

SEAC-II Meeting

SEAC Meeting number: 53rd Meeting Date May 4, 2017

Subject: Environment Clearance for Expansion of "VICINIA" Residential project by M/s. Forbes And Company Ltd

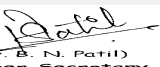
General Information:

1.Name of Project	Expansion of "VICINIA" Residential project at Plot Bearing CTS No. 15A,15C,15D,15E &15F Chandivali, Kurla, Mumbai, Maharashtra
2.Type of institution	Private
3.Name of Project Proponent	M/s. Forbes And Company Ltd.
4.Name of Consultant	Principal Architect : M/s Brighton Architects (India) Pvt. Ltd., Design Architect : M/s Kapadia Associates,, MEP Consultant : M/s AECOM India Pvt Ltd.,Structural Consultant : M/s ASCENT Structural Engineers Pvt. Ltd.,Environment Consultant : M/s Enviro Analysts And Engineers Pvt. Ltd.; Traffic consultant : Mr. Rajesh Gajjar M/s GMD Consultants; Disaster management : M/s Sustainable Approach for Green Environment LLP
5.Type of project	Proposed Residential Project
6.New project/expansion in existing project/modernization/diversification in existing project	Expansion
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	EC Received dated 18.07.2016
8.Location of the project	Plot Bearing CTS No. 15A,15C,15D,15E &15F Chandivali, Kurla, Mumbai, Maharashtra
9.Taluka	Kurla
10.Village	Village-Chandivali
11.Area of the project	Municipal Corporation of Greater Mumbai
12.IOD/IOA/Concession/Plan Approval Number	concession document received dated 29.10.2014 IOD/IOA/Concession/Plan Approval Number: As per Amended IOD dated 30.03.2017 Approved Built-up Area: 71567
13.Note on the initiated work (If applicable)	Total Constructed area : 12583 sqm.
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	NA
15.Total Plot Area (sq. m.)	27263.50
16.Deductions	4636.82
17.Net Plot area	22626.68
18.Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 60687.51 b) Non FSI area (sq. m.): 57826.16 c) Total BUA area (sq. m.): 118513.67
19.Total ground coverage (m2)	4771.42
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	21.09%
21.Estimated cost of the project	4050000000

22.Number of buildings & its configuration

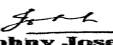
Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)
1	Wings A & B	3B+Stilt + 20 Flrs	69.94
2	Wings C,D	3B+Stilt + 21 Flr	69.94
3	Wing E, F	3B+Stilt + 21 Flr	69.94
4	Wings G	3B+Stilt + 21 Flrs	69.94
5	Wings H	3B+Stilt + 21 Flrs	69.94
6	Wing I (Sports Center)	G + 1 Flr (Pt)	9.4
7	Club House	G + 1 Flr (Pt)	8.0

23.Number of tenants and shops	Residential Tenements : 574
24.Number of expected residents / users	2870
25.Tenant density per hectare	253


DR. B.N.Patil (Secretary
SEAC-II)

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Shri. Johnny Joseph
(Chairman SEAC-II)

26.Height of the building(s)	
27.Right of way (Width of the road from the nearest fire station to the proposed building(s))	Existing 18.30 mt wide D.P. road
28.Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	9 m
29.Existing structure (s) if any	existing dilapidated shed.
30.Details of the demolition with disposal (If applicable)	Demolition of existing dilapidated shed.

31.Production Details

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

32.Total Water Requirement

Dry season:	Source of water	MCGM / Recycled water
	Fresh water (CMD):	273
	Recycled water - Flushing (CMD):	129
	Recycled water - Gardening (CMD):	28
	Swimming pool make up (Cum):	15
	Total Water Requirement (CMD) :	430
	Fire fighting - Underground water tank(CMD):	700
	Fire fighting - Overhead water tank(CMD):	210
	Excess treated water	157
Wet season:	Source of water	MCGM / Recycled water/ RWH
	Fresh water (CMD):	273
	Recycled water - Flushing (CMD):	129
	Recycled water - Gardening (CMD):	NA
	Swimming pool make up (Cum):	NA
	Total Water Requirement (CMD) :	402
	Fire fighting - Underground water tank(CMD):	700
	Fire fighting - Overhead water tank(CMD):	210
	Excess treated water	232

Details of Swimming pool (If any)		Total domestic water including Swimming pool makeup and backwashing of 15 KLD.							
33.Details of Total water consumed									
Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)		
Water Requirement	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
34.Rain Water Harvesting (RWH)	Level of the Ground water table:		2.4 to 3.5 meter below ground level						
	Size and no of RWH tank(s) and Quantity:		RWH tank of 200 Cum is proposed.						
	Location of the RWH tank(s):		Basement 2						
	Quantity of recharge pits:		NA						
	Size of recharge pits :		NA						
	Budgetary allocation (Capital cost) :		36						
	Budgetary allocation (O & M cost) :		1.8						
Details of UGT tanks if any :		Domestic : 320 cum Flushing : 160cum Fire fighting : 700cum RWH : 200 cum UG tank is located in Basement 2.							
35.Storm water drainage	Natural water drainage pattern:		SWD network is designed in line with the natural drainage pattern. Sizing of the internal SWD network is done as per the maximum storm water generation.Slope of about 2.0 m existing on site from South East to North West corner						
	Quantity of storm water:		0.15 cum/sec						
	Size of SWD:		0.26m (diameter)						
Sewage and Waste water	Sewage generation in KLD:		361						
	STP technology:		MBBR						
	Capacity of STP (CMD):		400						
	Location & area of the STP:		below club house & 540 sq.m.						
	Budgetary allocation (Capital cost):		72						
Budgetary allocation (O & M cost):		15							
36.Solid waste Management									
Waste generation in the Pre Construction and Construction phase:	Waste generation:		1,92,884 cum of excavation quantity. 520cum of Demolition waste likely to be generated						
	Disposal of the construction waste debris:		Construction debris shall be stored at dedicated place within the project site and will be regularly water sprinkled and will be kept covered. Transport of debris shall be done in covered trucks for disposal as per Construction and Demolition Waste Rules 2016.						
Waste generation in the operation Phase:	Dry waste:		574						
	Wet waste:		861						
	Hazardous waste:		NA						
	Biomedical waste (If applicable):		NA						
	STP Sludge (Dry sludge):		25						
Others if any:		NA							

Mode of Disposal of waste:	Dry waste:	Collected by recyclers
	Wet waste:	Utilized as manure through Organic Waste composting machine.
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	Used as manure
	Others if any:	NA
Area requirement:	Location(s):	Ground
	Area for the storage of waste & other material:	70 sqm
	Area for machinery:	100 sqm
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	12
	O & M cost:	4

37. Effluent Characteristics

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

38. Hazardous Waste Details

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

39. Stacks emission Details

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

40. Details of Fuel to be used

Serial Number	Type of Fuel	Existing	Proposed	Total
1	Not applicable	Not applicable	Not applicable	Not applicable

41. Source of Fuel Not applicable

42. Mode of Transportation of fuel to site Not applicable

43.Green Belt Development	Total RG area :	Required = 5656.67 sqm ; Provided = 6118.49 sqm
	No of trees to be cut :	9
	Number of trees to be planted :	378
	List of proposed native trees :	As mentioned in the List of proposed plantation on ground
	Timeline for completion of plantation :	At the time of completion of the project

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

Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Anthocephalus cadamba	Kadamba	38	Native tree has medicinal value
2	Mimusopselengii	Bakul	35	Native tree has medicinal value
3	Cassia fistula	Bahava Amaltas	35	Native tree has medicinal value
4	Lagerstroemia speciosa	Pride of India Tamhan	37	Native tree has medicinal value
5	Cordia alliodora	Cordia	33	Ornamental plant
6	Calophyllum phyllum	Undal	35	Ornamental plant
7	Mesua ferrea	NagKesar	37	Ornamental plant
8	Michelia champaca	Sonchapha	37	Fragrant flowering plant
9	Bauhinia purpurea	Kanchan	38	Ornamental plant
10	Phoenix sylvestris	Indian date palm	33	Ornamental plant

45.Total quantity of plants on ground


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

Serial Number	Name	C/C Distance	Area m2
1	As per recommendations	As per recommendations	As per recommendations

47.Energy

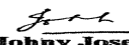
Power requirement:	Source of power supply :	TATA
	During Construction Phase: (Demand Load)	80 KW
	DG set as Power back-up during construction phase	100kVa
	During Operation phase (Connected load):	12313 Kw
	During Operation phase (Demand load):	7051 Kw
	Transformer:	NA
	DG set as Power back-up during operation phase:	2 No. 320 KVA , 2 No. 750 KVA
	Fuel used:	HSD
	Details of high tension line passing through the plot if any:	NA

48.Energy saving by non-conventional method:


 (Dr. B. N. Patil)
 Member Secretary
 SEAC (MMR)
DR. B.N.Patil (Secretary SEAC-II)

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Energy Efficiency :11.02%
 Energy Saving Measures :
 - LEDs for Ext Lighting (Energy Saving :52%)
 - Reduction in basement lighting by 50% as against ECBC basecase of 0.3 W/Sqft. Target LPD is 0.15 W/Sqft which can be achieved through LEDs/CFL (Energy Saving :50%)
 - LEDs used in Common Areas Target LPD for Common Areas is 0.22W/Sqft (Energy Saving :39%)
 - Due to variable speed drive, proposed elevator can save approx. 25% of energy as against standard elevators(Energy Saving :25%)
 - All water pump motors will be use high efficiency motors with 5 star BEE rating & low flow fixtures gives less flow rate (Energy Saving :22%)
 - 20% Hot water demand by Solar
 - Energy Savings under Cooling Energy due to 5 Star Acs
 - Energy Savings due to CO Sensors installed (Energy Saving :28%)
 - Solar PV Cells for 2 Tube lights + Fan per dwelling Unit (Energy Saving :12%)

49.Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Energy Efficiency	11.02%

50.Details of pollution control Systems

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

Budgetary allocation (Capital cost and O&M cost):	Capital cost:	96
	O & M cost:	4.8

51.Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Water environment	Water for Dust Suppression	5
2	Site Sanitation & Safety	Site Sanitation & Safety	2
3	Water & soil environment	Environmental Monitoring (Noise, Water & Soil-Project site (4 times a year)	4
4	Disinfection	Disinfection	1
5	Health Check up	Health Check up	2


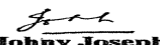
b) Operation Phase (with Break-up):

Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	Solid waste management	OWC	12	4
2	Water environment	STP	72	15
3	Energy	Solar	96	4.8
4	Water environment	RWH system	36	1.8
5	Landscaping	Landscaping	150	30
6	total	Total	366	55.8

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

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

52.Any Other Information

 (Dr. B. N. Patil) Member Secretary SEAC (MMR) DR. B.N.Patil (Secretary SEAC-II)	SEAC Meeting No: 53rd Meeting Date: May 4, 2017	Page 6 of 65	 Johnny Joseph Shri. Johnny Joseph (Chairman SEAC-II)
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No Information Available

53.Traffic Management

	Nos. of the junction to the main road & design of confluence:	Access through existing 18.30 m wide DP Road
Parking details:	Number and area of basement:	3nos of basmement (Total Area :42896.43sq.m.)
	Number and area of podia:	NA
	Total Parking area:	.
	Area per car:	Ground floor : 25.00sqm ; Basement 1 : 32.84sqm ; Basement 2 : 32.84sqm ; Basement 3 : 35.54sqm
	Area per car:	Ground floor : 25.00sqm ; Basement 1 : 32.84sqm ; Basement 2 : 32.84sqm ; Basement 3 : 35.54sqm
	Number of 2-Wheelers as approved by competent authority:	78nos
	Number of 4-Wheelers as approved by competent authority:	TOTAL PARKING PROVIDED :1294 Nos.
	Public Transport:	NA
	Width of all Internal roads (m):	Minimum 6m wide internal road
	CRZ/ RRZ clearance obtain, if any:	NA
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	Sanjay Gandhi National Park (3.56 km aerial distance). It doesnt fall under eco sensitive zone as per ESZ Notification dtd 5th December 2016
	Category as per schedule of EIA Notification sheet	8(a) B2
	Court cases pending if any	NA
	Other Relevant Informations	NA
	Have you previously submitted Application online on MOEF Website.	Yes
	Date of online submission	20-09-2016
Brief information of the project by SEAC		

PP, Mr. Subodh Pagnis & Architect Mr. S.P. Dandarkar were present during the meeting along with environmental consultant M/s Enviro Analysts and Engineers Pvt. Ltd.

PP informed that, the proposal is for expansion of residential project. The project received environmental clearance vide letter dated 18.07.2016 for the plot area of 27,263.50 sqmt and construction area 95,368.49 comprising building configuration Wings A,B,C,D = 3B + Stilt + 20 Floors & Wings E,F,G = 3B + Stilt + 21 Floors. It is noted that the application made is within the validity period of EC.

The Project is residential development under the Municipal limits of MCGM. PP intends to have expansion in the proposal due to amendment in the policy vide circular dated 16.05.2015. It has been proposed to add two more wings (I.e.H Wing and sports centre) with changes in the configuration and size of the flat in the other wings. Therefore, total construction area has been increased from 95,368.49 sqmt. to 1,18,513.67 sqmt.

PP also informed that, project was appraised by EAC (MoEF) in its 14th Meeting held on 15/02/2017 wherein the project was discussed in detail for all points in relation to safeguard of Environment. PP informed that they have submitted EC compliance to MoEF. EAC had sought information on 3 additional points. PP presented the compliance as above and also presented detail project.

The project proposal was discussed on the basis of presentation made and documents submitted by the proponent. All issues related to environment, including air, water, land, soil, ecology and biodiversity and social aspects were discussed. Committee noted that the project is under 8a (B2) category of EIA Notification, 2006. Consolidated statements, form 1, 1A & presentation submitted are taken on the record.

DECISION OF SEAC

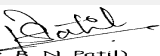
After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of following points.

