

MAZDA REALTY PRIVATE LIMITED

GROUND FLOOR, BHATT CHAWL, SANE GURUJI MARG, MUMBAI – 400 034

CIN: U70100MH2002PTC136384

To,
The Additional Director(S),
Regional Office (WCZ),
Ministry of Environment and Forest and Climate Change,
Ground Floor, East Wing,
New Secretariat Building Civil Line,
Nagpur - 440001.

Subject	:	Submission of Six-monthly Compliance report for Redevelopment of project at plot bearing C.S.No.387 of Tardeo, Division in 'D' Ward. Building Known as "Bhatt Chawl" situated at Arthur. Road, Sane Guruji marg, Mumbai by M/s. Mazda Realty Pvt. Ltd.
Ref. No.	:	EC letter No. SIA/MI/INFRA2/421100/2023 dtd. 21/07/2023

Respected Sir/ Madam,

With reference to above subject, we are submitting the current status of construction work, data sheet, environmental monitoring report and point wise environmental compliance status laid down by the state level Environment Impact Assessment Authority in its clearance letter vide no. SIA/MI/INFRA2/421100/2023 dated 21st July 2023 along with necessary enclosures.

This compliance report is submitted for the period from April 2024 to September 2024.

This is for your kind consideration and records. Kindly acknowledge the same.

Thanking you.

Yours Sincerely,
For M/s. Mazda Realty Pvt. Ltd


Authorized Signatory



Encl Part A: Current Status of Construction Work
 Part B: Point wise compliance status
 Datasheets
 Annexures

Copy to Regional Office, MPCB, Mumbai.
Environment Department, Mantralaya, Mumbai

MAZDA REALTY PRIVATE LIMITED

GROUND FLOOR, BHATT CHAWL, SANE GURUJI MARG, MUMBAI – 400 034

CIN: U70100MH2002PTC136384

To,
Environment Department,
Government of Maharashtra,
15th Floor, New Administrative Building,
Madam Cama Road, Mantralaya,
Mumbai - 400032

Subject : Submission of Six-monthly Compliance report for Redevelopment of project at plot bearing C.S.No.387 of Tardeo, Division in 'D' Ward, Building Known as "Bhatt Chawl" situated at Arthur. Road, Sane Guruji marg, Mumbai by M/s. Mazda Realty Pvt. Ltd.

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Copy to Regional Office, MoEF Nagpur
Regional Office, MPCB, Mumbai

MAZDA REALTY PRIVATE LIMITED

GROUNND FLOOR, BHATT CHAWL, SANE GURUJI MARG, MUMBAI – 400 034

CIN: U70100MH2002PTC136384

To,
Regional Officer, Thane,
Maharashtra Pollution Control Board,
Wagle Estate, MIDC Colony,
Raheja Gardens, Thane (West),
Thane -400606.

Subject : Submission of Six-monthly Compliance report for Redevelopment of project at plot bearing C.S.No.387 of Tardeo. Division in 'D' Ward, Building Known as "Bhatt Chawl" situated at Arthur, Road, Sane Guruji marg, Mumbai by M/s. Mazda Realty Pvt. Ltd.

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Copy to Regional Office, MohF Nagpur
Department of Environment Mantralaya, Mumbai.

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PART 'A'

CURRENT STATUS OF CONSTRUCTION WORK

Building details	Configuration	Current status
Sale Building Wing A	Common 3 level of basement + Ground Floor for Existing NR + 1 st to 9 th Podium floor for parking +10 th service floor + 11 th to 36 th + 37 th (pt) upper residential floor	Pilling (100%), Welar work- (100%) & Excavation Work (100%), PCC work in progress (30%).
Rehab Building Wing B	Common 3 level of basement + Ground floor + 1 st to 15 th + 16 th (pt) upper residential floor	Pilling (100%), Welar work- (100%) & Excavation Work (100%), PCC work in progress (30%).

PART 'B'
Point wise compliance status

Point wise compliance status to various stipulations laid down by the SEIAA in its clearance letter SIA/MH/INFRA2/421100/2023 dated 21 July 2023 are as follows.

	Specific Conditions:	
A.	SEAC Conditions:	
1.	PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.	Yes, we have received IOA from MHADA vide no. NO. R/NOC/F-1397/8910/MBRRB 2022 on 25.11.2023 and Approval of plan received from MCGM vide file no. 1000/D/A on 10.03.2023 for Total Construction BUA 29,216.38 Sq.m. Amended plan for RG area received on 01.06.2023 from MCGM.
2.	PP to obtain following NOCs & remarks: a) Sewer connection; b) SWD NOC; c) CFO NOC; d) HRC NOC; e) Tree NOC; f) Civil Aviation NOC.	Yes, we have received Sewer connection, CFO, Tree and Civil Aviation NOC from competent authority. We have applied for HRC NOC is in process.
3.	PP to reduce discharge of treated water up to 35%; PP to submit undertaking from concerned authority/agency/third party for use of excess treated water generated in the project.	We have discharge 35% treated water to existing sewer line and excess treated water will use for nearby construction activities or to road contractors for sprinkling of water on roads.
4.	PP to use advanced technologies for dust suppression in addition to sprinkling of water in construction phase & include the cost of same in construction phase EMP.	Yes, we are using advanced technologies for dust suppression and adding cost of same in EMP.
5.	PP to increase species diversity with indigenous plants in tree plantation and submit revised numbers of total trees after development of the project.	Yes, we will plant 24 nos. of indigenous plants in tree plantation.
6.	PP to deduct area under DG sets from RG area & submit revised RG area calculation otherwise relocate DG sets from RG area.	Yes, we have deducted area under DG sets from RG area. RG area required 10% as per plot is 192.97

