

Six monthly Compliance Report

For

Proposed Residential project “Bhumi Silverio” at Gat No.114
(Pt) +124+ 125+126+127 (pt), At Village Chikhali, Tal. Haveli,
Pune

By

M/s. Bhumi Shelters (I.) Pvt.Ltd

(January 2022-June 2022)

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DATA SHEET

1.	Project Type: River-valley / Mining / Industry /Thermal / Nuclear / Other (Specify)	Construction Project
2.	Name of the Project	Proposed Residential project “Bhumi Silveriio” at Gat No.114 (Pt) +124+ 125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune by M/s. Bhumi Shelters (I.) Pvt.Ltd
3.	Clearance Letter (s) / OM No. and date	Environmental Clearance issued vide letter no. SIA/MH/MIS/136980/2020 dated 31 March , 2020
4.	<p>Location</p> <p>a. District (s)</p> <p>b. State (s)</p> <p>c. Latitude</p> <p>d. Longitude</p>	<p>Gat No.114 (Pt) +124+ 125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune</p> <p>Taluka : Mulshi</p> <p>Village : Punawale</p> <p>Dist : Pune</p> <p>State : Maharashtra</p>
5.	<p>Address for correspondence</p> <p>a. Address of concerned Project Chief Engineer (with Pin Code & Telephone/ Telex/ Fax Numbers)</p> <p>:</p> <p>&</p> <p>Address of Executive Project Engineer / Manager (with pin code/fax numbers)</p>	<p>/s. Bhumi Shelters (I.) Pvt.Ltd</p> <p>Gat No.114 (Pt) +124+ 125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune</p>
6.	<p>Salient features</p> <p>a. Of the Project</p> <p>b. Of the Environmental Management Plan</p>	<p>Total Plot Area : 19459.32 sq. m</p> <p>FSI Area: 29307.54 sq. m</p> <p>Non FSI Area: 33187.43 sq. m</p>

		Total Construction Area: 62494.54 sq. m
7.	<p>Break up of the Project area</p> <p>a. Submergence Area: Forest & Non Forest</p> <p>b. Others</p>	<p>STP of total 330 KLD will be provided for the sewage generation of 315 KLD.</p> <p>RWH Tank of total capacity: N/A</p> <p>OWC: Dry waste of total capacity 547.08 kg/day</p> <p>Wet waste of total capacity 805.22 kg/day and</p>
	a. Total Plot Area	19459.32 sq. m
	b. Built - Up Area (Including Road)	
	c. Open Space available	
	d. Green belt area	
8.	<p>Break up of the Project affected population with enumeration of those losing houses/dwelling units only, agricultural land only, both dwelling units & both dwelling units & agricultural land & landless laborers/artisan</p> <p>a. SC, ST/Adivasis</p> <p>b. Others</p> <p>(Please indicate whether these figures are based on any scientific and systematic survey carried out or only provisional figures, if a survey carried out gives details and years of survey.)</p>	Not Applicable
9.	<p>Financial Details</p> <p>a. Project costs as originally planned & subsequent revised estimates and the year of price reference.</p> <p>b. Allocations made for Environmental Management Plan with item wise & year wise breakup.</p> <p>c. Benefit Cost Ratio / Internal rate of Return and the year of assessment.</p> <p>d. Whether (c) includes the cost of Environmental Management as shown in the above.</p> <p>e. Actual expenditure incurred on the Project so far</p>	<p>Construction phase: Rs. 16.28 Lacs have been allocated for the entire construction period.</p> <p>Operation phase: Capital cost; 214.4 Lacs Recurring cost: 51.96Lacs</p>

	f. Actual expenditure incurred on the Environmental Management Plan so far	
10.	<p>Forest land requirement</p> <p>a. The status of approval for diversion of Forestland for non-forestry use</p> <p>b. The Status of clearing felling</p> <p>c. The status of compensatory Afforestation programme in the light of actual field experience</p>	Not Applicable
11.	The status of clear felling in non-forest areas (such as submergence area of reservoir, Approach roads), if any with quantitative information	Not Applicable
12.	<p>Status of construction</p> <p>a. Date of commencement (Actual and/or Planned)</p> <p>b. Date of completion (Actual and/or Planned)</p>	---
13.	Reasons for the delay if the project is yet to start	Not Applicable
14.	<p>Dates of site visits</p> <p>a. The dates on which the Project was monitored by Regional Office on previous occasions, if any</p> <p>b. Date of site visit for this monitoring Report</p>	
15.	<p>Details of correspondence with project authorities for obtaining action plan / information on status of compliance to safeguards other than the routine letters for logistic support for site visit.</p> <p>(The monitoring report may obtain the details of all the letters issued so far but the later reports may cover only the letters issued subsequently)</p>	<p>Environmental Clearance issued vide letter no. SIA/MH/MIS/136980/2020 dated 31 March , 2020</p>

Point wise compliance status to various stipulations laid down by the Government of Maharashtra as per the Environmental Clearance issued vide letter no. **SIA/MH/MIS/136980/2020 dated 31 March , 2020**

Construction Initiated as per EC received. Current Status Attached as Annexure

Sr. No.	Specific EC Condition	Reply
	Extra parking required for additional 32 flats need to be accommodated and specific area where they are accommodated needs to be indicated .PP to submit revised parking layout	Complied. Please refer Annexure 2
	Pp to submit evacuation plan for entire project for occupants visitors and as well as cars.	Complied. Please refer Annexure 3
	There is no specific tank constructed on site and sewage is disposed off directly to municipal sewer.PP to obtain specific NOC from Competent authority	Complied. Please refer Annexure 10
	PP to submit CER prescribed by MoEF&CC circular dated 1.5.2018 relevant to the area and people around the project. The specific activities to be undertaken under CER to be carried out in consultation with Municipal Corporation or collector or Environment Department.	Complied. Please refer Annexure 4
	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF & CC vide F.No.22-34/2018-IA.III dt.04.01.2019	Noted
	SEIAA after deliberation decided to grant EC for FSI 28303.49 m2 , non FSI 34809.81 m2 Total BUA-63223.30 m2 (Plan Approval BP/EC/Tathawade/EC/07/2021))	Noted
Sr. No.	EC Condition for Pre-Construction Phase	Reply
1	This environmental clearance is issued subject to utilization of excess treated water.	The STP of 330 KLD is proposed. The Maximum utilization of excess treated water will be done for flushing and gardening.
2	This environmental clearance is issued subject to land use verification, Local	The land use is residential and the layout is sanctioned by

	<p>authority/planning authority should ensure this with respect to rules, regulations, notifications, Government Resolutions, Circulars, etc. issued if any. Judgments/orders issued by Hon'ble High court, Hon'ble NGT, Hon'ble Supreme Court regarding DCR provisions, environmental issues applicable in this matter should be verified. PP should submit exactly the same plans appraised by concern SEAC and SEIAA. If any discrepancy found in the plans submitted or details provided in the above para may be reported to environment department. This environmental clearance issued with respect to the environmental consideration and it does not mean that State Impact Assessment Authority (SEIAA) approved proposed land use.</p>	<p>PCMC for the earlier proposal.</p>
3	<p>E-waste shall be disposed through Authorized vendor as per E- waste (Management & Handling) Rules 2011</p>	<p>E-waste will be collected regularly and sequentially given to the MPCB authorized E-waste management agencies SWACH.</p>
4	<p>Occupation certificate shall be issued to the project by local planning authority only after ensuring availability of drinking water and connectivity of the sewer line to the project site</p>	<p>Currently Water supply & drainage connection NOC for exist9ng building C is obtained PCMC. As committed, Occupation certificate shall be issued to the project by local planning authority only after ensuring availability of drinking water and connectivity of the sewer line to the project site. Please refer Annexure 9 & 10</p>
5	<p>STP capacity shall be increased appropriately considering waste water generation.</p>	<p>Total waste water generation from the project (all buildings) is expected as 315 KLD. STP of MBBR technology of capacity 330 has been proposed. We hereby commit that we will increase the capacity of STP if needed.</p>
6	<p>This environment clearance is issued subject</p>	<p>Not applicable.</p>