Specific Conditions by SEAC:

- 1) PP to ensure that width of the fire tender movement from all sides should be more than 6 m and turning radius should be 9 meters.
- 2) Committee noted that 9 trees will be cut during the project. PP to submit permission from concern tree authority.
- 3) PP to ensure that BoD of the treated waste water should be 10 mg/lit and suspended solids is 20 mg/lit
- 4) If applicable, PP to leave clear cut side margin of 6 m from the boundary of the plot and open space and non-paved RG area should be on ground as per the orders of Hon'ble Supreme Court (Civil Appeal No. 11150 of 2013 and SLP (Civil) No. 33402/2012) dated 17th December 2013.
- 5) PP to upload the approved plans with duly stamped & signed of the project/ plans submitted for approval to the local body, Disaster Management Plan, Environmental Management Plan, traffic study and other above said compliances etc on the website of ec.mpcb.in
- 6) Hon'ble High Court has clamped a ban on new constructions in MCGM area. Building permissions may be considered by the Local Body strictly adhering to High Court's order

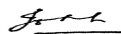
FINAL RECOMMENDATION

SEAC-II have decided to recommend the proposal to SEIAA for Prior Environmental clearance subject to above conditions


(Dr. B.N. Patil)
Member Secretary
SEAC (MMR)
**DR. B.N.Patil (Secretary
SEAC-II)**

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Johnny Joseph
**Shri. Johnny Joseph
(Chairman SEAC-II)**

SEAC-II Meeting

SEAC Meeting number: 53rd Meeting Date May 4, 2017

Subject: Environment Clearance for Proposed expansion and amended in EC by addition of one dormitory building - 'AASHA NIVAS' in existing campus of Tata Memorial Hospital by M/s. Tata Memorial Centre


General Information:

1.Name of Project	Environment Clearance for Proposed expansion and amended in EC by addition of one dormitory building - 'AASHA NIVAS' in existing campus of Tata Memorial Hospital by M/s. Tata Memorial Centre
2.Type of institution	Government
3.Name of Project Proponent	M/s. Tata Memorial Center
4.Name of Consultant	M/s. Eco Foot Forward Environment Consultancy & Engineers Pvt. Ltd.
5.Type of project	Dormitory Building Construction. Category 8(a) of EIA Notification, 2006
6.New project/expansion in existing project/modernization/diversification in existing project	Expansion
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	YES
8.Location of the project	Plot no. 1 & 2, Sector 22, Kharghar, Navi Mumbai - 410208
9.Taluka	NA
10.Village	NA
11.Area of the project	CIDCO
12.IOD/IOA/Concession/Plan Approval Number	Provisional Commencement Certificate No. CIDCO/BP-15374/TPO(NM)/2017/2338 dated 23.01.2017
	IOD/IOA/Concession/Plan Approval Number: Provisional Commencement Certificate No. CIDCO/BP-15374/TPO(NM)/2017/2338 dated 23.01.2017
	Approved Built-up Area: 19497
13.Note on the initiated work (If applicable)	NA
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	NA
15.Total Plot Area (sq. m.)	2, 40,007.49 sq. m.
16.Deductions	NA
17.Net Plot area	2, 40,007.49 sq. m.
18.Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 13210.24
	b) Non FSI area (sq. m.): 6286.76
	c) Total BUA area (sq. m.): 19497
19.Total ground coverage (m2)	1624.75
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	0.68
21.Estimated cost of the project	490000000

22.Number of buildings & its configuration

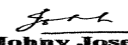
Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)
1	Hematolymphoid Block	G + 7	NA
2	Utility Block	G	NA
3	Medical Gas Manifold	G	NA
4	Electric Sub Station	G	NA
5	Entrance Structure	G	NA
6	Bio Bank	G	5.4 m
7	Aasha Niwas	Stilt + Ground + 11 upper floors	48.75 m

23.Number of tenants and shops	268 rooms
24.Number of expected residents / users	Existing :1505 persons , Proposed: 584 persons
25.Tenant density per hectare	NA


 (Dr. B. N. Patil)
 Member Secretary
 SEAC (MMR)
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26.Height of the building(s)	
27.Right of way (Width of the road from the nearest fire station to the proposed building(s))	9 m
28.Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	9 m
29.Existing structure (s) if any	Cancer Research Institute (CRI), Animal House, Ward Block, Clinical Research Centre (CRC), Vishramgruha ,Faculty Building Additional,alteration in staff quarter ,centre for Cancer Epidemiology & Radiology Research Unit ,Compound Wall project house, Compound Wall & Guard house ,Staff Quarters
30.Details of the demolition with disposal (If applicable)	NA

31.Production Details

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

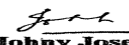
32.Total Water Requirement

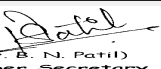
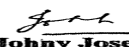
Dry season:	Source of water	CIDCO
	Fresh water (CMD):	224.52
	Recycled water - Flushing (CMD):	27.15
	Recycled water - Gardening (CMD):	28.2
	Swimming pool make up (Cum):	NA
	Total Water Requirement (CMD) :	276.45
	Fire fighting - Underground water tank(CMD):	150
	Fire fighting - Overhead water tank(CMD):	NA
	Excess treated water	NA
Wet season:	Source of water	CIDCO
	Fresh water (CMD):	224.52
	Recycled water - Flushing (CMD):	27.15
	Recycled water - Gardening (CMD):	NA
	Swimming pool make up (Cum):	NA
	Total Water Requirement (CMD) :	276.45
	Fire fighting - Underground water tank(CMD):	150
	Fire fighting - Overhead water tank(CMD):	NA
	Excess treated water	NA


 (Dr. B. N. Patil)
 Member Secretary
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Details of Swimming pool (If any)		NA							
33.Details of Total water consumed									
Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)		
	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
34.Rain Water Harvesting (RWH)	Level of the Ground water table:		3 - 6.5 m						
	Size and no of RWH tank(s) and Quantity:		NA						
	Location of the RWH tank(s):		NA						
	Quantity of recharge pits:		16						
	Size of recharge pits :		1.2 m x 1.2 m						
	Budgetary allocation (Capital cost) :		20 lakhs						
	Budgetary allocation (O & M cost) :		1 lakhs						
	Details of UGT tanks if any :		Location of UG Tank is near Car Parking						
35.Storm water drainage	Natural water drainage pattern:		combination of channels & piping						
	Quantity of storm water:		754 cm/hr						
	Size of SWD:		450 mm wide SWD						
Sewage and Waste water	Sewage generation in KLD:		232.54 CMD						
	STP technology:		NA, the generated sewage will be treated in Existing CIDCO STP.						
	Capacity of STP (CMD):		1 No of 300 CMD Capacity of Existing STP						
	Location & area of the STP:		Near Radiological Research and Administrative Unit						
	Budgetary allocation (Capital cost):		NA						
	Budgetary allocation (O & M cost):		NA						
36.Solid waste Management									
Waste generation in the Pre Construction and Construction phase:	Waste generation:		330.3 Cum of Top Soil						
	Disposal of the construction waste debris:		will be used for filling the plot and maintaining natural slopes.						
Waste generation in the operation Phase:	Dry waste:		Existing: 187.80 kg/day, Proposed:86.94 kg/day						
	Wet waste:		Existing: 188 kg/day, Proposed: 202.86 kg/day						
	Hazardous waste:		NA						
	Biomedical waste (If applicable):		Existing: 4602.75 kg/month, Proposed: NA						
	STP Sludge (Dry sludge):		Existing: 0.1 Proposed: NA						
	Others if any:		NA						
 (Dr. B. N. Patil) Member, Secretary SEAC (MMR)		SEAC Meeting No: 53rd Meeting Date: May 4, 2017				Page 11 of 65		 Johny Joseph Shri. Johny Joseph (Chairman SEAC-II)	

Mode of Disposal of waste:	Dry waste:	segregation and sale of recyclables, inert send to approved landfill site.
	Wet waste:	Biodegradable waste to existing Compost Facility
	Hazardous waste:	sent to authorized Pre- processor
	Biomedical waste (If applicable):	Handed over to MPCB authorized recyclers (existing)
	STP Sludge (Dry sludge):	used as Manure
	Others if any:	NA
Area requirement:	Location(s):	50 sq. m.
	Area for the storage of waste & other material:	at Utility Area
	Area for machinery:	NA
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	NA
	O & M cost:	NA

37. Effluent Characteristics

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

38. Hazardous Waste Details

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

39. Stacks emission Details

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

40. Details of Fuel to be used

Serial Number	Type of Fuel	Existing	Proposed	Total
1	Not applicable	Not applicable	Not applicable	Not applicable

41. Source of Fuel Not applicable

42. Mode of Transportation of fuel to site Not applicable

43.Green Belt Development	Total RG area :	54,729.85 Sq. m.
	No of trees to be cut :	NA
	Number of trees to be planted :	1781
	List of proposed native trees :	NA
	Timeline for completion of plantation :	NA

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

Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	NA	NA	NA	NA

45.Total quantity of plants on ground

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

Serial Number	Name	C/C Distance	Area m2
1	NA	NA	00

47.Energy

Power requirement:	Source of power supply :	MSEDCL
	During Construction Phase: (Demand Load)	NA
	DG set as Power back-up during construction phase	NA
	During Operation phase (Connected load):	850 KVA
	During Operation phase (Demand load):	500 KVA
	Transformer:	750 KVA
	DG set as Power back-up during operation phase:	500 KVA
	Fuel used:	LSD
	Details of high tension line passing through the plot if any:	NA

48.Energy saving by non-conventional method:

- Solar water Heaters are proposed
- LED lighting proposed
- Occupancy sensors are proposed in common areas
- LED Street lighting proposed

49.Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Solar Water Heater	NA
2	LED lighting	NA

50.Details of pollution control Systems

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

Budgetary allocation (Capital cost and O&M cost):	Capital cost:	45 Lakhs
	O & M cost:	2 Lakhs

51.Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Debris / Top Soil Management	NA	35
2	Toilets for Labour + Drinking Water + First Aid Arrangement	NA	15

b) Operation Phase (with Break-up):

Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	Sewage Treatment Plant	NA	71.75	5
2	Rain Water Harvesting	NA	20	1
3	Landscape Management	NA	76.81	52.92
4	Energy Conservation + Solar Panel	NA	153	6.89
5	Environment Monitoring	NA	1	1.6

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

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

52.Any Other Information

No Information Available

53.Traffic Management

	Nos. of the junction to the main road & design of confluence:	1
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Parking details:	Number and area of basement:	NA
	Number and area of podia:	NA
	Total Parking area:	437 Sq. m.
	Area per car:	12.5 sq. m.
	Area per car:	12.5 sq. m.
	Number of 2-Wheelers as approved by competent authority:	11
	Number of 4-Wheelers as approved by competent authority:	159
	Public Transport:	NA
	Width of all Internal roads (m):	6 meters, 9 meters & 11 meters
	CRZ/ RRZ clearance obtain, if any:	NA
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	NA
	Category as per schedule of EIA Notification sheet	8 (a)
	Court cases pending if any	NA
	Other Relevant Informations	NA
	Have you previously submitted Application online on MOEF Website.	Yes
	Date of online submission	21-10-2016
Brief information of the project by SEAC		
<p>PP, Mr. Umesh Mote, Tata Memorial Centre along with environmental consultant M/s Ecofoot forward Pvt. Ltd. were present during the meeting.</p> <p>PP informed that this project is Cancer Patient's and dwelling for their attendants. Building configuration is Stilt + 12 floors. The project proposal was discussed on the basis of presentation made and documents submitted by the proponent. All issues related to environment, including air, water, land, soil, ecology and biodiversity and social aspects were discussed. PP stated that total plot area is 240007.49 sq.mt & total construction area of the project (FSI + Non FSI) is 19497sq.mt. Committee noted that total construction area for all proposed cases is 61100.57 sq.mt. Committee noted that the project is under 8a (B2) category of EIA Notification, 2006. Consolidated statements, form 1, 1A & presentation submitted are taken on the record.</p> <p>During discussion following points emerged:</p>		
DECISION OF SEAC		

SEAC-II Meeting

SEAC Meeting number: 53rd Meeting Date May 4, 2017

Subject: Environment Clearance for Hadron Beam (Proton Therapy) Facility & Radiological Research Unit & Administration block (RRU)


General Information:

1.Name of Project	Proposed construction of Hadron Beam (Proton Therapy) Facility & Expansion of Radiological Research Unit & Administration Block (RRU)
2.Type of institution	Government
3.Name of Project Proponent	Tata Memorial Center
4.Name of Consultant	Aditya Environmental Services Pvt. Ltd.
5.Type of project	Hadron Beam (Proton Therapy) Facility & Radiological Research Unit & Administration Block (RRU)
6.New project/expansion in existing project/modernization/diversification in existing project	NEW
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Yes
8.Location of the project	Plot 1 & 2, Sector 22, Kharghar, Navi Mumbai.
9.Taluka	NA
10.Village	NA
11.Area of the project	CIDCO
12.IOD/IOA/Concession/Plan Approval Number	Commencement Certificate for Centre for Cancer Epidemiology (CCE) and Radiological Research Unit Administration Block (RRU) is received. IOD/IOA/Concession/Plan Approval Number: Cancer Epidemiology (CCE) and Radiological Research Unit Administration Block (RRU) : vide letter No.CIDCO/BP-9271/ATPO(NM&K)/2013/1455 dated 30/04/2013 Approved Built-up Area: 21516.5
13.Note on the initiated work (If applicable)	NA
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	Commencement Certificate for Centre for Cancer Epidemiology (CCE) and Radiological Research Unit & Administration Block (RRU) is received.
15.Total Plot Area (sq. m.)	2,40,007.495
16.Deductions	NA
17.Net Plot area	2,40,007.495
18.Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 20,682 b) Non FSI area (sq. m.): 834.5 c) Total BUA area (sq. m.): 21,516.5
19.Total ground coverage (m2)	5405.11
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	23.63
21.Estimated cost of the project	1300300000

22.Number of buildings & its configuration

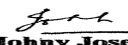
Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)
1	RRU & Administration block	B + Gr + 7 UF	35.90
2	Hydron facility	Ground + 1UF	8.20

23.Number of tenants and shops	Radiological research unit & Administration block (RRU): 01 Hadron facility: 01
24.Number of expected residents / users	1055
25.Tenant density per hectare	756
26.Height of the building(s)	
27.Right of way (Width of the road from the nearest fire station to the proposed building(s))	Approx 9 meters of road width, Nearest Fire Station is located at approx 1.5 Km from the plot


(Dr. B.N. Patil)
Member Secretary
SEAC (MMR)
DR. B.N.Patil (Secretary SEAC-II)

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28. Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	7.5m, 11.5m
29. Existing structure (s) if any	The proposed construction is within the hospital campus which is spread on 60 acres of land.
30. Details of the demolition with disposal (If applicable)	APPROX 1-3 MT/DAY