		m2. As per Amended plan received on 01.06.2023 for RG Area proposed on mother earth is 193.17 Sq.mt.
7.	PP to relocate UGTs to the 1 st basement such that tops of the UGTs are flushed to the ground level & accordingly submit cross section of UGTs.	Yes, UGTs are in 1 st basement and provision of double slab for easy access.
8.	PP to submit area provided for 40 & 60 KLD STP separately & provide minimum 40% open to sky area to both the STPs; PP to provide 1.5 mtr. Parapet wall to open to sky area of STPs & submit revise layout of STP.	Yes, we have provided 2 nos. of STPs having 40 & 60 KLD separately with providing 40% open to sky. We will construct 1.5 mtr. Parapet wall to open to sky area of STPs.
B.	SEIAA Conditions:	
1.	PP has provided mandatory RG area of 193 m ² on ground. Local planning authority ensure the compliance of the same.	Noted. PP has provided 193.17 m ² RG area on ground.
2.	This EC is restricted up to 120 m height as PP has not obtained HRC NOC.	Noted and agreed.
3.	PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.	Agreed. We will provide unpaved open space. Some area will provide grass paver blocks for effective fire tender movement
4.	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	Noted. We achieve 5% of the total energy requirement from Solar PV Panel and Solar Hot Water Panel.
5.	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MOEF& CC vide F.No.22-34/2018-IA.III dt.04.01.2019.	Noted and shall be complied.
6.	SEIAA after deliberation decided to grant EC for FSI- 9,716.45 m ² , Non FSI area – 19,499.93 m ² , Total BUA – 29,216.38 m ² . (Plan Approval No. – EB/1000/D/A/337/3/Amend dated.01.06.2023)	Agreed and Shall be Complied. We have received sanction plan for Total BUA- 29,216.38 m ² . (Plan Approval No. – EB/1000/D/A/337/3/Amend dated.01.06.2023)
	General Conditions:	
a)	Construction Phase:	
1.	The solid waste generated should be properly collected and segregated. dry/inert solid waste	Complying with Solid waste generated at the labour

	should be disposed off to the approved sites for land filling after recovering recyclable material.	camp is being segregated and handed over to collection agency.
2.	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.	All excavated material had been used for land leveling.
3.	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.	There is no generation of hazardous waste at site.
4.	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	Yes, the provision has been made for the construction labor within the site with all necessary infrastructure and facilities such as fuel for cooking, temporary toilets, mobile STP, safe drinking water, medical health care, primary school etc.
5.	Arrangement shall be made that waste water and storm water do not get mixed.	Noted. Separate storm water drains will be provided. Waste water will be treated in the STPs and reused for flushing and gardening.
6.	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices	Noted
7.	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	The ground water levels and its quality has monitored regularly.
8.	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.	There is no use of ground water envisaged in the project area. Tanker water is being used for construction.
9.	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.	Noted. Low flow fixtures will be used for the drinking, showers and toilet flushing.
10.	The Energy Conservation Building code shall be strictly adhere to	Noted
11.	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.	Noted. The topsoil excavated is being used for landscape development within our

		project site.
12.	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.	Excavated material had been used for land leveling.
13.	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.	The soil and water sample has been tested with MoEF & CC recognized laboratory. (Reports are enclosed).
14.	PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environmental Clearance.	Noted.
15.	Vehicle hired for Transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid slippage/leakage.	Noted.
16.	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.	Complying With. Ambient Air quality and Noise levels are being monitored by MoEF&CC recognized laboratory. As per the monitoring data Ambient air quality and noise levels found to be within the prescribed standards. (Reports are enclosed).
17.	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.	Noted. We will provide 2 No. of DG sets: 1 x 275 KVA and 1 x 82.5 KVA for operation. Acoustic enclosure has been provided for the DG stack.
18.	Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell/designated person.	Regular supervision doe by our site engineer and qualified staff to take care of the construction activity and of the surrounding.
B)	Operation Phase:	

1.	a) The Solid Waste generated should be collected and segregated. b) Wet waste should be treated by Organic waste converter and treated waste (manure) should be utilized in the existing premises for gardening. And no wet garbage will be disposed outside the premises. c) Dry/Inert solid waste should be disposed of to the approved site for land filling after recovering recyclable material.	Noted and complied. Wet waste segregated and treated in OWC the manure is used within project premises. Dry waste is being segregated and handed over to the authorized dealer.
2.	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	Noted. We will dispose E-Waste through Authorized vendor.
3.	a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is Commissioned for operation. 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% gray water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100% treatment to sewage/Liquid waste and explore the possibility to recycle at least 50% of water, Local authority should ensure this.	Complied Proposed provision of 2 nos. of STP having capacity 60 m ³ /day for Sale building and 40 m ³ /day for Rehab Building. Treated waste water confirms to norms prescribed by Maharashtra Pollution Control Board, Mumbai and is utilized for flushing, gardening to reduce fresh water demand.
4.	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	Noted. STP, MSW disposal facility, green belt development facility is provided prior to occupation of the building as per mentioned in the Environmental clearance copy. Proposed provision of 2 nos. of STP having capacity 60 m ³ /day for Sale Building and 40 m ³ /day for Rehab Building. Treated waste water confirms to norms prescribed by Maharashtra Pollution Control Board, Pune and is utilized for flushing, gardening to reduce fresh water demand.

5.	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.	Noted
6.	Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.	Agreed and complied with. The project has entry/exit points with sufficient width of road to avoid traffic congestion. Complete parking is internal.
7.	PP to provide adequate electric charging points for Electrical Vehicles (EVs).	Noted.
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.	Green belt will be developed over an area of 193.17 m ² .
9.	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	Noted
10.	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.	We are submitting herewith funds allocated for Environment Management Plan (EMP). During construction phase – Recurring cost - 57 Lacs. During operation phase –total set up cost 264.14 lacs/annum. O & M cost: 35.3 Lacs/annum.
11.	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	Noted
12.	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 1 st June & 1 st December of each calendar year.	We are submitting six monthly reports to RO, Nagpur, Environment Department, Mantralaya, Mumbai.

13.	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.	Complied and adhered.
14.	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, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.	Noted.
C)	General EC Conditions:	
1.	PP has to abide by the conditions stipulated by SEAC& SEIAA.	PP has to abide by the conditions stipulated by SEAC& SEIAA.
2.	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.	We have obtained consent to Established for our project. Consent Order No. Format1.0/JD (WPC)/UAN No.0000174677/CE/2307000499 dtd 10.07.2023.
3.	Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.	Noted
4.	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.	Noted and complied
5.	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	Noted & will comply.