	to obtaining NOC from Forestry and Wild Life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild Life clearance granted to the project which will be considered separately on merit.	
7	PP has to abide by the conditions stipulated by SEAC & SEIAA.	Noted. We will abide by conditions, if there is any deviation in proposal we will approach to SEAC.
8	The height, Construction built up area of proposed construction shall be in accordance with the existing FSI/FAR norms of the urban local body & it should ensure the same along with survey number before approving layout plan & before according commencement certificate to proposed work. Plan approving authority should also ensure the zoning impressibility for the proposed project as per the approved development plan of the area.	Noted. The height and construction built up area of the proposed construction will be in accordance with the existing FSI/FAR norms of the urban local body commencement certificate to proposed work has been obtained for the proposed survey numbers from Pune Municipal Corporation.
9	“Consent to Establishment” shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment Department before start of any construction work at the site.	Consent to Establish has been applied from MPCB.
10	All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.	Currently the 40 labours are engaged in constcrution activity which are local PCMC based. NO camps are provided on site yet. All sanitary and hygienic measures have been taken on site.
S.No.	EC Condition for Construction Phase	Reply
1	Provision shall be made for the construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, creche and First Aid Room etc.	All facilities for labours i.e. toilet, safe drinking water, first aidis provided for current labours Creche will be provided on site.

2	Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of waste water and solid wastes generated during the construction phase should be ensured.	Adequate drinking water and sanitary facilities have been provided to the few construction workers present on the site. Please refer report of quality analysis of provided drinking water.
3	The solid waste generated should be properly collected and segregated, dry/inert solid waste should be disposed off to the approved sites for the land filling after recovering recyclable material.	During construction phase solid waste generated on site is taken away by PCMC solid waste management system.
4	Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.	Construction waste (muck) generated will be reused on site for back filing once the construction is in full bloom.
5	Arrangement shall be made that waste water and storm water do not get mixed.	Separate arrangement has been made for the disposal of storm water and drainage management. Disposal of storm water will be in existing storm drain near site and excess treated water will be disposed in existing sewer line near site
6	All the topsoil excavated during construction activities should be stored in horticulture / landscape development within the project site.	Top soil excavated during construction activities has been stored and shall be used for landscape development.
7	Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved	Will be complied.
8	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/Agriculture Dept.	Landscape area to be provided on ground is 10% on virgin land as required. Also maximum native species has been proposed. Consultation with Garden department of PCMC. will be done during finalization of project.

9	Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.	Soil testing has been carried out. Soil monitoring report is enclosed. Ground water sample will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants. Please refer Annexure 7
10	Construction spoils, including bituminous material and other hazardous materials must not be allowed to contaminate watercourses and the dump sites for such material must be secured so that they should not leach into the ground water.	Will be complied during construction stages of all buildings.
11	Any hazardous waste generated during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board	No hazardous waste will be generated during the construction phase.
12	The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.	The DG sets to be used is of 250KVA complying to Environments (Protection) Rules prescribed for air and noise emission standards.
13	The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.	DG sets of 82.5 KVA , will be used during construction phase. The storage of diesel will not be more than 50 lit at a time which will be stored in impervious tank. Since the quantity of diesel is less, no NOC is required for the same.
14	Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non peak hours.	Complied.
15	Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be	Air and noise has been monitored and all the values are within the limits.

	<p>closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to confirm to the stipulated standards by CPCB/MPCB.</p>	
16	<p>Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on 27th August, 2003. (The above condition is applicable only if the project site is located within the 100 km of Thermal Power Stations).</p>	<p>Fly ash is using for this project</p>
17	<p>Ready mixed concrete must be used in building construction</p>	<p>Will be complied</p>
18	<p>The approval of competent authority shall be obtained for structural safety of the buildings due to any possible earthquake of firefighting equipment's etc. as per National Building Code including measures from lighting.</p>	<p>Structural stability certificate has been obtained</p>
19	<p>Storm water control and its re-use as per CGWB and BIS standards for various applications.</p>	<p>Appropriate Rain water harvesting system has been proposed for storm water management.</p>
20	<p>Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.</p>	<p>Will be complied when the construction will start in full bloom.</p>
21	<p>The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.</p>	<p>Ground water will not be used for the project.</p>
22	<p>The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment Department before the project is commissioned for operation. Discharged of this unused treated effluent, if any should be discharged in the sewer line. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treatment of 100% gray water by decentralized treatment should be done.</p>	<p>Will be complied during/after execution of STP.</p>

	Necessary measures should be made to mitigate the odor problem from STP.	
23	Permission to draw ground water shall be obtained from the competent Authority prior to construction/operation of the project	NA
24	Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.	Dual plumbing is proposed.
25	Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control	Will be complied while installation.
26	Use of glass may be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows	Glass will be used in windows only.
27	Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.	Will be complied at the time of installation
28	Energy conservation measures like installation of CFLs/TFLs for the lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning. Use CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination. Use of solar panels may be done to the extent possible like installing solar street lights, common solar water heaters system. Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.	Project proposed to use CFLs/TFLs for common lightning. Lighting power density in compliance with ECBC. Overall energy saving is 21.25 % (per day). Solar water heating system is also proposed to suffice the hot water requirement.
29	Diesel power generating sets proposed as source of back up power for elevators and common area illumination during operation phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The	Will be complied at the time of installation. Before operation DG set approved by CPCB/EPA will be used.

	height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel. The location of the DG sets may be decided with in consultation with MPCB.	
30	Noise should be controlled to ensure that it does not exceed the prescribed standards. During nighttime the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.	Construction activity will not be carried out during night time. Please refer Annexure 7
31	Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.	Traffic congestion will be avoided. Internal parking will be provided when the construction will be in full bloom.
32	Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspirational for non-air-conditioned spaces by use of appropriate thermal insulation material to fulfill requirement	Will be complied at the time of installation.
33	The buildings should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.	The buildings have been planned with adequate distance for fresh air, light and ventilation.
34	Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings.	All the environmental practices will be monitored. An organizational set up will be formed to ensure the effective implementation of mitigation measures.
35	Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.	Environmental clearance has been obtained from the Environment Department, Govt. of Maharashtra as per the Environmental Clearance issued vide letter no. SIA/MH/MIS/136980/2020

		dated 31 March , 2020
36	Six monthly monitoring reports should be submitted to the Regional office MoEF, Bhopal with copy to this department and MPCB.	Complying. Six monthly compliance report has been submitted to regional office of MoEF, Nagpur
S.No.	EC Condition for Post-Construction/Operation Phase	Reply
1	Project proponent shall ensure completion of STP, MSW disposal Will be complied. As committed no facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent are for gardening before discharging it into sewer line. No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement in Para 2. prior certification from appropriate authority shall be obtained.	All environmental infrastructures will be installed and made functional.
2	Wet garbage should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And no wet garbage will be disposed outside the premises. Local authority should be ensure this. In case of any change(s) in the scope of the project, the project would require a fresh appraisal by this department.	Separate OWC has been proposed for management of wet waste.
3	Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.	Noted
4	A complete set of all the documents submitted to Department should be forwarded to the MPCB	Will be complied before giving the occupancy.
5	In case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department	In case of any change, a fresh appraisal will be made to Environment Department.
6	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards	Environment Management cell will be appointed for construction and operation phase.