31. Production Details

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

32. Total Water Requirement

Dry season:	Source of water	CIDCO
	Fresh water (CMD):	72
	Recycled water - Flushing (CMD):	27
	Recycled water - Gardening (CMD):	NA
	Swimming pool make up (Cum):	NA
	Total Water Requirement (CMD) :	99
	Fire fighting - Underground water tank (CMD):	254000
	Fire fighting - Overhead water tank (CMD):	NA
	Excess treated water	CIDCO sewer network
Wet season:	Source of water	CIDCO
	Fresh water (CMD):	72
	Recycled water - Flushing (CMD):	27
	Recycled water - Gardening (CMD):	NA
	Swimming pool make up (Cum):	NA
	Total Water Requirement (CMD) :	99
	Fire fighting - Underground water tank (CMD):	254000
	Fire fighting - Overhead water tank (CMD):	NA
	Excess treated water	CIDCO sewer network
Details of Swimming pool (If any)	NA	

33. Details of Total water consumed

Particulars	Consumption (CMD)	Loss (CMD)	Effluent (CMD)
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Water Requirement	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
34.Rain Water Harvesting (RWH)	Level of the Ground water table:	3.03 to 5.05							
	Size and no of RWH tank(s) and Quantity:	NA							
	Location of the RWH tank(s):	NA							
	Quantity of recharge pits:	4							
	Size of recharge pits :	3.0 m							
	Budgetary allocation (Capital cost) :	24.76							
	Budgetary allocation (O & M cost) :	1.24							
	Details of UGT tanks if any :	U G tanks of capacities 25 lac, 5 lac & 2.5 lac litre strategically located in the campus. 2.54 lac litres underground Fire Tank is located in the campus.							
35.Storm water drainage	Natural water drainage pattern:	combination of channels and piping							
	Quantity of storm water:	Hadron Building = (W=0.45) X (D = 0.40 to 0.60), RRU building = (W=1.0) X (D =0.90 to 1.20)							
	Size of SWD:	sized as per design max rainfall intensity of 125 mm/hour							
Sewage and Waste water	Sewage generation in KLD:	100							
	STP technology:	Sewage generated from the project will be connected to CIDCO sewer network which have STP at the end.							
	Capacity of STP (CMD):	Sewage generated from the project will be connected to CIDCO sewer network which have STP at the end.							
	Location & area of the STP:	Sewage generated from the project will be connected to CIDCO sewer network which have STP at the end.							
	Budgetary allocation (Capital cost):	NA							
	Budgetary allocation (O & M cost):	NA							
36.Solid waste Management									
Waste generation in the Pre Construction and Construction phase:	Waste generation:	Debris 1-3 MT/day							
	Disposal of the construction waste debris:	used for filling the plot and maintaining natural slopes							
Waste generation in the operation Phase:	Dry waste:	326.3							
	Wet waste:	87.2							
	Hazardous waste:	NA							
	Biomedical waste (If applicable):	2008							
	STP Sludge (Dry sludge):	0.1							
	Others if any:	NA							

Mode of Disposal of waste:	Dry waste:	segregation and sale of recyclables, inerts to approved landfill site.
	Wet waste:	biodegradable waste to compost
	Hazardous waste:	NA
	Biomedical waste (If applicable):	Biomedical waste will be sent to nearest Common Biomedical Waste Treatment and Disposal facility (CBMWTSDf) authorized by MPCB
	STP Sludge (Dry sludge):	NA
	Others if any:	Nil
Area requirement:	Location(s):	At utility area
	Area for the storage of waste & other material:	50
	Area for machinery:	At utility area
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	10
	O & M cost:	2

37. Effluent Characteristics

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

38. Hazardous Waste Details

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

39. Stacks emission Details

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

40. Details of Fuel to be used

Serial Number	Type of Fuel	Existing	Proposed	Total
1	Not applicable	Not applicable	Not applicable	Not applicable

41. Source of Fuel Not applicable

42. Mode of Transportation of fuel to site Not applicable

43.Green Belt Development	Total RG area :	24000
	No of trees to be cut :	Nil
	Number of trees to be planted :	155
	List of proposed native trees :	DETAILS GIVEN IN LIST OF PROPOSED PLANTATION ON GROUND
	Timeline for completion of plantation :	4 YEARS FROM START OF CONSTRUCTION

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

Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Azadirachta indica	Neem	50	The branches are wide and spreading. The fairly dense crown is roundish and may reach a diameter of 15-20 metres (49-66 ft) in old, free-standing specimens.
2	Acacia concinna	Acacia	25	NA
3	Syzygium cumini	Jamun	20	heights of up to 30 m, dense foliage
4	Ficus racemosa	Umbar	10	NA
5	Ficus religiosa	Pimpal	10	large dry season-deciduous or semi-evergreen tree up to 30 metres (98 ft) tall and with a trunk diameter of up to 3 metres
6	Peltophorum pterocarpum	Copper pod tree	20	deciduous tree growing to 15-25 m (rarely up to 50 m) tall, with a trunk diameter of up to 1 m
7	Saraca asoca	Ashoka	20	beautiful foliage and fragrant flowers. It is a handsome, small, erect evergreen tree, with deep green leaves growing in dense clusters.

45.Total quantity of plants on ground:

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

Serial Number	Name	C/C Distance	Area m2
1	NA	NA	NIL

47.Energy

Power requirement:	Source of power supply :	MSEDCL
	During Construction Phase: (Demand Load)	93.33
	DG set as Power back-up during construction phase	will be provided as per requirement
	During Operation phase (Connected load):	2728
	During Operation phase (Demand load):	2080
	Transformer:	NA
	DG set as Power back-up during operation phase:	2 X 625, 2 x 1250
	Fuel used:	HSD
	Details of high tension line passing through the plot if any:	NA

48. Energy saving by non-conventional method:

RRU

- Power factor Correction panels at distribution side
- All Light fixture are LED type
- LED Street lights with Solar panel are proposed.
- Providing fresh air as per ASHRAE 62.1 requirement
- Chilled water pump with VFD
- Use of Heat wheel for exhaust air energy recovery up to 70%
- Controlling required air quantity by VAV installed on diffusers
- Use of CFC free refrigerant Freon 134 A
- Use of low shading coefficient glazing 0.24
- Under deck insulation of exposed roof.

Hydron facility:

- Energy efficient Led Light fixtures are used.
- Solar panel of minimum 10 KW is provided.
- 5 star rated ceiling fans are used.
- Secondary pumps with VFD are proposed to distribute Chilled water from the Chiller to the Hospital in order to have better energy conservation.
- AHUs are also proposed with VFD.
- Led street light fixtures are used

49. Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Power factor Correction panels at distribution side, All Light fixture are LED type, LED Street lights with Solar panel are proposed, Providing fresh air as per ASHRAE 62.1 requirement, Chilled water pump with VFD Use of Heat wheel for exhaust air energy recovery up to 70%, Controlling required air quantity by VAV installed on diffusers, Use of CFC free refrigerant Freon 134 A, Use of low shading coefficient glazing 0.24, Under deck insulation of exposed roof. Energy efficient Led Light fixtures are	648599.2


50. Details of pollution control Systems

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

Budgetary allocation (Capital cost and O&M cost):	Capital cost:	206.87
	O & M cost:	6.1

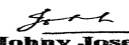
51. Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):


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 SEAC (MMR)
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Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Debris and top soil management	NA	20
2	Toilets for labour + Drinking water + First aid arrangement	NA	20

b) Operation Phase (with Break-up):

Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	solid waste management	NA	10	02
2	Biomedical waste management	NA	0	05
3	Rain water harvesting	NA	24.76	1.2
4	Green belt	NA	1	0.50
5	Energy saving features	NA	40	2.50

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

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

52.Any Other Information

No Information Available

53.Traffic Management

	Nos. of the junction to the main road & design of confluence:	2 entries to the main road, as shown in the master plan of the campus
Parking details:	Number and area of basement:	NA
	Number and area of podia:	NA
	Total Parking area:	4200
	Area per car:	18
	Area per car:	18
	Number of 2-Wheelers as approved by competent authority:	12
	Number of 4-Wheelers as approved by competent authority:	60
	Public Transport:	5 vehicles for approx 100 staff
Width of all Internal roads (m):	main road = 7.5 m (lane) + 7.5 (lane) m + 1.0 m. (divider), secondary roads = 8.0 m (lane)	
CRZ/ RRZ clearance obtain, if any:	NA	

	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	NA
	Category as per schedule of EIA Notification sheet	8 (a)
	Court cases pending if any	NA
	Other Relevant Informations	NA
	Have you previously submitted Application online on MOEF Website.	No
	Date of online submission	-

Brief information of the project by SEAC

PP Dr. Narayan Dy. Director and Dr. V. Rangarajan, head nuclear medicine were present during the meeting. PP informed that, they have received Environmental Clearance vide letter no. SEAC 2013/CR-101/TC-1 for Existing project (Radiological Research Unit and Administration Block - RRU) and Centre for Cancer Epidemiology (CCE, Archive and Record Storage) had been granted on 8th April 2013.

PP informed that the present project proposal is for construction of Hadron Beam (Proton Therapy) facility (Ground + 1UF) and Expansion of Radiological Research Unit & Administrative Block (RRU) (Basement + Ground + 7 UF). PP further explained that, Proton therapy systems for medical tumor irradiation uses particle accelerators such as cyclotrons as a powerful radiation source. These installations will comply with AERB regulations for radiation protection. And RRU & administrative block will include Imaging facilities such as PET CT, SPECT CT and PET MRI, OPD's and academic offices, Radiological Protection & Advisory Division labs.

The project proposal was discussed on the basis of presentation made and documents submitted by the proponent. All issues related to environment, including air, water, land, soil, ecology and biodiversity and social aspects were discussed. PP stated that total plot area is 240007.49 sq.mt & total construction area of the project (FSI + Non FSI) is 21,516 sq.mt. Committee noted that the project is under 8a (B2) category of EIA Notification, 2006. Consolidated statements, form 1, 1A & presentation submitted are taken on the record.

During discussion following points emerged:

DECISION OF SEAC

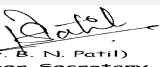
In view of following, the proposal is deferred and shall be considered further after the compliance of above observations submitted for reconsideration.

Specific Conditions by SEAC:

- 1) PP to submit internal traffic movement Plan as per the International norms for Hospital Management, evacuation time and calculation considering in emergency.
- 2) PP to submit details of internal road width, turning radius, fire tender movement and its access etc.
- 3) PP to submit details of the measures adopted for controlling the radiation impacts inside the facility and also Area around the facility. Also indicate nearby population which may get affected in the event of any disaster.
- 4) PP to elaborate in detail the nature of accidents that may happen in the facility and measures to control the same.
- 5) PP to Submit Rapid EIA for the facilities proposed in the campus along with Environmental Plan. And also consider surrounding population and other sensitive facilities 1 km. surrounding boundaries of the facility.
- 6) PP to Submit detail Storm water Plan superimposed on the contour Map for site and surrounding area.
- 7) PP to submit Detail Waste Disposal & Management Plan for all types of waste generated in the campus.
- 8) PP to submit Details of the Bio-medical waste treatment facility.
- 9) PP to submit Details of the liquid waste treatment Management Plan.
- 10) PP to submit literal Plan for Noise Pollution Control during operation of construction phase.
- 11) PP to submit detailed Disaster management plan.
- 12) PP to indicate on Building layout Plan, Fire tender Movement all around the building.
- 13) Radioactive material should be treated & disposed of as per the guidelines of Atomic Energy Regulatory Board (AERB)
- 14) Considering the surrounding of building area, committee suggested to revise rain water harvesting plan which contain storage tank instead of recharge pit. The storage tank should be of 2 days storage capacity. PP to submit revised plan & details.

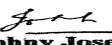
FINAL RECOMMENDATION

SEAC-II decided to defer the proposal till PP submits the additional information as per above conditions within 30 days


 (Dr. B.N. Patil)
 Member Secretary
 SEAC (MMR)
**DR. B.N.Patil (Secretary
 SEAC-II)**

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Johnny Joseph
**Shri. Johnny Joseph
 (Chairman SEAC-II)**

SEAC-II Meeting

SEAC Meeting number: 53rd Meeting Date May 4, 2017

Subject: Environment Clearance for Proposed Residential Redevelopment Project at Plot No. 71, C.S. No. 447 of Sewri Wadala Estate Scheme at Dyaneshwar Nagar, R.A. Kidwai Marg, Parel Sewri Division, Wadala, Mumbai 400031 proposed by Xcellent Realty Pvt Ltd.