	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.	
6.	No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.	Noted
7.	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.	There is no Eco-Sensitive Zone within the 10 Km of the project.
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.	Noted.
5.	The Environmental clearance is issued purely from an environment point of view without prejudice to any court case and all other applicable permission/NOCs shall be obtained before starting proposed work at site.	Noted.
6.	In case of Submission of false document and non-compliance of stipulated conditions, Authority/Environment Department will revoke or suspend the Environment Clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.	Noted.

7.	Validity of Environment Clearance: The Environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.	Agreed with this condition.
8.	The above stipulation 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) Rule, 1989 and its amendment, the public Liability Insurance Act, 1991 and its amendments.	Noted.
9.	Any appeal against this Environment Clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative building, 1st Floor, D-Wing, Opposite Council Hall, Pune. If preferred, within 30 days as prescribed under section 16 of the National Green Tribunal Act, 2010	Noted.

PART 'C'
ENCLOSURE-I

MONITORING THE IMPLEMENTATION OF ENVIRONMENTAL
SAFEGUARDS

Ministry of Environmental and Forests & Climate Change
Regional Office, West Central Zone, Nagpur.

Monitoring Report

PART – I
DATA SHEET

1.	Project type: river-valley/ mining/ Industry/thermal/ nuclear/ Other (specify).	Redevelopment project.
2.	Name of the project	Proposed Redevelopment of project at plot bearing C.S.No.387 of Tardeo, Division in 'D' Ward, Building Known as "Bhatt Chawl" situated at Arthur. Road, Sane Guruji Marg, Mumbai.
3.	Clearance letter (s) / OM/ no and date:	File no. SEIAA vide proposal number SIA/MH/INFRA2/421100/2023 Dated 21.07.2023
4.	Location	C.S.No.387 of Tardeo, Division in 'D' Ward, Building Known as "Bhatt Chawl" situated at Arthur. Road, Sane Guruji Marg, Mumbai.
a.	District (s)	Mumbai.
b.	State (s)	Maharashtra
c.	Latitude / Longitude	18 ⁰ 58' 15.66" N 72 ⁰ 49' 4.76" E

5.	Address for correspondence	
a.	Address of concerned project Chief Engineer (with pin code & telephone / telex / fax numbers)	Site Engineer
b.	Address of Executive Project Engineer /Manager (with pin code / fax number)	Project Manager
6.	Salient features:	
a.	of the project	<p>Plot Area: 1,929.77 m²</p> <p>FSI area: 9,716.45 Sq.m</p> <p>Non FSI area: 19,499.93 Sq.m</p> <p>Total construction area: 29,216.38 Sq.m</p>
b.	of the environmental management plans	<p>1. <u>Sewage Treatment Plant:</u></p> <p>2 Nos. of Sewage Treatment Plant's with total capacity 60 KLD (Sale Building) & 40 KLD (Rehab Building) for treating the wastewater.</p> <p>2. <u>Rain water harvesting:</u></p> <p>We have proposed 2 nos. of recharge tanks. 40 cum/day for Sale Building and 22 cum/day for Rehab Building.</p> <p>3. <u>Solid Waste Management:</u></p> <ul style="list-style-type: none"> • Dry waste: Hand over to Authorized Recyclers. • Wet waste: Organic Waste Converter (OWC)
7.	Break Up of the project Area	
a.	Submerge area: forest & non-forest	Non-Forest

b.	Others	Plot Area: 1,929.77 m ² FSI area: 9,716.45 Sq.m Non FSI area: 19,499.93 Sq.m Total construction area: 29,216.38 Sq.m Project details- <table><tr><th>Building details</th><th>Configuration</th></tr><tr><td>Sale Building Wing A</td><td>Common 3 level of basement + Ground Floor for Existing NR + 1st to 9th Podium floor for parking +10th service floor + 11th to 36th + 37th (pt) upper residential floor</td></tr><tr><td>Rehab Building Wing B</td><td>Common 3 level of basement + Ground floor + 1st to 15th + 16th (pt) upper residential floor</td></tr></table>	Building details	Configuration	Sale Building Wing A	Common 3 level of basement + Ground Floor for Existing NR + 1 st to 9 th Podium floor for parking +10 th service floor + 11 th to 36 th + 37 th (pt) upper residential floor	Rehab Building Wing B	Common 3 level of basement + Ground floor + 1 st to 15 th + 16 th (pt) upper residential floor
Building details	Configuration							
Sale Building Wing A	Common 3 level of basement + Ground Floor for Existing NR + 1 st to 9 th Podium floor for parking +10 th service floor + 11 th to 36 th + 37 th (pt) upper residential floor							
Rehab Building Wing B	Common 3 level of basement + Ground floor + 1 st to 15 th + 16 th (pt) upper residential floor							
8.	Break up of the project affected: Population with enumeration of those losing houses / dwelling units, only agriculture land only, dwelling units and agriculture land and landless laborers / artisan.	The project does not envisage acquisition of land and / or displacement.						
a.	SC, ST / Adivasis	Not Applicable						
b.	Others							
	(Please indicate whether these figures are based on any scientific and systematic survey carried out or only provisional figures, if a survey is carried out give details and years of survey).	Not Applicable						
9.	Financial details							