7	Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise break-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes and year-wise expenditure should reported to the MPCB & this department	Will be complied during operation phase.
8	The project management shall advertise at least in two local newspapers widely circulated in the region around the project one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at website at http://ec.maharashtra.gov.in .	Complied.
9	Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard and soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.	We will be regularly submitting half yearly compliance reports.
10	A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.	Will be complied before handing over the full occupancy.
11	The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely SPM, RSPM, SO ₂ , NO _x (ambient levels as well as stack emissions) or critical sector parameters,	Will be complied before handing over the full occupancy.

	indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.	
12	The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions results of monitored data (both in hard copies as well as by e- mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.	Will be complied during operation including phase.
13	The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.	Will be complied during operation phase.
4	The environmental clearance is being issued without prejudice to Noted the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.	Noted
5	In case of submission of false document and non-compliance of Noted stipulated conditions, Authority/Environment Department will revoke or suspend the Environmental Clearance without any intimation and initiate appropriate legal	Noted

	action under Environmental Protection Act, 1986	
6	The Environment department reserves the right to add any stringent condition or to revoke the clearance if conditions stipulated are not implemented to the satisfaction of the department or for that matter, for any other administrative reason	Noted
7	Validity of Environmental Clearance: The environmental clearance accorded shall be valid for a period of 7 years as per MoEF & CC Notification dated 29th April 2015.	Noted
8	In case of any deviation or alteration in the project proposed those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition(s) imposed and to incorporate additional environmental protection measures required, if any.	Noted
9	The above stipulations would be enforced among others under the Noted Water (Prevention and Control of Pollution) Act, 1974, the Air(Prevention and Control of Pollution) Act1 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.	Noted
10	Any appeal against this environmental clearance shall lie with the Noted National Green Tribunal, Van Vigyan Bhawan, Sec-5, R.K. Puram, New Delhi- 110 022, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act,2010	Noted

Annexure I

Environment Clearance Letter

STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/MIS/136980/2020
Environment Department
Room No. 217, 2nd Floor,
Mantralaya,
Mumbai- 400032.
Date: 31.03.2020.

To
M/s. Bhumi Shelters (I.) Pvt.Ltd
Gat No.114 (Pt) +124+ 125+126+127 (pt),
At Village Chikhali, Tal. Haveli, Pune

Subject : Environment Clearance for Expansion of Proposed Residential project
“Bhumi Silverii” at Gat No.114 (Pt) +124+ 125+126+127 (pt), At Village
Chikhali, Tal. Haveli, Pune by M/s. Bhumi Shelters (I.) Pvt.Ltd

Reference : Application no. SIA/MH/MIS/136980/2020

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

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

Project Name	Expansion of Proposed Residential project “Bhumi Silverii” at Gat No.114 (Pt) +124+ 125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune by M/s. Bhumi Shelters (I.) Pvt.Ltd		
Plot area	19459.32 sq. m		
FSI	29,307.54 sq. m		
Non FSI	33,187.43 sq. m		
Total Built up area	62,494.54 sq. m		
Building configuration	Building Name & Number	Number of floors	Height (Mtrs.)
	Building A	Parking + 13 floors	41.95
	Building B	Parking + 13 floors	41.95
	Building C(Existing)	Parking + 12 floors	38.55
	Building D	Parking + 13 floors	41.95
	Building E	Ground + 13 floors	41.95
	Commercial	Ground + 2 floors	11.40
	Club house	Ground + 1 floor	7.95
No. of flats & Total population	Residential : 513 ;Commercial : Shops & Offices Total population : 2655 no's Residential : 2565 no's Commercial bldg./Floating population: 90		
Water requirement	362.33 KLD		
Sewage generation	315 KLD		
STP Capacity & Technology	STP – 330 KLD Technology : MBBR		
STP location	Open to Sky		
RG area required & provided – mother earth	RG area mandatory & provided (10 %) : 1931.10 sq.mt		

& podium	
Energy requirement	Connected load : 5942 Kw Demand load : 1204 KW Total energy saving : 21.23 %
Energy saving total By solar	16.81 %
No. of DG sets & capacities	1 Nos. 250 KVA
Solid waste generation	Total – 1352.30 Kg/Day
Bio-degradable generation	805.22 Kg/Day
Non-Biodegradable	547.08 Kg/Day
OWC capacities	850 Kg/Day
Parking	
2 - Wheeler	1056 Nos.
Bicycle	1036 Nos.
4- Wheeler	267 Nos.
EMP cost	Construction phase : Capital cost : 16.28 Lakhs Operation phase: Capital cost : 214.4 Lakhs ; O/M cost : 51.96 Lakhs/year
Rain water harvesting	
No. of pits & size of pits	09 Nos. 2.25 m. X 2.25 m. X 1.75 m
Details of UG tanks & no. of capacity	Domestic : 391.28 KLD Flushing : 113.76 KLD Fire : 300 KLD
CER	Budget Allocation Rs. 82.3 Lakh

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

Specific Conditions:

- I. Extra parking required for additional 32 flats needs to be accommodated and specific area where they are accommodated needs to be indicated. PP to submit revised parking layout
- II. PP to submit evacuation plan for entire project for occupants, visitors and as well as cars.
- III. There is no septic tank constructed on site and sewage is disposed off directly to municipal sewer. PP to obtained specific NOC from competent authority.
- IV. PP to submit CER prescribed by MoEF&CC circular dated 1.5.2018 relevant to the area and people around the project. The specific activities to be undertaken under CER to be carried out in consultation with Municipal Corporation or collector or Environment Department.
- V. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA.III dt.04.01.2019
- VI. SEIAA decided to grant Environment Clearance FSI: 29307.54 m², Non-FSI:32391.72 m² and Total BUA: 61699.26 m²(Plan Approval no-BP/EC/Chikhali/03/2019, dated-18.10.2019)

General Conditions:

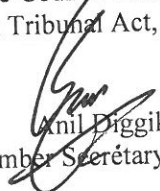
- i. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.

- ii. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- iii. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.
- iv. PP has to abide by the conditions stipulated by SEAC& SEIAA.
- v. The height, Construction built up area of proposed construction shall be in accordance with the existing FSI/FAR norms of the urban local body & it should ensure the same along with survey number before approving layout plan & before according commencement certificate to proposed work. Plan approving authority should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.
- vi. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- vii. All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.
- viii. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- ix. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- x. Disposal of muck during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.
- xi. Arrangement shall be made that waste water and storm water do not get mixed.
- xii. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- xiii. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- xiv. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- xv. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- xvi. Construction spoils, including bituminous material and other hazardous materials must not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not leach into the ground water.
- xvii. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- xviii. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- xix. The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.
- xx. Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- xxi. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.

- xxii. Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on 27th August, 2003. (The above condition is applicable only if the project site is located within the 100Km of Thermal Power Stations).
- xxiii. Ready mixed concrete must be used in building construction.
- xxiv. Storm water control and its re-use as per CGWB and BIS standards for various applications.
- xxv. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- xxvi. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.³
- xxvii. The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/ refused to the maximum extent possible. Discharge of this unused treated effluent, if any should be discharge in the sewer line. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.
- xxviii. Permission to draw ground water and construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- xxix. Separation of grey and black water should be done by the use of dual plumbing line for separation of grey and black water.
- xxx. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- xxxi. Use of glass may be reduced up to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.
- xxxii. Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfil requirement.
- xxxiii. Energy conservation measures like installation of CFLs /TFLs for the lighting the areas outside the building should be integral part of the project design and should be in place before project commissioning. Use CFLs and TFLs should be properly collected and disposed of /sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination. Use of solar panels may be done to the extent possible like installing solar street lights, common solar water heaters system. Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.
- xxxiv. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during operation phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- xxxv. Noise should be controlled to ensure that it does not exceed the prescribed standards. During night-time the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.
- xxxvi. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- xxxvii. Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspiration for non-air-conditioned spaces by use of appropriate thermal insulation material to fulfil requirement.
- xxxviii. The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.
- xxxix. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings.
- xl. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.