General Information:

1.Name of Project	Proposed Residential Redevelopment Project
2.Type of institution	Private
3.Name of Project Proponent	Mr. Shovir Irani,Xcellent Realty Pvt.Ltd. 702, Natraj, M.V. Road, Western Express Highway, Andheri (E), Mumbai- 400 069
4.Name of Consultant	Mr. H.K. Desai Enviro Analysts & Engineers Pvt. Ltd.,B-1003, Enviro House Western Edge II, Behind Metro Mall Western Express Highway Borivali (E), Mumbai-400066
5.Type of project	Redevelopment Residential Project (MHADA)
6.New project/expansion in existing project/modernization/diversification in existing project	Not applicable
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Not applicable
8.Location of the project	on plot no. 71 C.S. no. 447 of Sewri Wadala Estate Scheme No 57 at Dyaneshwar Nagar, R.A. Kidwai Marg, Parel Sewri Division, Wadala, Mumbai 400031
9.Taluka	-
10.Village	wadala
11.Area of the project	Municipal Corporation of Greater Mumbai (MCGM)
12.IOD/IOA/Concession/Plan Approval Number	applied
	IOD/IOA/Concession/Plan Approval Number: File No. CHE/TEMP/7920/New 337
	Approved Built-up Area: 42579.79
13.Note on the initiated work (If applicable)	nil
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	MHADA NOC/Letter dated 03-09-2016 (CO/MB/REE/NOC/F/1365/2016)
15.Total Plot Area (sq. m.)	6180.04 sq.m.
16.Deductions	1147.61 sq.m.
17.Net Plot area	5032.43 sq.m
18.Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 20804.25 sq.m.
	b) Non FSI area (sq. m.): 21775.54 sq.m.
	c) Total BUA area (sq. m.): 42579.79 sq.m.
19.Total ground coverage (m2)	2761.00 sq.m.
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	55%)
21.Estimated cost of the project	2300000000

22.Number of buildings & its configuration

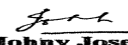
Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)
1	Rehab	Basement+Ground+2 Podium+1st to 18th +19th Part floor	68.75
2	Sale	Basement+Ground+5 Podium+1st to 16th floor	69.75

23.Number of tenants and shops	Rehab = 140 Sale = 120 Total =260
24.Number of expected residents / users	Rehab = 700, Sale =600 ,Total =1300
25.Tenant density per hectare	300/ hectare
26.Height of the building(s)	


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27.Right of way (Width of the road from the nearest fire station to the proposed building(s))	24.40 m wide D.G. Mahajani Marg
28.Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	9.00 Mtrs
29.Existing structure (s) if any	7 nos of existing bldgs of G +4 Floors
30.Details of the demolition with disposal (If applicable)	It is carried out as per received debris management plan by concern authority


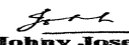
31.Production Details

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

32.Total Water Requirement

Dry season:	Source of water	MCGM/recyled water
	Fresh water (CMD):	Rehab. Bldg.-63 KLD, Sale Bldg. - 54 KLD ,Total - 117KLD
	Recycled water - Flushing (CMD):	Rehab Bldg.-32KLD ,Sale Bldg. - 27 KLD ,
	Recycled water - Gardening (CMD):	Landscape- 6 KLD
	Swimming pool make up (Cum):	6 cum
	Total Water Requirement (CMD) :	188 KLD
	Fire fighting - Underground water tank(CMD):	200
	Fire fighting - Overhead water tank(CMD):	30+30
	Excess treated water	82
Wet season:	Source of water	MCGM/recyled water/ RWH Tank
	Fresh water (CMD):	Rehab. Bldg.-63 KLD ,Sale Bldg. - 54 KLD, Total - 117KLD
	Recycled water - Flushing (CMD):	Rehab Bldg.-32KLD ,Sale Bldg. - 27 KLD
	Recycled water - Gardening (CMD):	0
	Swimming pool make up (Cum):	6 cum
	Total Water Requirement (CMD) :	182 KLD
	Fire fighting - Underground water tank(CMD):	200
	Fire fighting - Overhead water tank(CMD):	30+30
	Excess treated water	88
Details of Swimming pool (If any)	--	

33.Details of Total water consumed

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Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)		
	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
34.Rain Water Harvesting (RWH)	Level of the Ground water table:		3-3.5 m						
	Size and no of RWH tank(s) and Quantity:		Rehab = 50cum, Sale=42 cum (2 days storage)						
	Location of the RWH tank(s):		Ground level						
	Quantity of recharge pits:		Nil						
	Size of recharge pits :		NA						
	Budgetary allocation (Capital cost) :		Rs.11.00Lakhs						
	Budgetary allocation (O & M cost) :		Rs.0.60 Lakhs/year						
	Details of UGT tanks if any :		domestic =117 KLD flushing = 59 KLD fire tank =UG =200cum OH= 30+30 RWH Tank = Rehab = 50cum, Sale=42 cum						
35.Storm water drainage	Natural water drainage pattern:		North to South						
	Quantity of storm water:		0.24 m3/s						
	Size of SWD:		0.45m (wide)x0.100m (deep)						
Sewage and Waste water	Sewage generation in KLD:		Rehab - 88 KLD, Sale - 76KLD, Total - 164 KLD						
	STP technology:		MBBR Technology						
	Capacity of STP (CMD):		180 KLD						
	Location & area of the STP:		At Basement Level=150 sq.m.						
	Budgetary allocation (Capital cost):		Rs.35.00 Lakhs						
	Budgetary allocation (O & M cost):		Rs.7.50 Lakhs/year						
36.Solid waste Management									
Waste generation in the Pre Construction and Construction phase:	Waste generation:		Dismantling bricks=168 m3,R.C.C. and brick masonry work =25 m3,Removing cement tiles or marble=58 m3						
	Disposal of the construction waste debris:		To be Disposed as per Debris management plan at designated disposal site						
Waste generation in the operation Phase:	Dry waste:		Rehab. Bldg. - 140 Kg/Day ,Sale Bldg.- 120 Kg/ Day, Total -260Kg/Day						
	Wet waste:		Rehab Bldg. - 210 Kg/Day ,Sale Bldg.- 180 Kg/ Day ,Total -390 Kg/Day						
	Hazardous waste:		NA						
	Biomedical waste (If applicable):		NA						
	STP Sludge (Dry sludge):		10Kg						
	Others if any:		nil						

Mode of Disposal of waste:	Dry waste:	To be managed through recyclers.					
	Wet waste:	To be processed in the Organic Waste Converter and manure so obtained will be used for landscaping					
	Hazardous waste:	NA					
	Biomedical waste (If applicable):	NA					
	STP Sludge (Dry sludge):	To be used as manure.					
	Others if any:	nil					
Area requirement:	Location(s):	Ground Level					
	Area for the storage of waste & other material:	23.83 sq.m.					
	Area for machinery:	2.78 sq.m.					
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs.10.00 Lakhs					
	O & M cost:	Rs. 2.00 Lakhs/year					
37.Effluent Charecterestics							
Serial Number	Parameters	Unit	Inlet Effluent Charecterestics	Outlet Effluent Charecterestics	Effluent discharge standards (MPCB)		
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable		
Amount of effluent generation (CMD):		Not applicable					
Capacity of the ETP:		Not applicable					
Amount of treated effluent recycled :		Not applicable					
Amount of water send to the CETP:		Not applicable					
Membership of CETP (if require):		Not applicable					
Note on ETP technology to be used		Not applicable					
Disposal of the ETP sludge		Not applicable					
38.Hazardous Waste Details							
Serial Number	Description	Cat	UOM	Existing	Proposed	Total	Method of Disposal
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
39.Stacks emission Details							
Serial Number	Section & units	Fuel Used with Quantity	Stack No.	Height from ground level (m)	Internal diameter (m)	Temp. of Exhaust Gases	
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	
40.Details of Fuel to be used							
Serial Number	Type of Fuel	Existing	Proposed	Total			
1	Not applicable	Not applicable	Not applicable	Not applicable			
41.Source of Fuel		Not applicable					
42.Mode of Transportation of fuel to site		Not applicable					

43.Green Belt Development	Total RG area :	1275.50 sq.m (25.34%)
	No of trees to be cut :	32 Nos.
	Number of trees to be planted :	65Nos.
	List of proposed native trees :	as below
	Timeline for completion of plantation :	at the end of construction phase

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

Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Cassia fistula	Bahava	7	Shaded tree
2	Saraca indica	Sita Ashok	8	Shaded tree
3	Michelia champaka	Son chafa	8	Shade givers, scented flowers
4	Bahunia blakeana	Orchid	7	Shade givers
5	Lagerstomia spaciosa	Taman	9	Ornamental tree
6	Alstonia scholaris	Saptaparni	5	Noise reduction, Dust & smoke
7	Plumeria alba	White Plumeri	9	Shade givers
8	Azadirecta indica	Neem	5	Noise reduction
9	Bahunia purpurea	Kanchan	7	Deciduous tree

45.Total quantity of plants on ground

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

Serial Number	Name	C/C Distance	Area m2
1	not applicable	not applicable	not applicable


47.Energy

Power requirement:	Source of power supply :	Reliance energy
	During Construction Phase: (Demand Load)	250 KW
	DG set as Power back-up during construction phase	100 KVA
	During Operation phase (Connected load):	4178 Kw
	During Operation phase (Demand load):	2001 Kw
	Transformer:	nil
	DG set as Power back-up during operation phase:	1 X 600 KVA
	Fuel used:	HSD
	Details of high tension line passing through the plot if any:	NA

48.Energy saving by non-conventional method:

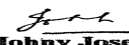
Total Saving Due to CFL / T5 Lamp for Common Area
Total Saving Due to LED
Total Saving Due to VFD for Lift and Pump
Total Saving Due to Solar Lighting for Lift Lobby & Street/Landscape Lighting

49.Detail calculations & % of saving:


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Serial Number	Energy Conservation Measures	Saving %					
1	as above	Rehab = 20.00%, Sale = 19.00%					
50.Details of pollution control Systems							
Source	Existing pollution control system	Proposed to be installed					
Not applicable	Not applicable	Not applicable					
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs.6.00 Lakhs					
	O & M cost:	Rs. 0.30 Lakhs/year					
51.Environmental Management plan Budgetary Allocation							
a) Construction phase (with Break-up):							
Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)				
1	Air Environemnt	dust suppression	2.5				
2	Land Environment	site sanitaion	2.3				
3	Environmental Monitoring	For Air, Noise, Water Analysis	15.0				
4	EHS	Disinfection	2.0				
5	EHS	health check up	3.5				
b) Operation Phase (with Break-up):							
Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)			
1	water environment	Rain Water Harvesting	11.00	0.6			
2	land environment	Solid waste management	10.00	2.00			
3	water environment	STP	35.00	7.5			
4	energy saving	Energy Conservation measures	6.0	0.3			
5	land environment	Landscaping	3.00	1.0			
51.Storage of chemicals (inflamable/explosive/hazardous/toxic substances)							
Description	Status	Location	Storage Capacity in MT	Maximum Quantity of Storage at any point of time in MT	Consumption / Month in MT	Source of Supply	Means of transportation
Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
52.Any Other Information							
No Information Available							
53.Traffic Management							
			Nos. of the junction to the main road & design of confluence:	2 NO. OF ENTRY /EXIT FROM 24.40 m wide D.G. Mahajani Marg			

Parking details:	Number and area of basement:	1No. (3092.98 sq.m.)
	Number and area of podia:	5 podium (5795.04 sq.m.)
	Total Parking area:	10812.73 sq. m
	Area per car:	35.45 sq.m.
	Area per car:	35.45 sq.m.
	Number of 2-Wheelers as approved by competent authority:	NA
	Number of 4-Wheelers as approved by competent authority:	304 NOS.
	Public Transport:	NA
	Width of all Internal roads (m):	6.00 M
	CRZ/ RRZ clearance obtain, if any:	NA
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	NOT WITHIN 10 KM OF AREA
	Category as per schedule of EIA Notification sheet	Schedule 8a, Category B
	Court cases pending if any	Nil
	Other Relevant Informations	nil
	Have you previously submitted Application online on MOEF Website.	Yes
	Date of online submission	16-09-2016
Brief information of the project by SEAC		
<p>PP, Mr.Shovir Irani, & Mr. Ganesh Mayekar & Architect Mr.Manish Sawant were present during the meeting along with environmental consultant Mr. H.K Desai. PP informed that the project proposed is a fresh one for Redevelopment under DCR 33(5). MHADA issued offer letter for proposed redevelopment vide letter dated 03-09-2016 (CO/MB/REE/NOC/F/1365/2016) for 2.5 FSI.</p> <p>The project proposal was discussed on the basis of presentation made and documents submitted by the proponent. All issues related to environment, including air, water, land, soil, ecology and biodiversity and social aspects were discussed. PP stated that total plot area is 6180.04m² & total construction area of the project (FSI + Non FSI) is 42579.79 m². Committee noted that the project is under 8a (B2) category of EIA Notification, 2006. Consolidated statements, form 1, 1A, presentation & plans submitted are taken on the record.</p> <p>PP stated that, there are 7 existing buildings with configuration Ground +4 floors comprising 140 rehab tenants which will be demolished. The new proposed Rehab building is of B+G+2P+1to18+19 (pt) floor configurations and for sale building the configuration is B+G+5P+1 to 16 floors.</p> <p>During discussion following points emerged:</p>		
DECISION OF SEAC		

SEAC-II Meeting

SEAC Meeting number: 53rd Meeting Date May 4, 2017

Subject: Environment Clearance for Application for Amendment of Environmental Clearance for the project Arkade Art, Survey no. 109 Hissa no. 3, 6, Survey no. 111 Hissa no. 10, Survey no. 121, Hissa no. 1, 2, 8 of Village Ghodbunder, Bhayander (East), Taluka & District - Thane by M/s. ARKADE REALTY

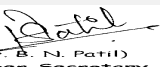
General Information:

1.Name of Project	Arkade Art, Survey no. 109 Hissa no. 3, 6, Survey no. 111 Hissa no. 10, Survey no. 121, Hissa no. 1, 2, 8 of Village Ghodbunder, Bhayander (East), Taluka & District - Thane
2.Type of institution	Private
3.Name of Project Proponent	Mr. Amit Mangilal Jain from M/s. Arkade Realty
4.Name of Consultant	Mr. H.K. Desai from M/s. Enviro Analysts & Engineers Pvt. Ltd.
5.Type of project	Residential development
6.New project/expansion in existing project/modernization/diversification in existing project	Expansion
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Yes, Environmental Clearance received dated 19th May 2016, letter vide no. SEAC-2014/CR-54/TC-1
8.Location of the project	Survey no. 109, Hissa no. 3, 6, Survey no. 111, Hissa no. 10, Survey no. 121, Hissa no. 1, 2, 8 of Village Ghodbunder, Bhayander (East), Taluka & District - Thane
9.Taluka	Thane
10.Village	Ghodbunder
11.Area of the project	Mira - Bhayander Municipal Corporation (MBMC)
12.IOD/IOA/Concession/Plan Approval Number	CC : vide letter no. J.NO.MB/MNP/NR/1924/2016-17 Dated 22.07.2016 IOD/IOA/Concession/Plan Approval Number: CC : vide letter no. J.NO.MB/MNP/NR/1924/2016-17 Dated 22.07.2016 Approved Built-up Area: 23128.00
13.Note on the initiated work (If applicable)	Constructed work on site is 32,433.29 sqm out of 38,027.87 sq.mt approved in earlier EC dtd 19th May 2016
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	NA
15.Total Plot Area (sq. m.)	18,460 sq.mt.
16.Deductions	5244 sq.mt.
17.Net Plot area	13,216 sq.mt.
18.Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 23,102.46 sq.mt. b) Non FSI area (sq. m.): 16,722.19 sq.mt. c) Total BUA area (sq. m.): 39,824.19 sq.mt.
19.Total ground coverage (m2)	3082.49 sq.mt.
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	23 %
21.Estimated cost of the project	1224100000.00

22.Number of buildings & its configuration

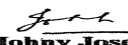
Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)
1	B1 (3 Wings)	Stilt/ Ground + 15 floors	46.55
2	B2 (2 Wings)	Stilt/ Ground + 14 floors	43.65
3	B3 (3 Wings)	Stilt/ Ground + 13 floors	40.75
4	B4 (1 Wing)	Stilt/ Ground + 14 floors	43.65
5	Clubhouse	Gr + 1 (pt) floor	8.50