a.	Project cost as originally planned and subsequent revised estimates and the year of price reference	Total project cost: Rs. 90.16 Cr.
b.	Allocation made for environmental management plans with item wise and year wise break-up	EMP Cost: Construction phase: 57 Lacs Operation Phase: 264.14 Lacs O &M Cost – 35.3 Lacs/annum
c.	Benefit cost ratio/ Internal rate of return and the year of assessment	Not Applicable
d.	Whether (c) includes the cost of environmental management as shown in the above	Not Applicable
e.	Actual expenditure incurred on the project so far	Rs. 9.5 Cr.
f.	Actual expenditure incurred on the environmental management plans so far	Approx.11.15 Lacs
10.	Forest land required	
a.	The status of approval for diversion of forest land for non-forestry use	The land is of non-forest type hence not applicable.
b.	The status of clearing and felling	Not Applicable
c.	The status of compensatory afforestation, if any	Not Applicable
d.	Comments on the viability & sustainability of compensatory afforestation program in the light of actual field experience so far	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.	Status of construction (Actual and / or planned)	Period: April 2024 to September 2024 Construction status: Pilling (100%), Welar work- (100%) & Excavation Work (100%), PCC work in progress (30%).
a.	Date of commencement	15.11.2023
b.	Date of completion (Tentative)	15.11.2028
13.	Reasons for the delay if the project is yet to start	N.A
14.	Dates of site visits.	
a.	The date on which the project was monitored by the regional office on previous occasions, if any.	No
b.	Date of site visit for this monitoring report	19.09.2024 Monitoring reports are attached.
15.	Details of correspondence with project authorities for obtaining action plans/ information on status on compliance to safeguards other than the routine letters for logistic support for site visits	Not Applicable



Government of India
Ministry of Environment, Forest and Climate Change
(Issued by the State Environment Impact Assessment
Authority(SEIAA), MAHARASHTRA)

To,

The -1

MAZDA REALTY PRIVATE LIMITED

Ground floor, Bhatt chawl, Sane Guruji Marg, Mumbai, Maharashtra -
400034

Subject: Grant of Environmental Clearance (EC) to the proposed Project Activity
under the provision of EIA Notification 2006-regarding

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC)
in respect of project submitted to the SEIAA vide proposal number
SIA/MH/INFRA2/421100/2023 dated 08 Mar 2023. The particulars of the
environmental clearance granted to the project are as below.

- | | |
|---|---|
| 1. EC Identification No. | EC23B038MH155783 |
| 2. File No. | SIA/MH/INFRA2/421100/2023 |
| 3. Project Type | New |
| 4. Category | B |
| 5. Project/Activity including
Schedule No. | 8(a) Building and Construction projects |
| 6. Name of Project | Proposed Redevelopment of project at
plot bearing C.S.No.387 of Tardeo,
Division in 'D' Ward, Building Known as
"Bhatt Chawl" situated at Arthur. Road,
Sane Guruji Marg, Mumbai. |
| 7. Name of Company/Organization | MAZDA REALTY PRIVATE LIMITED |
| 8. Location of Project | MAHARASHTRA |
| 9. TOR Date | N/A |

The project details along with terms and conditions are appended herewith from page
no 2 onwards.

Date: 21/07/2023

(e-signed)
Pravin C. Darade , I.A.S.
Member Secretary
SEIAA - (MAHARASHTRA)

*Note: A valid environmental clearance shall be one that has EC identification
number & E-Sign generated from PARIVESH. Please quote identification
number in all future correspondence.*

This is a computer generated cover page.



STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/INFRA2/421100/2023
Environment & Climate Change
Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s.Mazda Realty Pvt. Ltd.,
C.S.No.387 of Tardeo, Division in 'D' Ward,
Arthur. Road, Sane Guruji Marg, Mumbai

Subject : Environment Clearance for Proposed Redevelopment of project at plot bearing C.S.No.387 of Tardeo, Division in 'D' Ward, Building Known as "Bhatt Chawl" situated at Arthur. Road, Sane Guruji Marg, Mumbai by M/s.Mazda Realty Pvt. Ltd.

Reference : Application no. SIA/MH/INFRA2/421100/2023

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-2 in its 201st meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 261st (Day-2) meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 12.06.2023.

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

Sr. No.	Description	Details
1.	Proposal Number	SIA/MH/INFRA2/421100/2023
2.	Name of Project	Proposed Redevelopment of project at plot bearing C.S.No.387 of Tardeo, Division in 'D' Ward, Building Known as "Bhatt Chawl" situated at Arthur. Road, Sane Guruji marg, Mumbai.
3.	Project Category	8(a), B2 Category
4.	Type of Institution	Private Limited
5.	Project Proponent	1. Name: M/s. Mazda Reality Pvt Ltd. On behalf of Shri Dhiren Gala • Address: M/s. Mazda Reality Pvt.Ltd. • Ground Floor, Bhatt Chawl, Sane Guruji Marg, Mumbai, Maharashtra. • Phone No: +91 22 61295555 • Email ID: mazdareality1@gmail.com
6.	Name of Consultant	• Name: Shrikrishna Environment Consultants Pvt Ltd., • NABET Accreditation No.: NABET/EIA/2124/IA 0089 • Validity: 04/10/2024
7.	Applied for	New
8.	Location of project	on plot bearing C.S.No.387 of Tardeo, Division in 'D' Ward, Building Known as "Bhatt Chawl" situated at Arthur. Road, Sane Guruji marg, District - Mumbai, Maharashtra

9.	Latitude and Longitude	18°58'15.66"N 72°49'4.76"E												
10.	Total Plot area (m ²)	1,929.77 m ²												
11.	Deductions (m ²)	0												
12.	Net Plot Area (m ²)	1,929.77 m ²												
13.	Ground coverage (m ²) & %	991.48 m ² , 51.38%												
14.	Proposed FSI Area (m ²)	9,716.45 m ²												
15.	Proposed Non FSI Area (m ²)	19,499.93 m ²												
16.	Proposed Total Built-up Area (m ²)	29,216.38 m ²												
17.	Total Built up area (m ²) approved by Planning Authority	In Process												
18.	Earlier EC details with Total Construction area, if any	NA												
19.	Construction completed as per earlier EC (FSI + Non FSI) (Sq.m.)	NA												
20.	Details of Building Configuration	<div> Details of Proposed Building Configuration <table border="1"> <thead> <tr> <th colspan="3">Proposed Configuration</th></tr> <tr> <th>Name of Bldg.</th><th>Building Structure</th><th>Height of Bldg.</th></tr> </thead> <tbody> <tr> <td>Sale Building Wing A</td><td>common 3 level of basement + Ground floor for Existing NR + 1st to 9th podium floor for parking + 10th service floor + 11th to 36th + 37th (pt) upper residential floor</td><td>125.05 m</td></tr> <tr> <td>Rehab Building Wing B</td><td>common 3 level of basement + Ground floor + 1st to 15th + 16th (pt) upper residential floor</td><td>51.45m</td></tr> </tbody> </table> </div>	Proposed Configuration			Name of Bldg.	Building Structure	Height of Bldg.	Sale Building Wing A	common 3 level of basement + Ground floor for Existing NR + 1st to 9th podium floor for parking + 10th service floor + 11th to 36th + 37th (pt) upper residential floor	125.05 m	Rehab Building Wing B	common 3 level of basement + Ground floor + 1st to 15th + 16th (pt) upper residential floor	51.45m
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21.	No. of Tenements & Shops	Tenements: Sale Building Residential Units (Wing A): 92 Nos. Rehab Building Residential Units (Wing B): 60 Nos.												