- xli. Six monthly monitoring reports should be submitted to the Regional office MoEF, Bhopal with copy to this department and MPCB.
- xlii. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line. No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement in Para 2. Prior certification from appropriate authority shall be obtained.
- xlili. Wet garbage should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. Local authority should ensure this.
- xliv. Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.
- xlv. A complete set of all the documents submitted to Department should be forwarded to the Local authority and MPCB.
- xlvi. In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.
- xlvii. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- xlviii. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes and year-wise expenditure should reported to the MPCB & this department.
- xlix. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at <http://parivesh.nic.in>
 1. Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
 - li. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
 - lii. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.
 - liii. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
 - liv. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will

- be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
5. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
 6. The Environment department reserves the right to add any stringent condition or to revoke the clearance if conditions stipulated are not implemented to the satisfaction of the department or for that matter, for any other administrative reason.
 7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended time to time.
 8. In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition(s) imposed and to incorporate additional environmental protection measures required, if any.
 9. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.
 10. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.


Anil Diggikar
(Member Secretary, SEIAA)

Copy to:

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

Annexure II

Parking Plan

Annexure III

Evacuation Plan

Evacuation plan:

Particulars	Value	Unit
Total no. of the car parked in the total parking lot	267	Nos
Speed of the car at exit gate	10	km/hr
Length of car	5	m
The distance between 2 consecutive cars on the driveway	1.5	m
Total length of the cars coming out of the building	1736	m
Time required for exit of last car	925	seconds
Total evacuation time	16	Min.

Annexure IV

CER Details



To
Commissioner,
Pimpri Chinchwad Municipal Corporation,
Pune

Subject: - Inward letter / Report for Corporate Environment Responsibility for the Expansion of Proposed Residential project "Bhumi Silveriio" at Gat No.114 (Pt) +124+125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune by M/s. Bhumi Shelters (I.) Pvt.Ltd

Ref- As per the circular issued by Ministry of Environment, Forest and Climate Change (MoEFCC) dated May 01, 2018 and subsequent circular of June 19, 2018 on Corporate Environment Responsibility.

Respected Sir / Madam

With reference to the above subject we are enclosing herewith CER report for your reference.

You are requested to accept the same.

Thanks & kind regards

For M/s. Bhumi Shelters (I.) Pvt.Ltd

Mr. D.V.Gunthe & Mr. D.V.More

402/5513/20
लिपीक,
आयुक्त कक्ष
पिंपरी चिंचवड म.न.पा

BHUMI SHELTERS (I.)PVT. LTD.

Kapil Vastu, Plot No. PAP-G-123/124, MIDC, G Block, Chinchwad, Pune - 411019 • Tel: 020-27493410

Corporate Environmental Responsibility (CER)

Name of Project: Expansion of Proposed Residential project “Bhumi Silverii” at Gat No.114 (Pt) +124+ 125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune by M/s. Bhumi Shelters (I.) Pvt.Ltd

Earlier EC details: Earlier Environment clearance letter vide no. SEIAA-EC-0000001476 on dated 23.04.2019

Cost consideration: Total project cost : Rs. 98.87 Cr

Cost of completion received of Building C: Rs. 16.57 Cr.

Balance cost for consideration: Rs. 82.3 Cr

Cost of CER: 1 % of Project cost i.e. Rs. 82.3 lakh /- (Brown Field Category as per MoEF Notification dated 01.05.2018 & 22.06.2018)

S. no	CER Activity	Details of CER activity and place of implementation	Name /address of implementing agency	Total Duration of project : 05 years					Total amount in lakh Rs.
				2021 - 2022	2022 - 2023	2023 - 2024	2025 - 2026	2026 - 2027	
1	RWH	Rain water harvesting for Municipality school of – 1.PCMC School no. 108 , Dudulgaon 2. PCMC school no. 89, Kudalwadi Total no. of recharge pits will be proposed: 04 no’s.	M/s. Bhumi Shelters (I.) Pvt.Ltd	0	02	2.5	0	0	4.5
2	Avenue Plantation	Road side Plantation in - 1. Existing 30 m wide Dehu- Alandi road for stretch of 2000 m span. Total no. of trees required : 1600 (both side of road) 2. Existing 12 m road for stretch of 500 m		10	10	3.5	05	05	38

		span. Total no. of trees required : 400 (both side of road) Cost per tree sample : 350 Rs. , Tree guard: 85 Rs per tree , Other cost (pits , fertilizers, watering & management , transportation & planting) Total no. of tree : 2000							
03	Solar street	Installation of solar street lights on – 1. Existing 30 m wide Dehu- Alandi road for stretch of 2000 m span. (400 street lights will be placed on both sides of road). 2. Existing 12 m road for stretch of 500 m span (100 street lights will be placed on both sides of road). Cost per street light sample: 3000 Rs. Solar panel light -Rs. 3000, Aluminum pole – Rs. 1500 also cost of other cost(Excavation , footing , wiring , etc)	M/s. Bhumi Shelters (I.) Pvt.Ltd						40
	TOTAL								Rs. 82.5 lakh

For M/s. Bhumi Shelters (I.) Pvt.Ltd




Mr. D.V.Gunthe & Mr. D.V.More

Annexure V

Declaration



UNDERTAKING

We have submitted the CER activities as per the Notification of Expansion of Proposed Residential project "Bhumi Silveriio" at Gat No.114 (Pt) +124+125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune by M/s. Bhumi Shelters (I.) Pvt.Ltd to SEAC, SEIAA, Govt. of Maharashtra as well as to PCMC at the time of Environmental clearance procedure.

Further we have not initiated any proposed activities under CER because due to COVID-19 pandemic & lockdown the construction activities was stopped on site.

Thanks & kind regards

For M/s. Bhumi Shelters (I.) Pvt.Ltd

Mr. D.V.Gunthe & Mr. D.V.More

BHUMI SHELTERS (I.)PVT. LTD.

Kapil Vastu, Plot No. PAP-G-123/124, MIDC, G Block, Chinchwad, Pune - 411019 • Tel: 020-27493410

Annexure VI

Consent to Establish



MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437
Fax: 24044532/4024068/4023516
Website: <http://mpcb.gov.in>
Email: jdwater@mpcb.gov.in



Kalpataru Point, 2nd and
4th floor, Opp. Cine Planet
Cinema, Near Sion Circle,
Sion (E), Mumbai-400022

Infrastructure/RED/L.S.I

No:- Format 1.0/JD (WPC)/UAN No.0000103435/CE - 2102001209

Date: 22.02.2021

To,
M/s. Bhumi Shelters,
"Bhumi Silverio" at Gat No.114 (Pt)
+124+ 125+126+127 (pt),
At : Village, Chikhali, Tal: : Pune-Pune

Sub: Revalidation of Consent to Establish with expansion for Construction of Residential Project granted Under Red Category

Ref: 1. Consent to establish granted format 1.0/BO/ROHQ/CE/PN-19145-13/CC-2824 dt.24/03/2014

Your application NO. MPCB-CONSENT-0000103435

For: grant of revalidation of Consent to Establish with expansion under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundary Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I, II, III & IV annexed to this order:

1. **Revalidation of consent to establish is granted period for COU or up to 31/03/2024**
2. **The capital investment of the project is Rs.16.21 [Existing CI 57.25 cr + proposed CI-166.21, Total CI=73.46] (As per undertaking submitted by pp).**
3. **The revalidation of Consent to Establish with expansion is valid for proposed residential projects named as Bhumi Shelters, "Bhumi Silverio" at Gat No.114 (Pt) +124+ 125+126+127 (pt), At Village, Chikhali, Pune on total Plot Area of 19459.32 SqMtrs for construction BUA of 62494.54 SqMtrs as per EC granted date 31/03/2020 including utilities and services and commencement Certificate issued by local body.**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environmental Clearance dt. 31/03/2020	19459.32	62494.54

4. **Conditions under Water (P&CP), 1974 Act for discharge of effluent:**

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	0	0
2.	Domestic effluent	315	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body



5. **Conditions under Air (P& CP) Act, 1981 for air emissions:**

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	D.G. Set 250 KVA	1	As per Schedule -II

6. **Conditions under Solid Waste Rules, 2016:**

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Wet garbage	805.22 Kg/Day	Organics waste Converter with composting facility / Biogas digester with composting facility	used as Manure
2	Dry Garbage	547.08 Kg/Day	-	Segregate and Hand over to Local Body for recycling

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for treatment and disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

- 8 This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
- 9 This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
- 10 The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening.
- 11 PP shall install online monitoring system for BOD, TSS and flow at the outlet of STP with connectivity to MPCB Server.
- 12 PP shall install organic waste digester along with composting facility/biodigester (biogas) with composting facility for the treatment of wet garbage.
- 13 Project proponent shall not use groundwater till obtain permission from Central Ground Water Authority (CGWA)

For and on behalf of the
Maharashtra Pollution Control Board.