23.Number of tenants and shops	490 nos.
24.Number of expected residents / users	2450 nos.
25.Tenant density per hectare	376.9 Tenant/hector
26.Height of the building(s)	


(Dr. B.N. Patil)
Member Secretary
SEAC (MMR)
**DR. B.N.Patil (Secretary
SEAC-II)**

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(Chairman SEAC-II)**

27.Right of way (Width of the road from the nearest fire station to the proposed building(s))	18.00m wide D.P Road
28.Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	7.5 to 9 m
29.Existing structure (s) if any	B1 - Plinth Complete; B2 - RCC Complete, B3 - 9 Slabs Complete, B4 - Plinth Complete, Club House - Plinth Complete.
30.Details of the demolition with disposal (If applicable)	NA


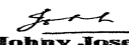
31.Production Details

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

32.Total Water Requirement

Dry season:	Source of water	MBMC
	Fresh water (CMD):	251
	Recycled water - Flushing (CMD):	127
	Recycled water - Gardening (CMD):	16
	Swimming pool make up (Cum):	NA
	Total Water Requirement (CMD) :	395
	Fire fighting - Underground water tank(CMD):	400
	Fire fighting - Overhead water tank(CMD):	30
	Excess treated water	162
Wet season:	Source of water	MBMC + RWH
	Fresh water (CMD):	251
	Recycled water - Flushing (CMD):	127
	Recycled water - Gardening (CMD):	0
	Swimming pool make up (Cum):	NA
	Total Water Requirement (CMD) :	379
	Fire fighting - Underground water tank(CMD):	400
	Fire fighting - Overhead water tank(CMD):	30
	Excess treated water	179
Details of Swimming pool (If any)	NA	

33.Details of Total water consumed

 (Dr. B. N. Patil) Member Secretary SEAC (MMR) DR. B.N.Patil (Secretary SEAC-II)	SEAC Meeting No: 53rd Meeting Date: May 4, 2017	Page 34 of 65	 Johnny Joseph Shri. Johnny Joseph (Chairman SEAC-II)
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Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)		
	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
34.Rain Water Harvesting (RWH)	Level of the Ground water table:		3-4 meters						
	Size and no of RWH tank(s) and Quantity:		3 no. of tanks of total capacity 144.3 KLD (2 days storage)						
	Location of the RWH tank(s):		Below ground level						
	Quantity of recharge pits:		NA						
	Size of recharge pits :		NA						
	Budgetary allocation (Capital cost) :		1450000						
	Budgetary allocation (O & M cost) :		72000						
	Details of UGT tanks if any :		Domestic tank: 251 flushing tank: 127 Fire fighting tank: 400						
35.Storm water drainage	Natural water drainage pattern:		Towards west						
	Quantity of storm water:		0.314 cum/hr						
	Size of SWD:		0.6X0.3m wide channel						
Sewage and Waste water	Sewage generation in KLD:		261 KLD						
	STP technology:		MBBR						
	Capacity of STP (CMD):		1 nos of capacity 270 KLD						
	Location & area of the STP:		Below Ground level, 210 sq.mt						
	Budgetary allocation (Capital cost):		3500000						
	Budgetary allocation (O & M cost):		200000						
36.Solid waste Management									
Waste generation in the Pre Construction and Construction phase:	Waste generation:		Excavated waste material generated will be reused for backfilling and rest shall be disposed by covered trucks to the authorized landfill sites with permission from Municipal authority.						
	Disposal of the construction waste debris:		Recyclable waste like empty cement bags & empty paint cans shall be handed over to local vendors. Broken tiles shall be used for china mosaic of terrace. Scrap metals shall be sold to recyclers.						
Waste generation in the operation Phase:	Dry waste:		490 kg/day						
	Wet waste:		735 kg/day						
	Hazardous waste:		NA						
	Biomedical waste (If applicable):		NA						
	STP Sludge (Dry sludge):		17 kg/day						
	Others if any:		NA						

Mode of Disposal of waste:	Dry waste:	Will be hand over to Local Recyclers for recycling
	Wet waste:	Will be processed in the OWC. manure obtained shall be used for landscaping / Gardening, Excess manure shall be sold to nearby end users
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	To be used as manure.
	Others if any:	NA
Area requirement:	Location(s):	Ground level
	Area for the storage of waste & other material:	40 sq.m
	Area for machinery:	2.78 sq.m
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	900000
	O & M cost:	180000

37. Effluent Characteristics

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

38. Hazardous Waste Details

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

39. Stacks emission Details

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

40. Details of Fuel to be used

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

43.Green Belt Development	Total RG area :	3374.92
	No of trees to be cut :	0
	Number of trees to be planted :	188 nos.
	List of proposed native trees :	Listed as below
	Timeline for completion of plantation :	At the end of construction phase

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

Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Neem	Azadirachta indica	11	Medicinal tree
2	Sita Ashok	Saraca asoca	10	Flowering tree
3	Karanj	Pongamia pinnata	12	Medicinal plant
4	Nandruk	Ficus retusa	10	Ornamental Tree
5	Bahava	Cassia fistula	10	Flowering plant
6	Parijatak	Nyctanthes arbortristis	14	Flowering plant
7	Tamhan	Lagerstroemia flos-regineae	10	Flowering plant
8	Apta	Bauhinia racemosa	10	Evergreen tree
9	Fish Tail Palm	Caryota urens	10	Flowering plant
10	Maharukh	Ailanthus excelsa	8	Flowering plant
11	Satwin	Alstonia scholaris	10	Evergreen tree
12	Kadamb	Anthocephalus cadamba	10	Evergreen tree
13	Kunti	Murraya paniculata	8	Evergreen tree
14	Copper pod	Peltophorum pterocarpum	9	Ornamental Tree
15	Baku	Mimusops elengi	9	evergreen tree
16	Pangara	Erythrina variegata	8	Flowering plant
17	Son Chafa	Michelia champaca	10	Evergreen tree
18	Lemon	Citrus limon	10	Fruit Tree
19	Putranjiva	Putranjiva roxburghii	9	Evergreen tree

45.Total quantity of plants on ground

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

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

47.Energy

Power requirement:	Source of power supply :	TATA POWER
	During Construction Phase: (Demand Load)	100 KW
	DG set as Power back-up during construction phase	100 KVA
	During Operation phase (Connected load):	4726.51 KW
	During Operation phase (Demand load):	2404.22 KW
	Transformer:	NA
	DG set as Power back-up during operation phase:	1 X 250 KVA, 1 X 200 KVA, 1 X 230 KVA & 1 X 180 KVA
	Fuel used:	Diesel
	Details of high tension line passing through the plot if any:	NA

48. Energy saving by non-conventional method:

- ? Provision of solar water heating system
- ? Use of timer controlled system for 100% external lighting
- ? Provision of LED lights with timer control operations
- ? Use of VFD drives & soft starters for lift
- ? Use of high efficiency pumps motors with BEE five star rated & with level sensors.

49. Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	EXTERNAL LIGHTING LOAD - 28.5 %	28.5 %
2	Lift & Common Area Lighting - 13 %	13 %
3	PUMP LOAD - 30 %	30 %
4	POWER FOR STP - 3 %	3 %
5	SOLAR WATER HEATER - 31 %	31 %

50. Details of pollution control Systems

Source	Existing pollution control system	Proposed to be installed
Not applicable	Not applicable	Not applicable
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	5000000
	O & M cost:	250000

51. Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Air	Water for Dust Suppression	2.5
2	EHS	Site Sanitation	2.00
3	Environmental Monitoring	Environmental Monitoring	6.00
4	EHS	Disinfection	1.44
5	EHS	Health Check Up	3.6

b) Operation Phase (with Break-up):

Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
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1	Water Environment	STP	56.30	0.53
2	Solid Waste Management	OWC	9.00	1.8
3	Water Environment	Rain Water Harvesting	14.5	1.45
4	Energy Conservation	Solar System	50	2.5
5	Land Environment	Landscaping	18.56	3.7
6	Safety	DMP	148.36	9.98

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

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

52.Any Other Information

No Information Available

53.Traffic Management

	Nos. of the junction to the main road & design of confluence:	1 no. of 18.00 m wide D.P. road
Parking details:	Number and area of basement:	NA
	Number and area of podia:	NA
	Total Parking area:	1801.25
	Area per car:	Open: 25 sq.m; Stilt: 30 sq.m
	Area per car:	Open: 25 sq.m; Stilt: 30 sq.m
	Number of 2-Wheelers as approved by competent authority:	60 nos.
	Number of 4-Wheelers as approved by competent authority:	131 nos.
	Public Transport:	NA
	Width of all Internal roads (m):	6.00 m wide
	CRZ/ RRZ clearance obtain, if any:	NA
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	Sanjay Gandhi National Park
	Category as per schedule of EIA Notification sheet	Schedule 8(a), Category B
	Court cases pending if any	NA
	Other Relevant Informations	This is an expansion project

	Have you previously submitted Application online on MOEF Website.	Yes
	Date of online submission	23-09-2016

Brief information of the project by SEAC

Representative of PP, Mr.Arjit Jain, along with environmental consultant Mr. H.K Desai were present during the meeting. PP informed that the project proposed is an expansion project.

The project proposal was discussed on the basis of presentation made and documents submitted by the proponent. All issues related to environment, including air, water, land, soil, ecology and biodiversity and social aspects were discussed. PP stated that total plot area is 18460m² & total construction area of the project (FSI+Non FSI) is 39824.19m². Committee noted that the project is under 8a (B2) category of EIA Notification, 2006. Consolidated statements, form 1, 1A, presentation & plans submitted are taken on the record.

PP stated that, the project has already received EC vide letter dated 19th May 2016 for construction area of 38,027.87 Sq.mt. further PP informed that the expansion is proposed from construction area of 38,027.87 sq.mt to 39,824.19 sq.mt. In proposed project 2 Buildings vertically expand by utilizing the available FSI area with increase in 26 nos. of tenements. PP informed that as per the MoEF&CC Notification dated 05.12.2016 regarding Sanjay Gandhi National Park, the project site does not fall within the Eco Sensitive Zone of Sanjay Gandhi National Park (SGNP). However, application for National Board for WildLife (NBWL) clearance was made on 17.12.2014.

During discussion following points emerged:

DECISION OF SEAC

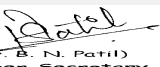
After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of following points.

Specific Conditions by SEAC:

- 1) If applicable, PP to leave clear cut side margin of 6 m from the boundary of the plot and open space and non-paved RG area should be on ground as per the orders of Hon'ble Supreme Court (Civil Appeal No. 11150 of 2013 and SLP (Civil) No. 33402/2012) dated 17th December 2013.
- 2) PP to upload the approved plans with duly stamped & signed of the project/ plans submitted for approval to the local body, Disaster Management Plan, Environmental Management Plan, traffic study and other above said compliances etc on the website of ec.mpcb.in
- 3) PP to ensure that STP should be with Dual plumbing system and discharge standard for BOD should be 10 mg/lit and Suspended Solids should be 20 mg/lit.

FINAL RECOMMENDATION

SEAC-II have decided to recommend the proposal to SEIAA for Prior Environmental clearance subject to above conditions


 (Dr. B. N. Patil)
 Member Secretary
 SEAC (MMR)
DR. B.N.Patil (Secretary SEAC-II)

SEAC Meeting No: 53rd Meeting Date: May 4, 2017

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Johnny Joseph
**Shri. Johnny Joseph
(Chairman SEAC-II)**


SEAC-II Meeting**SEAC Meeting number: 53rd Meeting Date May 4, 2017****Subject:** Environment Clearance for Proposal for amendment in Environment Clearance for LOMA IT Park project**General Information:**

1.Name of Project	LOMA IT Park
2.Type of institution	Private
3.Name of Project Proponent	Loma IT Park Developers Pvt. Ltd.
4.Name of Consultant	Aditya Environmental Services Pvt. Ltd.
5.Type of project	Others
6.New project/expansion in existing project/modernization/diversification in existing project	Not applicable
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Not applicable
8.Location of the project	Plot No. Gen-4/1, T.T.C. Industrial Area, Thane-Belapur road, Ghansoli, Navi Mumbai - 400710.
9.Taluka	Thane
10.Village	Ghansoli
11.Area of the project	MIDC
12.IOD/IOA/Concession/Plan Approval Number	Commencement Certificate
	IOD/IOA/Concession/Plan Approval Number: DE /MHP (C) /SPA/IFMS/A24239 of 2016 (Applicable FSI is increased and the proposed changes in BUA are in process)
	Approved Built-up Area: 218530.24
13.Note on the initiated work (If applicable)	Work has been initiated as per EC granted dtd. 29.01.2010 and dtd. 30.03.2015
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	NA
15.Total Plot Area (sq. m.)	1,21,405 Sq. m
16.Deductions	12, 141 Sq. m
17.Net Plot area	1,09,265 Sq m (10.92 ha)
18.Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 3,03,512.5 sq m
	b) Non FSI area (sq. m.): 3,94566.3 sq m
	c) Total BUA area (sq. m.): 6,98,078.8 Sq m
19.Total ground coverage (m2)	53539 sqm
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	49%
21.Estimated cost of the project	15706800000

22.Number of buildings & its configuration

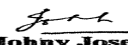
Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)
1	IT Bldg	G + 2 Floors	14. mts
2	IT Bldg 01	G + 18 Floors	79 mts
3	IT Bldg 02	G + 23 Floors	105 mts
4	IT Bldg 03	G + 23 Floors	105 mts
5	IT Bldg 04	G + 23 Floors	105 mts
6	Resi Bldg 01	G + 35 Floors	119 mts
7	Resi Bldg 02	G + 35 Floors	119 mts
8	Resi Bldg 03	G + 35 Floors	119 mts
9	Resi Bldg 04	G + 35 Floors	119 mts
10	Resi Bldg 05	G + 35 mts	119 mts
11	Resi Bldg 06	G + 35 Floors	119 mts
12	Resi Bldg 07	G + 35 mts	119 mts

23.Number of tenants and shops	Tenements : 2000 Shops: 125
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 (Dr. B. N. Patil)
 Member Secretary
 SEAC (MMR)
DR. B.N.Patil (Secretary SEAC-II)

SEAC Meeting No: 53rd Meeting Date: May 4, 2017

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Johnny Joseph
Shri. Johnny Joseph (Chairman SEAC-II)

24. Number of expected residents / users	IT Users: 35,021 Nos; Residential Users: 10,000 Nos; Retail: 250 Total Users: 45,271 Nos.
25. Tenant density per hectare	4180
26. Height of the building(s)	
27. Right of way (Width of the road from the nearest fire station to the proposed building(s))	10.50 mts
28. Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	Min.9 mts
29. Existing structure (s) if any	IT Bldg Construction as per EC dtd. 29.01.2010 is underway. Site office and Temporary structure constructed.
30. Details of the demolition with disposal (If applicable)	No previous structure to be demolish.