		Non-Residential Units (Wing A): 16 Nos.																								
22.	Total Population	Expected Users: Sale Building: Residential Units: 452 Nos. Rehab Building: Residential Units: 243 Nos. Non-Residential Units: 32 Nos.																								
23.	Total Water Requirements CMD	Proposed Water Balance <table border="1"> <thead> <tr> <th>Particulars</th><th>Dry Season</th><th>Wet Season</th></tr> </thead> <tbody> <tr> <td>Fresh water</td><td>59.58 KLD</td><td>59.58 KLD</td></tr> <tr> <td>Recycled water (Flushing)</td><td>30.47 KLD</td><td>30.47 KLD</td></tr> <tr> <td>Recycled water (Gardening)</td><td>1.0 KLD</td><td>0 KLD</td></tr> <tr> <td>Swimming Pool water (Tanker Water)</td><td>1.88 KLD</td><td>1.46 KLD</td></tr> <tr> <td>Total water requirement</td><td>93 KLD</td><td>92 KLD</td></tr> <tr> <td>Sewage Generation</td><td>85.41 KLD</td><td>85.41 KLD</td></tr> <tr> <td>Waste water generation (Excess water)</td><td>50.24 KLD</td><td>51.31 KLD</td></tr> </tbody> </table>	Particulars	Dry Season	Wet Season	Fresh water	59.58 KLD	59.58 KLD	Recycled water (Flushing)	30.47 KLD	30.47 KLD	Recycled water (Gardening)	1.0 KLD	0 KLD	Swimming Pool water (Tanker Water)	1.88 KLD	1.46 KLD	Total water requirement	93 KLD	92 KLD	Sewage Generation	85.41 KLD	85.41 KLD	Waste water generation (Excess water)	50.24 KLD	51.31 KLD
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24.	Under Ground Tank (UGT) location	2 nos. of UGT proposed: Details as follows Sale Building: <ul style="list-style-type: none"> Located at Basement Level of 1 & 2 Domestic UG tank Capacity: 59 Cu. M. Flushing UG tank Capacity: 29 Cu. M. Fire UG tank Capacity: 300 Cu. M. RWH Tank Capacity: 40.00 Cu.M. Rehab Building: Commercial: <ul style="list-style-type: none"> Located at Basement Level of 1 & 2. Domestic UG tank Capacity: 1.5 Cum/day. Flushing UG tank Capacity: 1 Cum/day. Residential: <ul style="list-style-type: none"> Domestic UG tank Capacity: 33 Cum/day. Flushing UG tank Capacity: 18 Cum/day. Fire UG tank (Resi + Comm): 150 Cum/day RWH Tank Capacity: 22.00 Cu.M. 																								
25.	Source of water	Municipal Corporation of Greater Mumbai (MCGM)																								
26.	STP Capacity & Technology	Proposed STP Capacity: Sale Building: 60 KLD Capacity Rehab Building 40 KLD Capacity STP Technology: MBBR																								
27.	STP Location	Below Ground Level																								