Dr. Y.B.Sontakke
Joint Director (WPC)

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	50000.00	MPCB-DR-3130	10/12/2020	NEFT
2	75000.00	MPCB-DR-4457	16/02/2021	NEFT

Copy to:

1. Regional Officer, MPCB, Pune and Sub-Regional Officer, MPCB, Pimpri-Chinchwad
- They are directed to ensure the compliance of the consent conditions.
2. Chief Accounts Officer, MPCB, Sion, Mumbai



SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have proposed to provide MBBR based Sewage Treatment Plants (STPs) of combined capacity **330 CMD for treatment of domestic effluent of 315 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

Sr.No	Parameters	Limiting concentration not to exceed in mg/l, except for pH
1	pH	5.5-9.0
2	BOD	10
3	COD	50
4	TSS	20
5	NH4 N	5
6	N-total	10
7	Fecal Coliform	less than 100

- C] The treated domestic effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening and connected to the sewerage system provided by local body.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) **The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act,1974 and as amended, and other provisions as contained in the said act.**

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	362.33
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

- 5) The Applicant shall provide Specific Water Pollution control system as per the conditions of EP Act, 1986 and rule made there under from time to time.



SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

- 1) As per your application, you have proposed to provide the Air pollution control (APC) system and also proposed to erect following stack (s) and to observe the following fuel pattern-

Stack No.	Stack Attached To	APC System	Height in Mtrs.	Type of Fuel	Quantity & UoM
S-1	D.G. Set 250	Accoustic enclosure	3.16	HSD	75 Ltr/Hr

- 2) The applicant shall operate and maintain above mentioned air pollution control system, so as to achieve the level of pollutants to the following standards.

Total Particular matter	Not to exceed	150 mg/Nm ³
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement/alteration well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
- The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
 - The toilet shall be provided with exhaust system connected to chimney through ducting.
 - The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
 - The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent (C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10.0 lakh	15 days	compliance consent conditions & EC	Up to Commissioning of the project	Up to Commissioning of the project

** The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.
Existing BG obtained for above purpose if any may be extended for period of validity as above.

BG Forfeiture History

Srno.	Consent (C2E/C2O/C2R)	Amount of BG imposed	Submission Period	Purpose of BG	Amount of BG Forfeiture	Reason of BG Forfeiture
NA						



BG Return details

Srno.	Consent (C2E/C2O/C2R)	BG imposed Purpose of BG	Amount of BG Returned
		NA	

SCHEDULE-IV

Conditions during construction phase

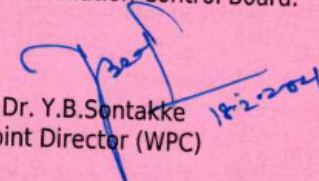
A	During construction phase, applicant shall provide temporary sewage and MSW treatment and disposal facility for the staff and worker quarters.
B	During construction phase, the ambient air and noise quality shall be maintained and should be closely monitored through MoEF approved laboratory.
C	Noise should be controlled to ensure that it does not exceed the prescribed standards. During night time the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.

General Conditions:

- 1 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2 The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011.
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
 - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
 - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
 - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
 - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - f) D.G. Set shall be operated only in case of power failure.

- g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
- h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.
- 6 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- 7 Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.
- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11 The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

For and on behalf of the
Maharashtra Pollution Control Board.


Dr. Y.B. Sontakke
Joint Director (WPC)

Annexure VII

Environment Monitoring Reports

Recognized by Ministry of Environment and Forest (MoEF), Govt. of India
ISO 9001: 2008 and OHSAS 18001: 2007 Certified Company

Ambient Air Quality Monitoring Report		
Name of Client & Address: Proposed Residential project "Bhumi Silverii" at Gat No.114 (Pt) +124+ 125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune by M/s. Bhumi Shelters (I.) Pvt.Ltd	Sample Code	AB/EPR/05/2022/4150
	Sample Location	Near Main /Entry Gate
	Sample Collected By	Aavanira Biotech Pvt. Ltd.,
	Sample type	Ambient Air
	Date of Sampling	20/05/2022
	Time of Sampling	10:30 am.
	Sampling Duration	08 Hrs.
	Analysis Date	20/05/2022 to 26/05/2022
	Reporting date	26/05/2022

Sr. No.	Parameter	Result	Unit	NAAQ Standards	Standard Method
1	Ambient Temperature	27	°C		Standard RTD Elements
2	Relative Humidity	35	% RH		Solid-state Capacitive Sensor
3	Sulphur Dioxide (SO ₂)	15.7	µg/M ³	≤ 80	IS : 5182 (Part 2)-2001
4	Oxides of Nitrogen (NO _x)	22.5	µg/M ³	≤ 80	IS : 5182 (Part 6)-2006
5	Particulate Matter PM ₁₀	47.8	µg/M ³	≤ 100	USEPA (40 CFR Ch.-1)Appendix J to Part 50
6	Particulate Matter PM _{2.5}	14.87	µg/M ³	≤ 60	USEPA (40 CFR Ch.-1)Appendix L to Part 50
7	Carbon Monoxide (CO)	BDL	mg/M ³	≤ 04	IS : 5182 (Part 10)-1999

REMARKS / OBSERVATIONS:

- All above results are within National Ambient Air Quality Standards.
- BDL = Below Detectable Limit



Signature of Technical Manager



Authorized Signatory

Recognized by Ministry of Environment and Forest (MoEF), Govt. of India
ISO 9001: 2008 and OHSAS 18001: 2007 Certified Company

Ambient Noise Monitoring Report

Name of Client & Address: Proposed Residential project "Bhumi Silverio" at Gat No.114 (Pt) +124+ 125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune by M/s. Bhumi Shelters (I.) Pvt.Ltd	Sample Code	AB/EPR/05/2022/4151
	Sample Collected By	Aavanira Biotech Pvt. Ltd.,
	Sample type	Noise
	Date of Sampling	20/05/2022
	Reporting date	26/05/2022
	Instrument Details	Sound Level Meter, Sr. No.12126740 Calibrated on -25.01.2022, Due on -25.01.2020

Sr. No.	Test Location	Readings	Unit
		Day Time 12:30 pm. Onwards	
1	Near Main/Entry Gate	52.0	dB(A)

REMARKS / OBSERVATIONS:

- **Limits:** Maharashtra Pollution Control Board has prescribed 55 dB (A) as an upper limit of Noise Level during day time and 45 dB (A) during night time.