31. Production Details

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

32. Total Water Requirement

Dry season:	Source of water	MIDC
	Fresh water (CMD):	1435
	Recycled water - Flushing (CMD):	1519
	Recycled water - Gardening (CMD):	243
	Swimming pool make up (Cum):	NA
	Total Water Requirement (CMD):	3657
	Fire fighting - Underground water tank (CMD):	3.5
	Fire fighting - Overhead water tank (CMD):	0
	Excess treated water	178

Wet season:	Source of water	MIDC
	Fresh water (CMD):	1435
	Recycled water - Flushing (CMD):	1519
	Recycled water - Gardening (CMD):	0
	Swimming pool make up (Cum):	NA
	Total Water Requirement (CMD) :	3414
	Fire fighting - Underground water tank(CMD):	3.5
	Fire fighting - Overhead water tank(CMD):	0
Excess treated water	421	
Details of Swimming pool (If any)	Not available	

33.Details of Total water consumed

Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)		
	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable

34.Rain Water Harvesting (RWH)	Level of the Ground water table:	6 mts
	Size and no of RWH tank(s) and Quantity:	For IT : Two Compartments 100 cmd Rain Water x 4 nos; For Residential buildings : Two Tanks of 100 cmd for Rain Water Tank
	Location of the RWH tank(s):	Ground Floor
	Quantity of recharge pits:	NA
	Size of recharge pits :	NA
	Budgetary allocation (Capital cost) :	50 lakhs
	Budgetary allocation (O & M cost) :	2.5 lakhs
Details of UGT tanks if any :	For IT Building (Identical for 4 Towers) Two Compartments of 250,000 Liters For Fire Two Compartments 50,000 Litres Municipal Raw Water Storage Two Compartments 50,000 Litres Domestic Water Storage For Residential (Identical for 3 Towers) Two Tanks of 225,000 Liters For Fire Two Tanks of 80,000 Litres for Raw Water Two Tanks of 80,000 Litres for Treated Water Two Tanks of 100,000 Litres for Rain Water Tank Two Tanks of 80,000 Litres for Flushing	

35.Storm water drainage	Natural water drainage pattern:	Will be maintained
	Quantity of storm water:	100
	Size of SWD:	0.6 m m deep x 0.6 m wide

Sewage and Waste water	Sewage generation in KLD:	2667
	STP technology:	MBBR & SBR Technology
	Capacity of STP (CMD):	3000
	Location & area of the STP:	On ground
	Budgetary allocation (Capital cost):	100lakhs
	Budgetary allocation (O & M cost):	10 lakhs

36.Solid waste Management

Waste generation in the Pre Construction and Construction phase:	Waste generation:	50 kg/day
	Disposal of the construction waste debris:	Will be sold to authorised dealers.
Waste generation in the operation Phase:	Dry waste:	6490
	Wet waste:	5639
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	2.1 kg/day
	Others if any:	NA
Mode of Disposal of waste:	Dry waste:	Dry garbage will be further segregated into recyclable and non-recyclable & will be handed over to the authorised recycler.
	Wet waste:	The biodegradable waste will be converted to compost using OWC unit
	Hazardous waste:	NA
	Biomedical waste (If applicable):	NA
	STP Sludge (Dry sludge):	Will be dried and composted.
	Others if any:	NA
Area requirement:	Location(s):	Basement
	Area for the storage of waste & other material:	22.96 sq mt
	Area for machinery:	0
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	50 lakhs
	O & M cost:	2.5 lakhs

37.Effluent Charecteristics

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

38.Hazardous Waste Details

 (Dr. B. N. Patil) Member Secretary SEAC (MMR) DR. B.N.Patil (Secretary SEAC-II)	SEAC Meeting No: 53rd Meeting Date: May 4, 2017	Page 44 of 65	 Johnny Joseph Shri. Johnny Joseph (Chairman SEAC-II)
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Serial Number	Description	Cat	UOM	Existing	Proposed	Total	Method of Disposal
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
39.Stacks emission Details							
Serial Number	Section & units	Fuel Used with Quantity	Stack No.	Height from ground level (m)	Internal diameter (m)	Temp. of Exhaust Gases	
1	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable
40.Details of Fuel to be used							
Serial Number	Type of Fuel	Existing	Proposed	Total			
1	Not applicable	Not applicable	Not applicable	Not applicable			
41.Source of Fuel		Not applicable					
42.Mode of Transportation of fuel to site		Not applicable					
43.Green Belt Development							
		Total RG area :	48,578 sq.m				
		No of trees to be cut :	11				
		Number of trees to be planted :	1214				
		List of proposed native trees :	Refer Annexure 1				
		Timeline for completion of plantation :	Till operation phase				
44.Number and list of trees species to be planted in the ground							
Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance			
1	Refer Annexure 1	Refer Annexure 1	Refer Annexure 1	Refer Annexure 1			
45.Total quantity of plants on ground							
46.Number and list of shrubs and bushes species to be planted in the podium RG:							
Serial Number	Name	C/C Distance	Area m2				
1	NA	NA	NA				
47.Energy							

Power requirement:	Source of power supply :	MSEDCL
	During Construction Phase: (Demand Load)	3500 KVA
	DG set as Power back-up during construction phase	Will be provided
	During Operation phase (Connected load):	50 MVA
	During Operation phase (Demand load):	45 MVA
	Transformer:	Not available
	DG set as Power back-up during operation phase:	?Number and capacity of the DG sets to be used: 2000 KVA for 3 Towers for residential areas of 2000 KVA X 3 = 6000 KVA capacity ; ? 12 .no. of 2000 KVA DG sets for IT areas of capacity of 24000 KVA ; ? 8 .no. of 1500 KVA DG sets for IT areas of capacity of 12000 KVA
	Fuel used:	HSD
	Details of high tension line passing through the plot if any:	NA

48. Energy saving by non-conventional method:

- Energy efficient LED lighting for common areas.
- High energy efficiency HVAC for IT area
- Designing ECBC compliant & energy efficient electrical infrastructure
- Using energy efficient power distribution & distributed cabling
- CPCB certified DG sets
- Partial lightening and hot water based on solar energy.

49. Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Variable Frequency Drive for All Air Handling Units	15 to 20%
2	LED Lights for all Common area compared to Conventional Light Fixtures	40 to 50 %

50. Details of pollution control Systems

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

Budgetary allocation (Capital cost and O&M cost):	Capital cost:	30 lakhs
	O & M cost:	3 lakhs

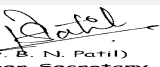
51. Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Capital and O & M cost	NA	25 lakhs

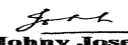
b) Operation Phase (with Break-up):

Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	Sewage Treatment Plant	NA	100 Lakhs	10 Lakhs
2	Solid Waste Management	NA	50 Lakhs	2.5 Lakhs
3	Rain Water Harvesting	NA	50 Lakhs	2.5 Lakhs
4	Landscape	NA	100 Lakhs	10 Lakhs
5	Energy saving features	NA	30 Lakhs	3 Lakhs


 (Dr. B.N. Patil)
 Member Secretary
 SEAC (MMR)
DR. B.N.Patil (Secretary SEAC-II)

SEAC Meeting No: 53rd Meeting Date: May 4, 2017

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 (Chairman SEAC-II)

6	Monitoring of Environmental Parameters	NA	10 Lakhs	1 Lakh
7	Environment monitoring cell	NA	10 Lakhs	1 Lakh
8	TOTAL	NA	400 Lakhs	25 Lakhs

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

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

52.Any Other Information

No Information Available

53.Traffic Management

	Nos. of the junction to the main road & design of confluence:	The site is directly connected to Thane Belapur road.
Parking details:	Number and area of basement:	1 with 2914 sq.m
	Number and area of podia:	4 podiums of 92351 sq.m
	Total Parking area:	92,265 sq.m
	Area per car:	13
	Area per car:	13
	Number of 2-Wheelers as approved by competent authority:	0
	Number of 4-Wheelers as approved by competent authority:	4500
	Public Transport:	Bus and Railway facility nearby
	CRZ/ RRZ clearance obtain, if any:	NA
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	Thane creek mangroves at 2 km towards west.
	Category as per schedule of EIA Notification sheet	8 b (B1)
	Court cases pending if any	NA
	Other Relevant Informations	Our proposal was granted Environment Clearance dtd. 29.01.2010. Subsequently amendment was obtained on 30.03.2015. As per IT Policy 2015 the applicable FSI has been increased and hence the amendment is proposed for increase in built up area and change in layout.

	Have you previously submitted Application online on MOEF Website.	Yes
	Date of online submission	27-09-2016

Brief information of the project by SEAC

PP, Mr. Shrirang Athale, Director & architect with environmental consultant M/s Aditya Environmental Services Pvt.Ltd were present during the meeting.

PP informed that, FSI, Non FSI & Total build up area statement stated in Form 1, 1A is changed due to change in planning. PP also stated that the project has already received EC vide letter dated 29th January 2010 for total construction area of 1,47,427.21 sq.mt and revalidation was obtained on 30th March 2015.

PP presented the ToR for proposed IT Park cum Support Service (Residential) Project. PP informed that proposed FSI is 2.5 & total plot area is 1,21,405 sq. mt with total BUA (FSI + Non FSI) of 2,93,127.00 (FSI- 145764 sq. mt, Non FSI- 147363 sq. mt) which is the final total potential of the project.

The project proposal was discussed on the basis of presentation made and documents submitted by the proponent. All issues related to environment, including air, water, land, soil, ecology and biodiversity and social aspects were discussed. Committee noted that the project is under 8a (B1) category of EIA Notification, 2006. Consolidated statements, form 1, 1A, presentation & plans submitted are taken on the record.

DECISION OF SEAC

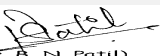
After discussion, ToR presented by PP was approved with following additional ToR:

Specific Conditions by SEAC:

- 1) It is noted that details of RG is different. PP to ensure that RG should be 10 % of total plot area should be on Mother Earth. PP to submit the revised details of the same.
- 2) PP to submit compliance of earlier EC and also to submit certification of EC compliance report.
- 3) PP to ensure that BOD of the treated waste water is less than 5 mg/lit and suspended solids is 20 mg/lit
- 4) PP to submit detail plan for reuse/recycling treated waste water especially post construction.
- 5) PP to provide Biogas/energy recovery system for Biodegradable waste.
- 6) PP to provide 2 wheeler & cycle parking and submit revised Building layout Plan accordingly
- 7) PP to provide documents showing project area is not affected by CRZ.
- 8) PP to submit Hydrology study report for drainage comprising surrounding area.
- 9) PP to submit details in compliance to point no 9.9, 9.10, 9.11, 9.12 of APPENDIX II of EIA Notification, 2006
- 10) PP to submit details in compliance to para 2 (III) point no J to O of OM dated 19th June 2013
- 11) PP to upload the plans, duly stamped & signed, submitted for approval to the local body, Disaster Management Plan, Environmental Management Plan, traffic study and other above said compliances etc on the website of ec.mpcb.in
- 12) PP to also refer Standard ToR published by MoEF vide order dated 10/04/15 in addition to above

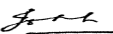
FINAL RECOMMENDATION

Kindly find SEAC decision above.


(Dr. B. N. Patil)
 Member Secretary
 SEAC (MMR)
**DR. B.N.Patil (Secretary
 SEAC-II)**

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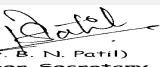

**Shri. Johnny Joseph
 (Chairman SEAC-II)**

SEAC-II Meeting**SEAC Meeting number: 53rd Meeting Date May 4, 2017****Subject:** Environment Clearance for Establishment of IKEA Store**General Information:**

1.Name of Project	Establishment of IKEA Store at Thane-Belapur Road, Turbhe, Navi Mumbai, India
2.Type of institution	Private
3.Name of Project Proponent	IKEA India Private Limited
4.Name of Consultant	ERM India Private Limited
5.Type of project	Commercial Establishment (IKEA Store)
6.New project/expansion in existing project/modernization/diversification in existing project	Not applicable
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Not applicable
8.Location of the project	Plot no 15, 15a, 15b, 15c, TTC MIDC, Turbhe, Thane- Belapur Road, Navi Mumbai
9.Taluka	Panvel
10.Village	Turbhe and Pawana
11.Area of the project	TTC MIDC area, Turbhe, Thane Belapur Road, Raigad District
12.IOD/IOA/Concession/Plan Approval Number	MIDC DC Rule 2009 IOD/IOA/Concession/Plan Approval Number: Not applicable Approved Built-up Area: 46500
13.Note on the initiated work (If applicable)	Not Applicable
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	Approval from MIDC
15.Total Plot Area (sq. m.)	96,250.0 sqm
16.Deductions	Nil
17.Net Plot area	96,250.0 Sqm
18.Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 46,500 Sqm b) Non FSI area (sq. m.): 41,600 Sqm c) Total BUA area (sq. m.): 88,100 Sqm
19.Total ground coverage (m2)	31,100 Sqm
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	approximate 32%
21.Estimated cost of the project	14160000000

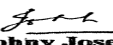
22.Number of buildings & its configuration

Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)
1	IKEA Store; 1 number	1 Basement + 1 Stilt + Store Level 1 & Store Level 2	16.9 m
23.Number of tenants and shops	Not Applicable		
24.Number of expected residents / users	10,358 (including staff and visitors)		
25.Tenant density per hectare	Not Applicable		
26.Height of the building(s)			
27.Right of way (Width of the road from the nearest fire station to the proposed building(s))	12 M (9m minimum provided)		


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28. Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	12 M (9m minimum provided)
29. Existing structure (s) if any	Tanks, treatment plants, utility rooms, parking sheds, storage areas and administrative buildings.
30. Details of the demolition with disposal (If applicable)	Demolition debris: 5000 m3; Demolition scrap: 100 MT; Wooden scrap: 4 MT; Demolition is done after obtaining necessary permisison from MIDC