28.	Sewage Generation CMD & % of sewage discharge in sewer line	Sewage Generation: Sale Building: 53.6 KLD Rehab Building: 31.8 KLD % Sewage discharge in sewer line 30%: 24.34 KLD Excess Treated water will be sent to nearby construction activities and road construction activities - 31.14% 25.26 KLD																						
29.	Solid waste Management during construction Phase	<table><tr><th>Type</th><th>Quantity (kg/d)</th><th>Treatment/disposal</th></tr><tr><td>Dry Waste:</td><td>15 kg/day</td><td>Will be handed over to recycler.</td></tr><tr><td>Wet Waste:</td><td>10 kg/day</td><td>Handed over to municipal waste collector</td></tr><tr><td>Construction Waste:</td><td>Top Soil Excavation – 1929.77 m³ Demolition waste - 8000 m³ Excavated Material: - 17,371 m³ Total Excavation - 27,300.77 m³</td><td>Top Soil use within site for landscaping demolition waste will be used within site for filling and levelling purpose. Excess debris will be transported and deposited at the designated purpose as per C & D rule.</td></tr></table>		Type	Quantity (kg/d)	Treatment/disposal	Dry Waste:	15 kg/day	Will be handed over to recycler.	Wet Waste:	10 kg/day	Handed over to municipal waste collector	Construction Waste:	Top Soil Excavation – 1929.77 m ³ Demolition waste - 8000 m ³ Excavated Material: - 17,371 m ³ Total Excavation - 27,300.77 m ³	Top Soil use within site for landscaping demolition waste will be used within site for filling and levelling purpose. Excess debris will be transported and deposited at the designated purpose as per C & D rule.									
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			Paved Area 51.91 m ²)																														
		Existing trees on plot	0 Nos.																														
		Number of trees proposed	24 Nos.																														
		No of trees to be cut	0 Nos.																														
		Number of trees transplanted	0 Nos.																														
32.	Power requirement	Source of power supply	Adani Power																														
		During Construction Phase: (Demand Load)	25 KW																														
		During Operation phase (Connected Load)	2375 KW																														
		During Operation phase (Demand Load)	840 KW																														
		Transformer	1 no. x 1000 kVA																														
33.	Energy Efficiency	Overall Energy Saving: 21% Renewable Energy Savings with Solar Water Heating + Solar PV Panels: 5%																															
34.	D.G. set capacity	DG set	1 no.x 275 kVA + 1 no x 82.5 KVA																														
		Fuel Used	HSD																														
35.	Np. Of 4W & 2- W parking with 25% EV	<table><tr><th>Type</th><th>Required as per DCR</th><th>Actual Provided</th><th>25% EV</th></tr><tr><td>4 -wheeler</td><td>118 nos.</td><td>170 nos.</td><td>42 Nos.</td></tr><tr><td>2 -wheeler</td><td>NA</td><td>55 nos.</td><td>14 Nos.</td></tr></table> Total Parking Area: 7835.90 m ²		Type	Required as per DCR	Actual Provided	25% EV	4 -wheeler	118 nos.	170 nos.	42 Nos.	2 -wheeler	NA	55 nos.	14 Nos.																		
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36.	No & Capacity of Rain Water Harvesting (RWH) tanks/Pits	<ul style="list-style-type: none">Level of Ground Water Table: Pre-Monsoon: 6 m to 7 m BGL Post Monsoon: 4.50 m to 5.50 m BGLSize and no. of RWH Tank(s) and Quantity: 2 nos. of RWH Tank Sale Building: 40 Cum/day Rehab Building: 22 Cum/dayQuantity and size of recharge pits: NA																															
37.	Project cost (Rs.)	90.16 cr.																															
38.	Environmental Management plan during Construction phase	<table><tr><th>Sr.No.</th><th>Parameter</th><th>Capital Cost (Rs. In Lakh)</th></tr><tr><td>1.</td><td>Personnel Protective Equipment (Qty.)</td><td>04</td></tr><tr><td>2.</td><td>Site Sanitation Facility</td><td>12</td></tr><tr><td>3.</td><td>Water Provision</td><td>20</td></tr><tr><td>4.</td><td>Solid waste management</td><td>01</td></tr><tr><td>5.</td><td>Awareness to workers</td><td>05</td></tr><tr><td>6.</td><td>Health Check-up</td><td>04</td></tr><tr><td>7.</td><td>Disaster Management</td><td>10</td></tr><tr><td>8.</td><td>Environmental Monitoring</td><td>01</td></tr><tr><td></td><td>Total</td><td>57</td></tr></table>		Sr.No.	Parameter	Capital Cost (Rs. In Lakh)	1.	Personnel Protective Equipment (Qty.)	04	2.	Site Sanitation Facility	12	3.	Water Provision	20	4.	Solid waste management	01	5.	Awareness to workers	05	6.	Health Check-up	04	7.	Disaster Management	10	8.	Environmental Monitoring	01		Total	57
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39.	Environmental Management plan during Operation phase	Sr.No.	Component	Details	Capital Cost (Rs. Lakh)	O & M Cost/Year (Rs. Lakh)
		1.	Sewage Treatment Plant	STP of 40 KLD +60 KLD Capacity	12.0 16.0	3.5 4.0
		2.	Rainwater Harvesting	2 no. of RWH proposed	6.5	2.0
		3.	Solid Waste Management	OWC	10.0	3.0
		4.	Green Belt Development	24 nos. of trees to be planted. Developed landscape area is 203.97 m ²	1.64	1.0
		5.	Energy Saving	Solar PV panels and Solar Heater	15.0	2.0
		6.	Storm Water Management	Laying of Storm & Sewer line up to disposal point	6.0	1.0
		7.	Environment Monitoring	Air, Water, Noise, Soil, STP, DG set, Compost Monitoring	MoEF approved Lab	2.0
		8.	Basement Ventilation	-	50.0	1.0
		9.	Basement Dewatering	-	2.0	0.8
		10.	Disaster Management	-	145.5	15.0
			Total		264.14	35.3
40.	CER as per MoEF & CC circular dated 01/05/2018	CER Shall be Implemented as a part of EMP as recommended by SEAC/SEIAA as mentioned in OM F. No. 22-65/2017-IA.III dated 30 September, 2020 and OM file No. 22-65/2017-IA.III dated 25/02/2021.				
41.	Details of Court cases / litigations w.r.t. the project and project location if any	NA				

3. The proposal has been considered by SEIAA in its 261st (Day-2) meeting held on 12.06.2023 and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

A. SEAC Conditions-

1. PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to obtain following NOCs & remarks:
a) Sewer connection; b) SWD NOC; c) CFO NOC; d) HRC NOC; e) Tree NOC; f) Civil Aviation NOC.
3. PP to reduce discharge of treated water up to 35%; PP to submit undertaking from concerned authority/ agency/third party for use of excess treated water generated in the project.
4. PP to use advanced technologies for dust suppression in addition to sprinkling of water in construction phase & include the cost of same in construction phase EMP.
5. PP to increase species diversity with indigenous plants in tree plantation and submit revised numbers of total trees after development of the project.
6. PP to deduct area under DG sets from RG area & submit revised RG area calculation otherwise relocate DG sets from RG area.
7. PP to relocate UGTs to the 1st basement such that tops of the UGTs are flushed to the ground level & accordingly submit cross section of UGTs.
8. PP to submit area provided for 40 & 60 KLD STP separately & provide minimum 40% open to sky area to both the STPs; PP to provide 1.5 Mtr. parapet wall to open to sky area of STPs & submit revised layout of STP.

B. SEIAA Conditions-

1. PP has provided mandatory RG area of 193 m² on ground. Local planning authority to ensure the compliance of the same.
2. This EC is restricted up to 120 m height as PP has not obtained HRC NOC.
3. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
4. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
5. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF & CC vide F.No.22-34/2018-IA.III dt.04.01.2019.
6. SEIAA after deliberation decided to grant EC for – FSI – 9,716.45 m², Non FSI- 19,499.93 m², Total BUA-29,216.38 m². (Plan approval No. EB/1000/D/A/337/3/Amend dated 01.06.2023)

General Conditions:

a) Construction Phase :-

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring

communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.

- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all

proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.

- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi

language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in

- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, 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.

C) General EC Conditions:-

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

4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.
6. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.
8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.
9. Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.