AMBIENT NOISE LEVEL STATNDARDS

Category of Area	Limits in dB (A) Leq	
	Day Time (6.00 am to 10.00 pm)	Night Time (10.00 pm to 6.00 am)
Industrial Area	75	70
Commercial Area	65	55
Residential Area	55	45
Silence Zone	50	40



Signature of Technical Manager



Authorized Signatory

Recognized by Ministry of Environment and Forest (MoEF), Govt. of India
ISO 9001: 2008 and OHSAS 18001: 2007 Certified Company

Test Report		
Name of Client & Address: Proposed Residential project "Bhumi Silverii" at Gat No.114 (Pt) +124+125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune by M/s. Bhumi Shelters (I.) Pvt.Ltd	Sample Code	AB/EPR/05/2022/4152
	Sample Name	Drinking Water Sample
	Sample Collected By	Aavanira Biotech Pvt. Ltd.,
	Method for Sampling	IS:3025 Part -1
	Sample Type	Drinking Water
	Sample Collected On	19/05/2022
	Sample Received on	20/05/2022
	Analysis Date	20/05/2022 to 26/05/2022
	Reporting Date	26/05/2022
Sample returned /stored	Stored at 4°C for 1 week from the date of reporting	

Sr. No.	Parameter	Result	Limits as per IS 10500-2012	Unit	Standard Method
Physical Parameter					
1	E. Conductivity	710.7	--	µS	IS: 3025 Part-04 (R.A : 2002)
2	Total Dissolved Solids	281.2	<500	mg/lit	IS: 3025 Part-05 (R.A : 2002)
3	Turbidity	0.68	<1.0	NTU	IS: 3025 Part-10 (R.A : 2002)
4	Colour	1	<5	Hazen	IS: 3025 Part-16 (R.A : 2006)
5	Odour	Agreeable	Agreeable	--	IS: 3025 Part-04 (R.A : 2002)
Chemical Parameter					
1	pH	7.78	6.5-8.5	--	IS: 3025 Part-11 (R.A : 2002)
2	Total Hardness	110.5	<200	mg/lit	IS: 3025 Part-14 (R.A : 2002)
3	Total Alkalinity	117.6	<200	mg/lit	IS: 3025 Part-21 (2009)
4	Chloride	90.89	<250	mg/lit	IS: 3025 Part-23 (R.A : 2003)
5	Sulphate	84.5	<200	mg/lit	IS: 3025 Part-32 (R.A : 2003)
6	Residual Chlorine	Nil	>0.2	mg/lit	APHA :22 nd edition -(4500- SO ₄ ²⁻ E)
7	Calcium	8.41	<75	mg/lit	IS: 3025 Part-02 (2004)
8	Magnesium	7.10	<30	mg/lit	IS: 3025 Part-02 (2004)
9	Iron	Nil	<0.3	mg/lit	IS: 3025 Part-02 (2004)
Microbiological Testing					
1	Total Coliform	< 2	Absent	MPN/100ml	IS: 1622 (R.A : 1996)
2	<i>E.coli</i>	< 2	Absent	MPN/100ml	IS: 1622 (R.A : 1996)

Note : For *E.coli* and Coliform <2 can be considered as Absent

➤ The tests marked with an * are not accredited by NABL

REMARKS / OBSERVATIONS: All above parameters are within limits as per IS: 10500(2012) standards.



Signature of Technical Manager



Authorized Signatory

Recognized by Ministry of Environment and Forest (MoEF), Govt. of India
ISO 9001: 2008 and OHSAS 18001: 2007 Certified Company

Test Report		
Name of Client & Address: Proposed Residential project "Bhumi Silverio" at Gat No.114 (Pt) +124+125+126+127 (pt), At Village Chikhali, Tal. Haveli, Pune by M/s. Bhumi Shelters (I.) Pvt.Ltd	Sample Code	AB/EPR/05/2022/4153
	Sample Name	Soil Sample
	Sample Collected By	Aavanira Biotech Pvt. Ltd.,
	Method for Sampling	--
	Sample Type	Soil
	Sample Collected On	19/05/2022
	Sample Received on	20/05/2022
	Analysis Date	20/05/2022 to 26/05/2022
	Reporting Date	26/05/2022
Sample returned /stored	Stored at room temp. for 1 week from the date of reporting	

Sr. No.	Parameter		Result	Unit
Physical Parameter				
1.	Moisture Content		7.80	percent
2.	Organic Matter		1.10	percent
3.	Particle Size Distribution	Sand	10	percent
		Silt	54	percent
		Clay	21	percent
Chemical Parameter				
1.	pH (1:5)		8.12	-
2.	Electrical Conductivity		127	µS/cm
3.	SAR Ratio		0.57	--
4.	Total Nitrogen		133.6	mg/kg
Elemental Testing				
1.	Potassium (as K)		1277.85	mg/kg
2.	Phosphorous (as P)		64.69	mg/kg
3.	Iron (as Fe)		409.58	mg/kg
4.	Copper (as Cu)		147.68	mg/kg



Signature of Technical Manager



Authorized Signatory

-----End of Report-----

Annexure VIII

Architect Certificate

Annexure A
FORM 1
[see Regulation 3]
ARCHITECT'S CERTIFICATE
(To be submitted at the time of Registration of Ongoing Project and for withdrawal of Money from Designated Account)

Date:31.03.2022

To,
Bhumi Shelters India Pvt.Ltd.
GMC Vastu,
122/6,Purna Nagar,Chinchwad,
Pune - 411019

Subject: Certificate of Percentage of Completion of Construction Work of “**Bhumi Silverio**” **Phase 2** having MahaRERA Registration Number **P52100025555** situated on the Plot bearing **Gat.No.114 (Pt) +124+125+126+ 127(Pt), Chikhali, Pune** being developed by **Bhumi Shelters India Pvt.Ltd.**

Sir,

I /We Avinash Nawathe have undertaken assignment as Architect of certifying Percentage of Completion of Construction Work of the “Bhumi Silverio” Phase 2 having MahaRERA Registration Number P52100025555 situated on the Plot bearing Gat.No.114 (Pt) +124+125+126+ 127(Pt), Chikhali, Pune being developed by Bhumi Shelters India Pvt.Ltd.

Based on Site Inspection, with respect to Layout/each of the Building / Wing of the aforesaid Real Estate Project, I certify that as on the date of this certificate, the Percentage of Work done for each of the building / Wing of the Real Estate Project under MahaRERA is as per Table A herein below. The percentage of the work executed with respect to each of the activity of the entire phase detailed in Table B.

Table A
Wing _B

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work done (As on date of the certificate) (3)
1	Excavation	100%
2	Basement (if any)	NA
3	Podiums (if any)	NA
4	Plinth	NA
5	Stilt floor	100%

6	Slabs of super Structure	53%
7	Internal walls, Internal Plaster, Floorings, Doors and windows within Flats/Premises	Internal wall- 40%
8	Sanitary Fittings within the Flats/Premises	6.5%
9	Staircases, lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	Underground Water Tank - 10%
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/wing	6.5%
11	Installation of Lift's. water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/wing, Compound Wall and all other requirements as may be required to complete project as per specifications in agreement of Sale. Any other activities.	0%

Table A
Wing D

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work done (As on date of the certificate) (3)
1	Excavation	100%
2	Basement (if any)	NA
3	Podiums (if any)	NA
4	Plinth	100%
5	Stilt floor	NA
6	Slabs of super Structure	40%
7	Internal walls, Internal Plaster, Floorings, Doors and windows within Flats/Premises	0%
8	Sanitary Fittings within the Flats/Premises	0%
9	Staircases, lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	0%

10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/wing	0%
11	Installation of Lift's. water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/wing, Compound Wall and all other requirements as may be required to complete project as per specifications in agreement of Sale. Any other activities.	0%

**Table A
Commercial Wing**

Sr. No. (1)	Tasks / Activity (2)	Percentage of Actual Work done (As on date of the certificate) (3)
1	Excavation	100%
2	Basement (if any)	NA
3	Podiums (if any)	NA
4	Plinth	100%
5	Stilt floor	NA
6	Slabs of super Structure	30%
7	Internal walls, Internal Plaster, Floorings, Doors and windows within Flats/Premises	Block work 30%, Internal plaster 35%
8	Sanitary Fittings within the Flats/Premises	0%
9	Staircases, lifts Wells and Lobbies at each Floor level Overhead and Underground Water Tanks	0%
10	External plumbing and external plaster, elevation, completion of terraces with waterproofing of the Building/wing	External plaster 25%
11	Installation of Lift's. water pumps, Fire Fighting Fittings and Equipment as per CFO NOC, Electrical fittings, mechanical equipment, compliance to conditions of environment/CRZ NOC, Finishing to entrance lobby/s, plinth protection, paving of areas appurtenant to Building/wing, Compound Wall and all other requirements as may be required to complete project as per specifications in agreement of Sale. Any other activities.	0%