31. Production Details


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

32. Total Water Requirement

Dry season:	Source of water	MIDC and STP treated water
	Fresh water (CMD):	296 m3/day
	Recycled water - Flushing (CMD):	79 m3/day
	Recycled water - Gardening (CMD):	0
	Swimming pool make up (Cum):	Not Applicable
	Total Water Requirement (CMD) :	510 m3/day
	Fire fighting - Underground water tank(CMD):	1000 m3
	Fire fighting - Overhead water tank(CMD):	10 m3
	Excess treated water	135 m3/day
Wet season:	Source of water	MIDC, STP treated water and rainwater harvesting
	Fresh water (CMD):	207 m3/day
	Recycled water - Flushing (CMD):	79 m3/day
	Recycled water - Gardening (CMD):	18 m3/day
	Swimming pool make up (Cum):	Not Applicable
	Total Water Requirement (CMD) :	439 m3/day
	Fire fighting - Underground water tank(CMD):	1000 m3
	Fire fighting - Overhead water tank(CMD):	10 m3
	Excess treated water	135 m3/day
Details of Swimming pool (If any)	Not Applicable	

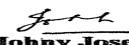
33. Details of Total water consumed

Particulars	Consumption (CMD)	Loss (CMD)	Effluent (CMD)
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Water Requirement	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total
Domestic	0	254	254	0	16	16	0	238	238
Cooling tower & thermopack	0	167	167	0	167	167	0	0	0
Gardening	0	89	89	0	89	89	0	0	0

34.Rain Water Harvesting (RWH)	Level of the Ground water table:	Approximately 0.7 M below Road Level
	Size and no of RWH tank(s) and Quantity:	Size: 700 Cum and Quantity: One
	Location of the RWH tank(s):	Near front gate
	Quantity of recharge pits:	0
	Size of recharge pits :	Not Applicable
	Budgetary allocation (Capital cost) :	INR 20 Lakhs
	Budgetary allocation (O & M cost) :	INR 3 Lakhs
	Details of UGT tanks if any :	Raw water tanks: 2 nos.; size :130 Cum each Treated water tanks:: 2 nos., 70 Cu m each

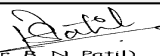
35.Storm water drainage	Natural water drainage pattern:	Existing natural drainage pattern will be maintained
	Quantity of storm water:	Designed for 6740 Cu.M/hour
	Size of SWD:	800 mm Diameter

Sewage and Waste water	Sewage generation in KLD:	238 KLD
	STP technology:	Aerobic Moving Bed Bio Reactor system
	Capacity of STP (CMD):	1 no.; 240 KLD capacity
	Location & area of the STP:	Location: Parking level 1; Area: 300 SqM
	Budgetary allocation (Capital cost):	INR 50 Lakhs
	Budgetary allocation (O & M cost):	INR 15 Lakhs

36.Solid waste Management

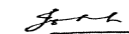
Waste generation in the Pre Construction and Construction phase:	Waste generation:	750 tonnes of construction debris and 155 kg/day of municipal waste
	Disposal of the construction waste debris:	The recyclable waste such as metal scrap, plastics will be sold out to vendors. About 90% of the debris will be used to level low lying areas within the project site and the rest will be disposed to designated disposal site as approved by local authority.

Waste generation in the operation Phase:	Dry waste:	750 kg/day
	Wet waste:	1750 kg/day
	Hazardous waste:	250 kg/month
	Biomedical waste (If applicable):	Not Applicable
	STP Sludge (Dry sludge):	500 kg/day
	Others if any:	E-waste: Approx. 1 tonne per month; Packaging waste: approx. 3-4 tonne/month


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Mode of Disposal of waste:	Dry waste:	Scrap dealer
	Wet waste:	Bio gas plant
	Hazardous waste:	To authorized vendors for disposal at TSDF as per MPCB approval
	Biomedical waste (If applicable):	Not Applicable
	STP Sludge (Dry sludge):	Filter press for preparing compost for onsite usage
	Others if any:	E-waste: Authorised recycler; Packaging waste: scrap dealer
Area requirement:	Location(s):	At ground floor and store level 1
	Area for the storage of waste & other material:	28.6 sqm area for waste storage and warehouse of 6253.3 sqm for materials
	Area for machinery:	20 Sq.M
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	INR 70 Lakhs
	O & M cost:	INR 10 Lakhs

37. Effluent Characteristics

Serial Number	Parameters	Unit	Inlet Effluent Characteristics	Outlet Effluent Characteristics	Effluent discharge standards (MPCB)
1	pH	-	6.5-8.5	6.5-8.5	6.5-9.0
2	Total Suspended Solids	mg/l	250-450	<10	<50
3	BOD	mg/l	250-300	<10	<10
4	COD	mg/l	500-600	<50	<100
Amount of effluent generation (CMD):		Not applicable			
Capacity of the ETP:		Not applicable			
Amount of treated effluent recycled :		Not applicable			
Amount of water send to the CETP:		Not applicable			
Membership of CETP (if require):		Not applicable			
Note on ETP technology to be used		Not applicable			
Disposal of the ETP sludge		Not applicable			

38. Hazardous Waste Details


Serial Number	Description	Cat	UOM	Existing	Proposed	Total	Method of Disposal
1	Waste Oil	5.2	M3/annum	0	3 to 4	3 to 4	Through approved recyclers
2	Waste containing residue of oil	33.2	MT/annum	0	1	1	Through authorized vendors to TSDF

39. Stacks emission Details

Serial Number	Section & units	Fuel Used with Quantity	Stack No.	Height from ground level (m)	Internal diameter (m)	Temp. of Exhaust Gases
1	DG Set (1250 kVA)	HSD; 251.8 litre/hour	1	30 m	0.7 m	415oC
2	DG Set (1250 kVA)	HSD; 251.8 litre/hour	2	30 m	0.7 m	415oC
3	DG Set (1010 kVA)	HSD; 203.88 litre/hour	3	30 m	0.7 m	415oC
4	DG Set (1010 kVA)	HSD; 203.88 litre/hour	4	30 m	0.7 m	415oC

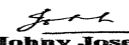
40. Details of Fuel to be used

Serial Number	Type of Fuel	Existing	Proposed	Total
1	HSD	0	30 KL	30 KL
41. Source of Fuel		Local vendors		
42. Mode of Transportation of fuel to site		By Fuel Tanker		


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43.Green Belt Development	Total RG area :	RG on the ground (sq. m): 9,650 sqm; RG area other than greenbelt (playground, etc.): 13,665 sqm
	No of trees to be cut :	0
	Number of trees to be planted :	960
	List of proposed native trees :	Neem, Gulmohar, Ajaan, Fern tree, Champa, Karanj etc.
	Timeline for completion of plantation :	3 months post construction of IKEA store

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

Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Azadirachta indica	Neem	61	Evergreen tree; Buffer planting- Visual and Acoustic; Soil Amelioration
2	Alstonia scholaris	Satvin, Scholar tree	165	Evergreen tree; Feature planting
3	Bahunia purpurea	Rakta kanchan, Butterfly Tree	35	Flowering tree
4	Bahunia racemose	Apta, Bidi Leaf Tree	26	Deciduous tree; Soil Amelioration
5	Cassia fistula	Bahava , Amaltas	48	Flowering tree; Soil amelioration
6	Cordia sebestena	Lal Lasora	61	Flowering tree; Avenue planting
7	Delonix regia	Gulmohar	09	Flowering tree; Feature planting
8	Ehretla laevis	Ajaan	37	Deciduous tree; Feature planting
9	Filicium decipiens	Fern Tree	08	Evergreen tree; Feature planting
10	Michelia champa	Champa	62	Flowering tree; Avenue planting
11	Millingtonia hortensis	Kaval nimb, Neem Chameli	08	Flowering tree; Feature planting
12	Mesua ferrea	Nag Champa	24	Evergreen tree; Feature planting
13	Pongamia glabra	Karanj	25	Evergreen tree; Buffer planting - Visual and Acoustic; Soil Amelioration
14	Putranjiva roxburghii	Putranjiva	22	Evergreen Tree; Buffer planting - Visual and Acoustic
15	Peltophorum ferrugineum	Peela gulmohar	19	Flowering tree; Buffer planting- Visual and Acoustic
16	Plumeria alba	Champa , Chafa	188	Soil Amelioration
17	Saraca indica	Sita Ashok	32	Evergreen tree; Buffer planting- Visual and Acoustic; Soil Amelioration
18	Tabebuia argentic	Yellow trumpet tree	66	Flowering tree
19	Lagerstroemia Flos-Reginae	Pride of India	64	Flowering tree

45.Total quantity of plants on ground

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

Serial Number	Name	C/C Distance	Area m2
1	Not applicable	Not Applicable	Not Applicable

47.Energy

Power requirement:	Source of power supply :	Maharashtra State Electricity Distribution Company Ltd.
	During Construction Phase: (Demand Load)	200 KW
	DG set as Power back-up during construction phase	1 DG set of 125 kVA capacity
	During Operation phase (Connected load):	5.9 MW
	During Operation phase (Demand load):	4.0 MW
	Transformer:	2 no's of 22/0.433 KV, 2000 KVA Dry Type Transformers will be provided
	DG set as Power back-up during operation phase:	4 DG sets (2 x 1250 KVA and 2 x 1010 KVA)
	Fuel used:	HSD
	Details of high tension line passing through the plot if any:	Not Applicable

48. Energy saving by non-conventional method:

- Insulated roof having U value 0.043 Btu/hr.sq feet *F
 - Insulated external wall having U value 0.053 Btu/hr.sq feet *F.
 - Better thermal properties of Glass SC 0.29
 - Efficient water cooled VSD drive centrifugal chiller system with COP 6.4at ARI
 - VSD on AHU , Secondary Pumping and Cooling Towers
 - Heat recovery wheel to reduce the fresh air cooling load
 - Optimize design of internal lighting layout to minimize internal lighting load with lighting controls
- Approx 1 MW Solar PV system

49. Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Energy Conservation measures	37.6%


50. Details of pollution control Systems

Source	Existing pollution control system	Proposed to be installed
DG Set	Not applicable	Stack height of 30 m; Acoustic Enclosure
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	75 Lakhs
	O & M cost:	5 Lakhs

51. Environmental Management plan Budgetary Allocation

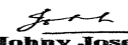
a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Provision of adequate drainage and bunds/ diversion dykes, water sprinkling etc. to prevent soil/ raw material escape	-	20
2	Development of vegetation and landscaping	-	80
3	Toilets for workers and sewage disposal facility	-	20
4	Air and Noise Quality monitoring	-	1.5
5	Water Quality monitoring	-	1.5


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6	Miscellaneous expenses for construction phase EMP implementation	-	5
7	Waste Management	-	5
8	Campsite cleanliness	-	2
9	Health and Safety	-	5

b) Operation Phase (with Break-up):

Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	Wastewater	STP of 240 KLD	50	15
2	Wastewater	Wastewater quality monitoring	0	2
3	Rainwater harvesting	Rain water harvesting tanks	20	3
4	Waste	Waste Management	70	10
5	Air Quality	Ambient Air quality monitoring	0	3
6	Air Quality	Stack monitoring	0	1
7	Ambient Noise	Ambient Noise monitoring	0	1
8	Green belt	Green belt and landscape maintenance	0	10
9	EHS	EHS training and EMP evaluation	10	10
10	House keeping	Facility Management for House keeping	5	25

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

Description	Status	Location	Storage Capacity in MT	Maximum Quantity of Storage at any point of time in MT	Consumption / Month in MT	Source of Supply	Means of transportation
HSD	Proposed for storage	In North East Corner on Ground Level	30 KL	30 KL	109 KL	Local Vendor	Fuel Tankers

52.Any Other Information

No Information Available

53.Traffic Management

Nos. of the junction to the main road & design of confluence:	Two junction on Thane- Belapur road
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Parking details:	Number and area of basement:	1 Basement; Area: 31,800 sqm
	Number and area of podia:	0
	Total Parking area:	62,640 sqm
	Area per car:	12.5 sqm
	Area per car:	12.5 sqm
	Number of 2-Wheelers as approved by competent authority:	176 2-wheeler parking provided
	Number of 4-Wheelers as approved by competent authority:	2356 4- wheelers parking provided
	Public Transport:	90 sqm
	Width of all Internal roads (m):	6 M
	CRZ/ RRZ clearance obtain, if any:	Not Applicable
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	Sanjay Gandhi National Park: ~ 16 km aerial distance;
	Category as per schedule of EIA Notification sheet	8 a
	Court cases pending if any	Not Applicable
	Other Relevant Informations	Not Applicable
	Have you previously submitted Application online on MOEF Website.	Yes
	Date of online submission	23-12-2016
Brief information of the project by SEAC		
<p>PP, Mr.Sunil Verma, Mr.Vivek Upadhayay& Architect Mr.Rahul Dubey were present during the meeting along with environmental consultant Ms Neetu Nigam, M/s ERM India Pvt.Ltd.</p> <p>The project proposal was discussed on the basis of presentation made and documents submitted by the proponent. All issues related to environment, including air, water, land, soil, ecology and biodiversity and social aspects were discussed. PP stated that total plot area is 96250 sqm & total construction area (FSI+Non FSI) of the project is 88,100m2. Committee noted that the project is under 8a (B2) category of EIA Notification, 2006. Consolidated statements, form 1, 1A, presentation & plans submitted are taken on the record.</p> <p>PP informed that,MIDC transferred the land lease from Rallis to IKEA and also land use of the site was changed from Industrial to commercial in May 2016. PP also stated that, the plans have not yet been approved by the planning authority i.e MIDC.</p> <p>During discussion following points emerged:</p>		
DECISION OF SEAC		

SEAC-II Meeting

SEAC Meeting number: 53rd Meeting Date May 4, 2017


Subject: Environment Clearance for application for Expansion of "Proposed Redevelopment Project" at Plot bearing CS No. 720 (pt) of Mazgaon Division at K L Borkar Marg, E Ward known as Khoja Chawl, Ghodapdeo, Mumbai.