Pravin Darade
(Member Secretary, SEIAA)

Copy to:

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

Signature Not Verified

Digitally signed by Shri Pravin C.
Darade , I.A.S.
Member Secretary

Date: 7/21/2023 3:20:36 PM

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/ORANGE/L.S.I

No:- Format1.0/JD (WPC)/UAN No.0000174677/CE/2307000499

Date: 10/07/2023

To,
M/s.Mazda Realty Pvt Ltd, Plot
No.C.S.387,Tardeo Division in 'D' ward, at
Arthur Road Sane Guruji Marg,Mumbai.



Your Service is Our Duty

Sub: Consent to Establish for Proposed Redevelopment Construction Project.

Ref: Application Submitted by SRO-Mumbai-I

Your application NO. MPCB-CONSENT-0000174677

For: grant of Consent to Establish 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. **The Consent to Establish is granted for a period upto commissioning of project or up to 5 year whichever is earlier.**
2. **The capital investment of the project is Rs.90.16 Cr. (As per undertaking submitted by pp).**
3. **The Consent to Establish is valid for Consent to Establish for Proposed Redevelopment Construction Project named as M/s.Mazda Realty Pvt Ltd, Plot No.C.S.387,Tardeo Division in 'D' ward, at Arthur Road Sane Guruji Marg,Mumbai on Total Plot Area of 1929.77 Sq.Mtrs for construction BUA of 29216.38 Sq.Mtrs including utilities and services.**
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	NA	NA
2.	Domestic effluent	85.41	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	DG Set- 275 KVA	1	As per Schedule -II
S-2	DG Set- 82.5 KVA	1	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Dry waste	209 Kg/Day	Segregation	sent to authorized vendor
2	Wet waste	139 Kg/Day	OWC	use as manure
3	STP sludge	55 Kg/Day	drying	use as manure

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

8. **Conditions under E-Waste Management:**

Sr No	Type of Waste	Quantity	UoM	Disposal Path
1	E-Waste	1.82	Kg/Day	sent for recycling to authorized agency

- This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
- This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
- PP shall provide STP so as to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit.
- 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.
- PP shall extend/submit BG to from total sum of Rs. 10 Lakhs towards compliance of EC and consent to establish condition.
- Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
- Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
- Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.

17. The project proponent shall make provision of charging of electric vehicles in atleast 30 % of total available parking area.
18. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
19. PP shall obtain Environmental Clearance from competent authority for the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.
20. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.



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Signed by: Dr. J. B. Sangewar
Joint Director (WPC)
For and on behalf of,
Maharashtra Pollution Control Board
jdwater@mpcb.gov.in
2023-07-10 18:24:17 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	125000.00	TXN2306004001	27/06/2023	Online Payment

Copy to:

1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai I
 - They are directed to ensure the compliance of the consent conditions.
 - They are directed to obtained B.G. of Rs.10.0 Lakhs towards compliance of consent condition & obtaining E.C.
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 Technology based Sewage Treatment Plants (STPs) of combined capacity **100 CMD for treatment of domestic effluent of 85.41 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	90.05
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.	Source	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG set-275 KVA	Acoustic Enclosure	6.00	HSD 60 Kg/Hr	1	SO ₂	28.8 Kg/Day
S-2	DG Set-82.5 KVA	Acoustic Enclosure	6.00		1	SO ₂	28.8 Kg/Day

- 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
-------------------------	---------------	------------------------

- 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/C2 O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10 Lakhs	within 15 days	Towards compliance of consent condition	upto commissioning of unit or five years	upto commissioning of unit or five years

** 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. Consumers or bulk consumers of electrical and electronic equipment listed in Schedule I shall ensure that e-waste generated by them is channelised through collection centre or dealer of authorised producer or dismantler or recycler or through the designated take back service provider of the producer to authorised dismantler or recycler
2. Bulk consumers of electrical and electronic equipment listed in Schedule I shall maintain records of e-waste generated by them in Form-2 and make such records available for scrutiny by the concerned State Pollution Control Board
3. Consumers or bulk consumers of electrical and electronic equipment listed in Schedule I shall ensure that such end-of-life electrical and electronic equipment are not admixed with e-waste containing radioactive material as covered under the provisions of the Atomic Energy Act, 1962 (33 of 1962) and rules made there under;
4. Bulk consumers of electrical and electronic equipment listed in Schedule I shall file annual returns in Form-3, to the concerned State Pollution Control Board on or before the 30th day of June following the financial year to which that return relates. In case of the bulk consumer with multiple offices in a State, one annual return combining information from all the offices shall be filed to the concerned State Pollution Control Board on or before the 30th day of June following the financial year to which that return relates.
5. 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.
6. 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.

- 7 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.
- 8 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.
- 9 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.
- 10 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.
- 11 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.
- 12 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 13 The treated sewage shall be disinfected using suitable disinfection method.
- 14 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.
- 15 The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

This certificate is digitally & electronically signed.



TEST REPORT

TEST REPORT					
Report No:	EHSM/2024/Sep/R-728	Issue Date	26/09/2024		
Name and Address of Customer	Proposed Redevelopment of Project at Plot Bearing C.S.No. 387 of Tardeo Division in D ward, Building Known as “Bhatt Chawl” situated at Arthur Road, Sane Guruji Marg, Mumbai.				
Project Name					
Sample Name	Air	Sample Description	Ambient Air		
Date of Sampling	19/09/2024	Sampling duration	1440 Min		
Sampling Location	Near Project Site	Sampling Procedure	CPCB Guideline for measurement of Ambient Air pollutants Volume I		
Dry bulb temperature	30°C	Wet bulb temperature	27°C		
Relative Humidity	70%	Sampling done by	EHS Matrix Pvt. Ltd., Pune		
Start Date of Analysis	21/09/2024	End Date of Analysis	26/09/2024		
Results					
Sr. No.	Parameters	Results	Unit(s)	Specifications (NAAQ Standards)	Methods
1	Sulphur Dioxide(SO ₂)	24.0	µg/m ³	≤ 80	IS 5182 (Part 2)
2	Oxides of Nitrogen(NO ₂)	28.0	µg/m ³	≤ 80	IS 5182 (Part 6)
3	Particulate Matter PM ₁₀	64.0	µg/m ³	≤ 100	CPCB Guideline for measurement of Ambient Air pollutants Volume I
4	Particulate Matter PM _{2.5}	29.0	µg/m ³	≤ 60	
5	Carbon Monoxide (CO)	1.2	mg/m ³	≤ 04	
Remark- All above results is within National Ambient Air Quality Standards.					