TABLE – B

Common Areas (Internal & External Development Works) in respect of the Registered Phase /Project Number

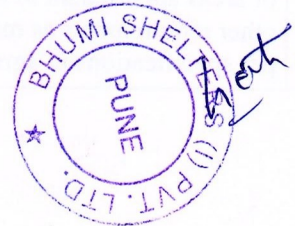
S. No. (1)	Common areas and Facilities (2)	Proposed (Yes/No) (3)	Percentage of Actual Work done (As on date of the certificate) (4)	Details (5)
1	Internal Roads & Footpaths	Yes	40%	-
2	Water Supply	Yes	50%	-
3	Sewerage (chamber, lines, septic tank , STP).	Yes	50%	-
4	Strom Water Drains	Yes	50%	-
5	Landscaping & Tree Planting	Yes	20%	-
6	Street Lighting	Yes	20%	-
7	Community Buildings	Yes	75%	-
8	Treatment and disposal of sewage and Sullage water.	Yes	50%	-
9	Solid Waste management & Disposal	Yes	0%	-
10	Water conservation /Rain water harvesting	Yes	20%	-
11	Energy management	No	0%	-
12	Fire protection and fire safety requirements	Yes	10%	-
13	Electrical meter room, sub-station, receiving station.	Yes (Existing)	50%	-

Yours Faithfully,

AVINASH NAWATHE
Architect (License No. CA/89/11974)

Agreed and Accepted By:

Signature of Promoter:
Name: Bhumi Shelters India Pvt.Ltd.
Date: 31.03.2022



Annexure IX

Water NOC



पिंपरी चिंचवड महानगरपालिका
निगडी ४४.
फ क्षेत्रीय कार्यालय (पापु विभाग)
क.क्षे.का/पापु/४/कावि/२५० /२०२०
दिनांक - २५ /०९/२०२०

प्रति,

Applicant Name

अविनाश नवाथे

Architect Name :

अविनाश नवाथे आर्किटेक,

सातवा मजला, मंत्री स्टर्लिंग, माणिकचंद गॅलरीज जवळ, एस.बी रोड च्या मागे, शिवाजी नगर, पुणे १६

विषय: पर्यावरण नाहरकत प्रमाणपत्रासाठी पाणीपुरवठा विभागाकडील ना हरकत प्रमाणपत्राचा दाखला मिळणे बाबत...

संदर्भ: अविनाश नवाथे यांच्याकडील दिनांक ०४/०३/२०२० चे पत्र
टोकन क्र.१०३३१९२०००१३८२४

उपरोक्त विषयास अनुसरून संदर्भिय पत्रान्वये आपण नियोजित गृहसंकुल मौजे चिखली, गट नं.११४ पै, १२४, १२५, १२६, १२७ पै यांच्या प्रस्तावित सदनिका व वाणिज्य प्रकल्पासाठी पर्यावरण ना हरकत प्रमाणपत्रासाठी दाखला मिळणेबाबत अर्ज केला आहे. आपल्या ५१३ सदनिका व ५५०.८१ चौ.मी वाणिज्य क्षेत्र यांस एकूण ८८६३८५ लि. प्रति दिन पाण्याची आवश्यकता आहे. बांधकाम पूर्ण झालेनंतर मनपामार्फत पाणीपुरवठा उपलब्धतेनुसार सदर प्रकल्पास पाणीपुरवठा करणेत येईल. उर्वरित पाण्याची मागणी आपण पुर्नवापर (Recycling) केलेल्या पाण्याद्वारे पूर्ण करावी.

सदरचा दाखला पर्यावरण ना हरकत प्रमाणपत्रासाठी देणेत येत असून सदरचा नाहरकत दाखला अर्जदाराचे दिनांक २३/०६/२०२० च्या हमीपत्रातील अटीस अधिन राहून देण्यात येत आहे. महानगरपालिकेचे टप्पा क्र.५ व ६ पूर्ण होईपर्यंत (भामा आसखेड व आंध्रा प्रकल्प) विकसकाने सदनिका प्रकल्पातील धारकांना स्वखर्चाने पाणीपुरवठा करणेत येईल. या अटीवर सदरचे पर्यावरण ना हरकत प्रमाणपत्र देणेत येत आहे. सोबत हमीपत्राची प्रत जोडली असे.

कार्यकारी अभियंता

फ क्षेत्रीय कार्यालय, पाणीपुरवठा विभाग
पिंपरी चिंचवड महानगरपालिका
निगडी ४४

प्रत - कार्यकारी अभियंता, बांधकाम परवानगी विभाग यांचे
माहितीसाठी व पुढील कार्यवाहीसाठी

Annexure X

Drainage NOC



टोकन नं. - १०३३१२२०००१३८२३

पिंपरी चिंचवड महानगरपालिका पिंपरी १८

क क्षेत्रिय कार्यालय, जलनिःसारण विभाग

क्र.जनि/कक्षेका/ १६७ /२०२०

दि. ०४/०५ /२०२०

प्रति,

आर्कि अविनाश नवाथे तर्फे भूमी शेल्टर्स इंडीया प्रा. लि. तर्फे श्री. डि. व्ही.गुटे

गट.नं - ११४ (पार्ट) + १२४ + १२५ + १२६ + १२७ (पार्ट)

चिखली

विषय - आपले नियोजित बांधकामासाठी जलनिःसारण विभागाकडील परवानगी

“ना हरकत दाखला” बाबत...

महाशय,

आपण आपले नियोजित बांधकामाचे नकाशे व अर्ज दाखल केल्यावरून कळविण्यात येते की, आपण चिखली येथील गट.नं - ११४ (पार्ट) + १२४ + १२५ + १२६ + १२७ (पार्ट), या मिळकतीसाठी ड्रेनेज डेव्हलपमेंट चार्जेस महानगरपालिका नियमानुसार ठरविणेत येतील त्याप्रमाणे भरणेचे मान्य केले आहे. सबब या अटीवर सोबतच्या नकाशा व बांधकाम संमती मिळण्यास बांधकाम परवानगी विभागाकडे दाखल करण्यास या विभागाची हरकत नाही.

B/A - २१४५८.८७ चौ.मी. बांधकाम क्षेत्रांकरिता. P/A - १९४५९.३२ चौ.मी. जागेचे क्षेत्र.

सदरचा परवानगी ना हरकत दाखला ४०० T/N सदनिका (२०१०८.०४) चौ.मी निवासी व ५५०.८३ चौ.मी व्यापारी क्षेत्रासाठी देण्यात येत आहे.

सदर ठिकाणी ड्रेनेज कनेक्शनसाठी पिंपरी चिंचवड महानगरपालिकेची ड्रेनेज लाईन उपलब्ध आहे.