General Information:

1.Name of Project	Expansion of "Proposed Redevelopment Project"
2.Type of institution	Private
3.Name of Project Proponent	R. K. Builders & Developers, Shrushti. I O I, A• wing, GD Ambekar Marg, Parel, Bhoiwada, Mumbai - 400 012
4.Name of Consultant	M/s. Enviro Analysts & Engineers Pvt. Ltd. Mr. H. K Desai B-1003,Enviro House, 10th floor, Western Edge -II Western Express Highway, Borivali (E), Mumbai- 400 066 hkdesai5@gmail.com.; info@eaapl.com
5.Type of project	SRA project 33(10)
6.New project/expansion in existing project/modernization/diversification in existing project	expansion
7.If expansion/diversification, whether environmental clearance has been obtained for existing project	Not applicable in existing project
8.Location of the project	Plot bearing CS No. 720 (pt) of Mazgaon Division at K L Borkar Marg, E Ward known as Khoja Chawl, Ghodapdeo, Mumbai.
9.Taluka	Mazgaon
10.Village	Ghodapdeo
11.Area of the project	MCGM (Municipal Corporation of Greater Mumbai)
12.IOD/IOA/Concession/Plan Approval Number	IOD IOD/IOA/Concession/Plan Approval Number: E.B/CE/EE/2031/E/A/BS/A date 04.06.2008 Approved Built-up Area: 28840
13.Note on the initiated work (If applicable)	Construction done as per EC received dated 18th June 2012
14.LOI / NOC / IOD from MHADA/ Other approvals (If applicable)	loi recieved date 10.02.2017
15.Total Plot Area (sq. m.)	4838.28
16.Deductions	307.43
17.Net Plot area	4530.85
18.Proposed Built-up Area (FSI & Non-FSI)	a) FSI area (sq. m.): 17599.04 b) Non FSI area (sq. m.): 11237.15 c) Total BUA area (sq. m.): 28836.19
19.Total ground coverage (m2)	1307.78
20.Ground-coverage Percentage (%) (Note: Percentage of plot not open to sky)	16.30% Sale 10.19% Rehab 0.54% MSQ
21.Estimated cost of the project	650000000

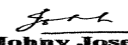
22.Number of buildings & its configuration

Serial number	Building Name & number	Number of floors	Height of the building (Mtrs)
1	Rehab	S+14 floors	44.95 m
2	MSQ	G+7 floors	23.79 m
3	Sale	G+4 podiums + 18 floors	69.95 m
23.Number of tenants and shops	Rehab =159 no's Rehab Shop = 03 no's Sale = 201 no's Sale Shop = 05 no's MSQ= 32 no's		
24.Number of expected residents / users	Rehab =795 no's Rehab Shop = 9 no's Sale = 1005 no's Sale Shop = 15 no's MSQ= 160 no's		
25.Tenant density per hectare	810 tenants/hectare		
26.Height of the building(s)			


(Dr. B.N. Patil)
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27.Right of way (Width of the road from the nearest fire station to the proposed building(s))	12.20 M. wide Keshavrao Borkar Marg & 9.14 M. Wide Umesh Salunkhe Marg
28.Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	7.5 m
29.Existing structure (s) if any	Rehab S+14 floors , MSQ G+7 floors , Sale G+4 podiums + 13 floors
30.Details of the demolition with disposal (If applicable)	Not applicable

31.Production Details


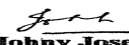
Serial Number	Product	Existing (MT/M)	Proposed (MT/M)	Total (MT/M)
1	Not applicable	Not applicable	Not applicable	Not applicable

32.Total Water Requirement

Dry season:	Source of water	MCGM / treated water from STP
	Fresh water (CMD):	177 KLD
	Recycled water - Flushing (CMD):	89 KLD
	Recycled water - Gardening (CMD):	5 KLD
	Swimming pool make up (Cum):	00
	Total Water Requirement (CMD) :	271 KLD
	Fire fighting - Underground water tank(CMD):	200 KL
	Fire fighting - Overhead water tank(CMD):	60 KL
	Excess treated water	127
Wet season:	Source of water	MCGM/RWH/ treated water from STP
	Fresh water (CMD):	177 KLD
	Recycled water - Flushing (CMD):	89 KLD
	Recycled water - Gardening (CMD):	00
	Swimming pool make up (Cum):	00
	Total Water Requirement (CMD) :	266 KLD
	Fire fighting - Underground water tank(CMD):	200 KL
	Fire fighting - Overhead water tank(CMD):	60 KL
	Excess treated water	132

Details of Swimming pool (If any)	not applicable
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33.Details of Total water consumed

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Particulars	Consumption (CMD)			Loss (CMD)			Effluent (CMD)			
	Existing	Proposed	Total	Existing	Proposed	Total	Existing	Proposed	Total	
Domestic	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	Not applicable	
34.Rain Water Harvesting (RWH)	Level of the Ground water table:		2 m - 2.5 m bgl							
	Size and no of RWH tank(s) and Quantity:		Rehab & MSQ - 28 KL Sale - 62 KL							
	Location of the RWH tank(s):		Ground							
	Quantity of recharge pits:		not applicable							
	Size of recharge pits :		not applicable							
	Budgetary allocation (Capital cost) :		Rs. 4 lakhs							
	Budgetary allocation (O & M cost) :		Rs. 0.2 lakhs/annum							
Details of UGT tanks if any :		Rehab & MSQ- 95 KL Sale - 95 KL Rehab & MSQ - 55 KL Sale - 50 KL Rehab & MSQ - 100 KL Sale - 1 00 KL Rehab & MSQ - 28 KL Sale - 62 KL Ground								
35.Storm water drainage	Natural water drainage pattern:		North to south							
	Quantity of storm water:		0.069 cum/sec							
	Size of SWD:		0.45m X 0.30m							
Sewage and Waste water	Sewage generation in KLD:		Rehab & MSQ - 120 KL Sale - 126 KL							
	STP technology:		MBBR							
	Capacity of STP (CMD):		Rehab & MSQ - 140 KL Sale - 140 KL							
	Location & area of the STP:		ground							
	Budgetary allocation (Capital cost):		Rs.13 lakhs							
	Budgetary allocation (O & M cost):		Rs. 2lakhs/annum							
36.Solid waste Management										
Waste generation in the Pre Construction and Construction phase:	Waste generation:		5000 cement bags , 70 cans of paint,0.2 tons of scap metal							
	Disposal of the construction waste debris:		Empty bags to be handed over to recycler, paint cans to be To be handed over to recycler. 100 % scrap metal to be sold for recycling							
Waste generation in the operation Phase:	Dry waste:		Rehab & MSQ Quantity (Kg/day)= 193, Sale Quantity (Kg/day)= 204							
	Wet waste:		Rehab & MSQ Quantity (Kg/day)= 288, Sale Quantity (Kg/day)= 303							
	Hazardous waste:		not applicable							
	Biomedical waste (If applicable):		not applicable							
	STP Sludge (Dry sludge):		15 kg/day							
	Others if any:		not applicable							
<small>Member Secretary SEAC (MMR)</small> DR. B.N.Patil (Secretary SEAC-II)			SEAC Meeting No: 53rd Meeting Date: May 4, 2017				Page 60 of 65		<small>Jonny Josepa</small> Shri. Johnny Joseph (Chairman SEAC-II)	

Mode of Disposal of waste:	Dry waste:	To be hand over to Local Recyclers for recycling
	Wet waste:	To be processed in the OWC. Manure obtained shall be used for landscaping / Gardening, Excess manure shall be sold to nearby end users.
	Hazardous waste:	Not Applicable
	Biomedical waste (If applicable):	Not Applicable
	STP Sludge (Dry sludge):	To be used as a manure
	Others if any:	Not Applicable
Area requirement:	Location(s):	ground
	Area for the storage of waste & other material:	33 sqm
	Area for machinery:	13 sqm
Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs.10 lakhs
	O & M cost:	Rs.2 lakhs/annum

37. Effluent Characteristics

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

38. Hazardous Waste Details

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

39. Stacks emission Details

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

40. Details of Fuel to be used

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

43.Green Belt Development	Total RG area :	RG area on Ground - 995.19 sq.mt. (8%) RG area on Podium- 325.40 sq.mtr
	No of trees to be cut :	-
	Number of trees to be planted :	35 nos
	List of proposed native trees :	same as below
	Timeline for completion of plantation :	by the time of construction

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

Serial Number	Name of the plant	Common Name	Quantity	Characteristics & ecological importance
1	Saraca asoca	ashoka	7	shady
2	Carissa carandas	karanda	7	ornamental
3	Alstonia scholaris	saptarani	7	shady
4	lagestonia	Cutch Tree	7	ornamental
5	pathodium		7	ornamental

45.Total quantity of plants on ground

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

Serial Number	Name	C/C Distance	Area m2
1	Acacia Arabica	2	.
2	Mimusops Elengi	2	.
3	Erythrina Indica	2	.
4	Lagerstroemia Speciosa	2	.
5	Tbebuia Aurea	2	.
6	Pterocarpus Santalinus	2	.
7	Spathodea Campanulata Yellow	2	.
8	Dillenia Indica	2	.
9	Michelia Champaka	2	.
10	Lagerstroemia Speciosa	2	.
11	Cassia Renigera	2	.
12	Pterospermum Acerifolium	2	.
13	Catophyllum Inophyllum	2	.

47.Energy

Power requirement:	Source of power supply :	BEST
	During Construction Phase: (Demand Load)	80 KW
	DG set as Power back-up during construction phase	100 KVA
	During Operation phase (Connected load):	2607 kw
	During Operation phase (Demand load):	1600 kW
	Transformer:	not applicable
	DG set as Power back-up during operation phase:	2 X 250 KVA
	Fuel used:	HSD
	Details of high tension line passing through the plot if any:	not applicable

48. Energy saving by non-conventional method:

Road & Landscaping-60% on solar, Parking - T8 lights to T5, Lobby & staircase LED lights -Incandescent to LED

49. Detail calculations & % of saving:

Serial Number	Energy Conservation Measures	Saving %
1	Overall Saving for the Project	13.3%

50. Details of pollution control Systems

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

Budgetary allocation (Capital cost and O&M cost):	Capital cost:	Rs. 43 lakhs
	O & M cost:	Rs. 2lakhs/annum

51. Environmental Management plan Budgetary Allocation

a) Construction phase (with Break-up):

Serial Number	Attributes	Parameter	Total Cost per annum (Rs. In Lacs)
1	Air Environment	Water Sprinkling, Green Belt Development, Covered storage area	4
2	Noise Environment	Noise Baricades and Green Belt Developments	1.5
3	Water Environment	Modular STP , Drainage with sedimentation tanks	2
4	Good Health Practices	Site Sanitation & Health Care	2
5	Environment Monitoring	Air, water, noise soil monitoring during construction phase	3

b) Operation Phase (with Break-up):

Serial Number	Component	Description	Capital cost Rs. In Lacs	Operational and Maintenance cost (Rs. in Lacs/yr)
1	solid waste mangement	OWC	10	2

2	waste water management	STP	13	2
3	solar efficiency	Energy	43	2
4	RWH system	RWH system	4	0.2
5	green belt	Landscaping	30	6

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


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

52.Any Other Information

No Information Available

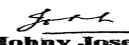
53.Traffic Management

	Nos. of the junction to the main road & design of confluence:	12.20 M. wide Keshavrao Borkar Marg & 9.14 M. Wide Umesh Salunkhe Marg
Parking details:	Number and area of basement:	nil
	Number and area of podia:	4 nos (6040.84) sq.m
	Total Parking area:	.
	Area per car:	33 sqm
	Area per car:	33 sqm
	Number of 2-Wheelers as approved by competent authority:	-
	Number of 4-Wheelers as approved by competent authority:	91 nos
	Public Transport:	NA
	Width of all Internal roads (m):	6.00 m wide
	CRZ/ RRZ clearance obtain, if any:	NA
	Distance from Protected Areas / Critically Polluted areas / Eco-sensitive areas/ inter-State boundaries	NA
	Category as per schedule of EIA Notification sheet	category B1 8(a)
	Court cases pending if any	NA
	Other Relevant Informations	NA
	Have you previously submitted Application online on MOEF Website.	Yes


 (Dr. B. N. Patil)
 Member Secretary
 SEAC (MMR)
DR. B.N.Patil (Secretary SEAC-II)

SEAC Meeting No: 53rd Meeting Date: May 4, 2017

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Johnny Joseph
Shri. Johnny Joseph (Chairman SEAC-II)

	Date of online submission	18-01-2017
Brief information of the project by SEAC		
<p>PP, Mr.Kanti Kothari Architect M/s Rubberwala Group of Companies were present during the meeting along with environmental consultant Mr. H.K Desai. PP informed that the project proposed is an expansion and it is a Redevelopment project under DCR 33.7 of MCGM in Ghodopdeo, Mumbai. PP stated that, the project has received earlier EC vide letter dated 08.06.2012 for the construction area of 23586.42 sq.m. Construction of 23,586.42 sq.m was done as per EC received, which comprises redevelopment of rehab building & G+ 13 floors of sale wing. It is noted that, PP has now proposed to expand the sale building vertically from G + 4 P+ 13 floors to G + 4P +18 floors due to addition of fungible FSI.</p> <p>The project proposal was discussed on the basis of presentation made and documents submitted by the proponent. All issues related to environment, including air, water, land, soil, ecology and biodiversity and social aspects were discussed. PP stated that total plot area is 4838.28 m2 & total construction area of the project (FSI + Non FSI) is 28836.19 m2. Committee noted that the project is under 8a (B2) category of EIA Notification, 2006. Consolidated statements, form 1, 1A, presentation & plans submitted are taken on the record.</p> <p>During discussion following points emerged:</p>		
DECISION OF SEAC		
<p>After deliberation, Committee decided to recommend the proposal for Environmental Clearance to SEIAA, subject to compliance of following points.</p>		
<p>Specific Conditions by SEAC:</p> <ol style="list-style-type: none"> 1) PP to upload the approved plans of the project/ plans submitted for approval to the local body, Disaster Management Plan, Environmental Management Plan, traffic study and other above said compliances etc on the website of ec.mpcb.in 2) PP to ensure that width of the road for fire tender movement from all sides should be at least 6 m and turning radius should be 9 meters. PP to submit revised plans indicating the same and upload. 3) PP to upload report on compliance of conditions of the EC issued in 2012 4) PP, if applicable, PP to leave clear cut side margin of 6 m from the boundary of the plot and open space and non-paved RG area should be on ground as per the orders of Hon'ble Supreme Court (Civil Appeal No. 11150 of 2013 and SLP (Civil) No. 33402/2012) dated 17th December 2013. 		
FINAL RECOMMENDATION		
<p>SEAC-II have decided to recommend the proposal to SEIAA for Prior Environmental clearance subject to above conditions</p>		