement	During the Operation Phase:			
	• 	Details	BEST		
		Connected load (kW)	13519 KW		
		Demand load (kW)	4703 KW		
33	Energy Efficiency	a) Total Energy saving (%): 16 %			
24		b) Solar energy (%): 5%	i geno in <u>1</u> 799. Referencias da calendaria		
34	D.G. set capacity	2 x 700 KVA	ing anglan ang ang ang ang ang ang ang ang ang ang		
35	No. of 4-W & 2-W Parking with 25% EV	4 Wheelers – 943 Nos. 2Wheeler – 149 nos.			
36	No. & capacity of Rainwater harvesting tanks /Pits	4 RWH tank is proposed which is hat of 162 cu.m/day.	aving a total capacity		
37	Project Cost in (Cr.)	Rs. 410 Cr			
38	EMP Cost	Capital Cost- Rs. 1182 Lakhs, O a Lakhs	nd M cost - Rs. 90		
39	CER Details with justification if anyas per MoEF&CC circular dated 01/05/2018	It will be as per the OM dated 30th	September 2020.		
40	Details of Court Cases/litigations w.r.t the project and project location if any.	NA			

3. The proposal has been considered by SEIAA in its 257th (Day-1) meeting and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-**Specific Conditions:**

A. SEAC Conditions-

- 1. PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
- 2. PP to obtain following NOCs:a)Water Supply; b) Storm Water Drain remarks; c) CFO NOC for Parking Tower; d) Civil Aviation NOC.
- 3. PP to maintain 6 Mtr. distance between 390 KLD STP & domestic tanks.
- PP to relocate flushing tank adjacent to 410 KLD STP proposed for building no.4 &
 5.

- 5. PP to relocate domestic tanks of building no.2 & 3 in to the 1st basement such that top of the tanks is flush to the ground level.
- 6. PP to maintain adequate distance between Substation & STP.
- 7. PP to reduce discharge of treated water up to 35%. PP to submit undertaking from concerned authority/agency/third party regarding use of excess treated water.

B. SEIAA Conditions-

- 1. This EC is restricted up to 120 m height as PP has not obtained HRC NOC. EC is further restricted up to 122.787 m height as per Civil Aviation NOC.
- 2. This EC is also restricted building no 1 up to 62.75 m height and for building no 5 up to 27.45 m height only as per CFO NOC.
- 3. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
- 4. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
- 5. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA.III dt.04.01.2019.
- SEIAA after deliberation decided to grant EC for FSI 79490.98 m2, Non FSI-56086.82 m2, Total BUA- 135577.8 m2. (Plan approval No. CHE/CITY/1323/FN/337, dated-10.03.2017, CHE/CITY/1288/FN/337, dated-06.03.2017, CHE/CITY/1287/FN/337, dated-08.03.2017)

General Conditions:

a) <u>Construction Phase :-</u>

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
 - II. Disposal of muck, Construction spoils, including bituminous material 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 the approved sites with the approval of competent authority.
 - III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
 - IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
 - V. Arrangement shall be made that waste water and storm water do not get mixed.
 - VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.

- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- IX. 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.
- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. 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.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
 - XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management

and Handling) Rules, 2016.

- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. 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.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
 - IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
 - X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
 - XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in
- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the

respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM. SO2, NOx (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

C) General EC Conditions:-

- I. PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.
- II. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- III. 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.
- IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
- V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
- VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
- VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.

4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.

5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.

6. In case of submission of false document and non-compliance of stipulated conditions,

Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.

7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.

8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.

9. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Pravin Darade (Member Secretary, SEIAA)

Copy to:

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