विशेष अटी:-

- १) प्रत्यक्ष काम सुरू करणेपूर्वी ड्रेनेजचे नकाशे मान्य करून घ्यावे लागतील व ड्रेनेज डेव्हलपमेंट चार्जेस भरल्याशिवाय ड्रेनेज पुर्णत्वाचा दाखला मिळणार नाही.
- २) पावसाळ्यातील पाण्याची व्यवस्था स्वतंत्रपणे करणेत यावे व ते पाणी जलनिःसारण नलिकेस जोडू नये.
- ३) सदर इमारतीचे बेसमेंटचे कनेक्शन मनपा जलनिःसारण नलिकेस जोडू नये.
- ४) प्रकरणासोबत जोडणेत आलेल्या नकाशामध्ये आपल्या मार्फत दर्शविणेत आलेल्या बांधकाम प्रकल्पामधील बांधणेत येणा-या मैलाशुद्धीकरण केंद्राची कार्यपद्धती व प्रक्रियायुक्त सांडपाण्याची गुणवत्ता महाराष्ट्र प्रदुषण नियंत्रण मंडळाच्या मानकानुसार असल्याबाबत पुर्ण शहनिशा करण्याची जबाबदारी विकसकाची राहिल. तसेच सदर ठिकाणी बांधणेत येणा-या मैलाशुद्धीकरण केंद्राची तांत्रिक माहिती पुर्णत्वाच्या वेळेस मनपास देणे बंधनकारक राहिल.
- ५) नकाशात दर्शविणेत आलेल्या मैलाशुद्धीकरण केंद्राचे (STP) ठिकाणामध्ये (Location) मनपाच्या परवानगी शिवाय बदल करणेत येऊ नये. सदर ठिकाणी बांधणेत आलेल्या STP ची चालन, देखभाल व दुरुस्तीची बाबतची अट सदनिका धारकांचे करार नाम्यामध्ये व सोसायटी स्थापनेनंतर सोसायटी हस्तांतरण करारनाम्यामध्ये नमुद करून त्याची एक प्रत या विभागास सादर करणे बंधनकारक राहिल. तसेच पर्यावरण विभागाकडील (Environmental Clearance) ना हरकत दाखला सादर करणे आवश्यक राहिल.
- ६) सदर बांधकाम प्रकल्पामध्ये किचन व बाथरूम मधील पाण्याचे पुनःवापर व पुनः चक्रिकरण करणेच्या अटीवर जादा पाण्याची व्यवस्था बांधकाम विकास नियंत्रण नियमावलीनुसार ड्रेनेज बाबत कार्यवाही करणेत यावी.
- ७) सदर गृहप्रकल्पाकरीता बांधणेत आलेल्या STP चे प्रक्रिया केलेले सांडपाणी गार्डनींग, फ्लशींग आणि कॉमन फ्लोअर वॉशिंग करीता वापरणेत यावी. जादा पाण्याची व्यवस्था बांधकाम विकास नियंत्रण नियमावलीनुसार ड्रेनेज बाबत पुढील कार्यवाही करणेत यावी.
- ८) सदर बांधकाम प्रकल्पासाठी सादर केलेल्या नकाशानुसार STP ची क्षमता देणेत आलेली आहे. सदर बांधकाम प्रकल्पामध्ये भविष्यात सदनिकांचे संकेत वाढ झालेस अथवा व्यापारी क्षेत्रात वाढ झालेस MPCB च्या नियमानुसार वाढीव क्षमतेचा STP बांधणेची जबाबदारी ही विकसकाची राहिल.
- ९) नियोजित बांधकामासाठी विकसकास सुधारीत परवानगी घ्यावी लागत असलेस त्यासाठी जलनिःसारण विभागाचा सुधारीत ना हरकत दाखला घेणे बंधनकारक राहिल.
- १०) सदर बांधकाम प्रकल्पामध्ये विल्डींग मधील ४०० T/N सदनिका (२०१०८.०४) चौ.मी निवासी व ५५०.८३ चौ.मी व्यापारी क्षेत्राकरीता पुरेशा क्षमतेचे मलशुद्धीकरण केंद्र महाराष्ट्र प्रदुषण नियंत्रण मंडळाचे Consent Establish घेऊन बांधणेत यावे.

सोबत जोडलेल्या अटी आपणास बंधनकारक राहिल.

सोसायटी /अपार्टमेंटची नोंदणी होणेपूर्वी व हस्तांतरित केल्यानंतर विकासकासाठी नियम व अटी

- १) मैलाशुद्धीकरण (STP) केंद्रामधून प्रक्रिया केलेल्या सांडपाण्याची गुणवत्ता महाराष्ट्र प्रदुषण नियंत्रण मंडळाचे मानकानुसार ठेवण्याची जबाबदारी विकासकाची राहिल.
- २) सदर मैलाशुद्धीकरण (STP) केंद्र महाराष्ट्र प्रदुषण नियंत्रण मंडळाचे मानकानुसार चालवण्यात यावे व मानकानुसार आवश्यक त्या तपासण्या वेळोवेळी करण्यात याव्यात व तपासणी अहवालाची नोंद ठेवण्यात यावी.
- ३) सदर मैलाशुद्धीकरण (STP) केंद्रात काही बिघाड झाल्यास किंवा अडचणी आल्यास त्याची दुरुस्ती २४ तासात सदर केंद्र पूर्ववत सुरू करण्यात यावे.
- ४) सदर मैलाशुद्धीकरण (STP) केंद्राबाबत कोणत्याही प्रकारची तक्रार आल्यासत्याची संपूर्ण जबाबदारी विकासकाची राहिल.
- ५) सदर मैलाशुद्धीकरण (STP) केंद्राची वेळोवेळी पाहणी करण्याचा म.न.पा. स अधिकार राहिल.
- ६) सदर मैलाशुद्धीकरण (STP) केंद्राबाबत महाराष्ट्र प्रदुषण नियंत्रण मंडळ यांनी हरकत घेतलेस सदर बाबतची सर्वस्वी जबाबदारी लिहून देणारा /विकासकावर राहिल ,त्याची म.न.पा.स तोशीस लागू देणार नाही.
- ७) भविष्यामध्ये सदर भागीदार ड्रेनेज लाईन कार्यान्वित झाल्यानंतर बांधकामासाठी वापर करून अतिरिक्त प्रक्रियायुक्त पाण्याची व्यवस्था महाराष्ट्र प्रदुषण नियंत्रण मंडळ यांच्या नियमानुसार करण्यात यावी. तसेच बांधकाम विकास नियंत्रण नियमावलीनुसार ड्रेनेज बाबतची पुढील कार्यवाही करण्याची जबाबदारी विकासकाची राहिल.
- ८) सदर मैलाशुद्धीकरण (STP) केंद्राचे चालन /संपूर्ण देखभाल व दुरुस्ती तसेच आवश्यक ते कर्मचारी यांची सोसायटी /अपार्टमेंटचे राहिल. याबाबतची अट सोसायटी /अपार्टमेंट हस्तांतरण करारनाम्यामध्ये नमूद करण्याची जबाबदारी विकासकाची राहिल. सोसायटी /अपार्टमेंट हस्तांतरण करारनाम्याची प्रत म.न.पा चे जलनिःसारण भागाकडे देणे विकासकावर राहिल. म.न.पा .स तोशीस येऊ देणार नाही. याबाबत कोणताही कायदेशीर बाब उद्भवल्यास त्याची संपूर्ण खर्चासह जबाबदारी विकासकाची राहिल.
- ९) विद्युत पुरवठा खंडित झाल्यास मैलाशुद्धीकरण (STP)) केंद्र सतत कार्यान्वित राहण्यासाठी स्वतंत्र जनरेटची व्यवस्था करण्याची जबाबदारी विकासकाची राहिल.
- १०) मैलाशुद्धीकरण (STP) केंद्र कार्यान्वित झाल्याशिवाय पूर्णत्व नाहरकत दाखल्याची मागणी करता येत नाही. यातील सर्व मजकूर मान्य राहिल.

दाखला:- सदरचा परवानगी ना हरकत दाखला आर्कि अविनाश नवाथे तर्फे भूमी शेल्टर्स इंडीया प्रा. लि. तर्फे श्री. डि. व्ही.गुंठे, गट.नं-११४ (पार्ट) +१२४+१२५+१२६+१२७ (पार्ट), चिखली निवासी व व्यापारी बांधकाम क्षेत्रांकरिता देणेत येत आहे.

- किमान - घ.मी.क्षमतेचा सेप्टिक टँक बांधावा सोकपीट नंतरचे जादा पाणी बागेसाठी वापरावे.
- सदर इमारतीचे ड्रेनेज कनेक्शन मनपाची रितसर परवानगी घेऊन मनपाच्या ड्रेनेज लाईनला जोडावे.

उपअभियंता

जलनिःसारण विभाग क क्षेत्रिय कार्यालय
पिंपरी चिंचवड महानगरपालिका
पिंपरी १८

प्रत - मा.उप शहर अभियंता
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पिंपरी चिंचवड महानगरपालिका पिंपरी १८
यांना माहितीसाठी सादर.

Annexure XI

Site Images