Authorized Signatory
Mr. Rahul Patil
(Director)



TEST REPORT

Report No:	EHSM/2024/Sep/R-729	Issue Date	26/09/2024
Name and Address of Customer	Proposed Redevelopment of Project at Plot Bearing C.S.No. 387 of Tardeo Division in D ward, Building Known as "Bhatt Chawl" situated at Arthur Road, Sane Guruji Marg, Mumbai.		
Project Name			
Sample Name	Noise	Sample Description	Ambient Noise
Date of Sampling	19/09/2024	Sampling duration	Spot Time
Sampling done by	EHS Matrix Pvt. Ltd., Pune		

Results

Sr. No.	Locations	Result dB(A) Day	Result dB(A) Night	Specifications (CPCB Standards dB(A))	Method
1.	Near Project Site	51.0	39.0	55/45	CPCB Guideline

Remark-

- All above Noise level results are within Central Pollution Control Board Standards limit.
- Day/Night -55/45 dB.



Authorized Signatory
Mr. Rahul Patil
(Director)



TEST REPORT

Report No:	EHSM/2024/Sep/R-730	Issue Date	26/09/2024
Name and Address of Customer	Proposed Redevelopment of Project at Plot Bearing C.S.No. 387 of Tardeo Division in D ward, Building Known as "Bhatt Chawl" situated at Arthur Road, Sane Guruji Marg, Mumbai.		
Project Name			
Sample Name	Soil	Sample Description	Soil
Date of Sampling	19/09/2024	Sampling Time	13.30 PM
Sampling Location	Project Site	Sampling Procedure	--
Sampling done by	EHS Matrix Pvt. Ltd., Pune	Sample Quantity	01 Kg
Start Date of Analysis	21/09/2024	End Date of Analysis	26/09/2024

Results

Sr. No.	Parameters	Results	Unit(s)	Methods
1	Soil Texture			Manual Of Soil Testing
	a) Sand	33	%	
	b) Silt	24	%	
	c) Clay	43	%	
2	pH at 25°C	7.4	--	IS 2720(Part 26) 1987
3	EC at 25°C	493.0	µS/cm	IS 14767 : 2000
4	Moisture Content	11.0	%	Manual Of Soil Testing
5	Organic Matter	1.0	%	IS 2720(Part 22) 1972
6	Cation Exchange Capacity	0.8	meq/100g	Manual Of Soil Testing
7	Total Soluble Sulphate	30.0	mg/Kg	Manual Of Soil Testing
8	Available Phosphorus	20.0	mg/Kg	Manual Of Soil Testing
9	Available Nitrogen	168.0	mg/Kg	Manual Of Soil Testing
10	Water Holding	49.0	%	Manual Of Soil Testing
11	Calcium (as Ca)	44.0	mg/Kg	Manual Of Soil Testing
12	Magnesium (as Mg)	33.0	mg/Kg	Manual Of Soil Testing
13	Lead (as Pb)	<1.0	mg/Kg	Manual Of Soil Testing
14	Copper (as Cu)	1.3	mg/Kg	Manual Of Soil Testing
15	Zinc (as Zn)	2.0	mg/Kg	Manual Of Soil Testing
16	Cadmium (as Cd)	<1.0	mg/Kg	Manual Of Soil Testing
17	Iron (as Fe)	4.4	mg/Kg	Manual Of Soil Testing
18	Manganese (as Mn)	1.0	mg/Kg	Manual Of Soil Testing



Authorized Signatory
Mr. Rahul Patil
(Director)

Laboratory Recognized by Ministry of Environment, Forest (MoEF) & Climate Change (CC) Govt. of India.

Register Office Address :
C-7, Omkar Kudale Patil Estate, Manik
Baugh, Sinhgad Road, Pune - 411051.
+91 20 2435 6133
+91 90961 85285 / +91 91585 60571

Branch Office Address :
F-01, Shakuntala Complex,
Rajarampuri, 4th Lane,
Kolhapur - 416008.
+91 98343 07334

CERTIFICATIONS :
ISO 9001 : 2015
ISO 14001 : 2015
ISO 45001 : 2018
ISO/IEC 17025 : 2017 (NABL)



TEST REPORT

Report No:	EHSM/2024/Sep/R-731	Issue Date	26/09/2024
Name and Address of Customer	Proposed Redevelopment of Project at Plot Bearing C.S.No. 387 of Tardeo Division in D ward, Building Known as "Bhatt Chawl" situated at Arthur Road, Sane Guruji Marg, Mumbai.		
Project Name			
Sample Name	Water	Sample Description	Drinking Water
Date of Sampling	19/09/2024	Sampling Time	14.00 PM
Sampling Location	Project Site	Sampling Procedure	APHA 1060
Sampling done by	EHS Matrix Pvt. Ltd., Pune	Sample Quantity	02 L
Start Date of Analysis	21/09/2024	End Date of Analysis	26/09/2024

Results

Sr. No.	Parameters	Results	Unit(s)	Requirement (Acceptable Limit)	Methods
1	pH at 25°C	7.3	--	6.5 to 8.5	APHA 4500 H+ A, 23 rd Ed.2017
2	EC at 25°C	120.0	μS/cm	--	APHA 2510 B, 23 rd Ed.2017
3	Total Dissolved Solids TDS	64.0	mg/L	Max500	APHA 2540 C, 23 rd Ed.2017
4	Total Hardness (as CaCO ₃)	33.0	mg/L	Max 200	IS 3025 (Part 21):2009
5	Total Alkalinity (as CaCO ₃)	28.0	mg/L	Max 200	IS 3025 (Part 23):1986
6	Sulphate (as SO ₄)	7.0	mg/L	Max 200	IS 3025 (Part 24):1986
7	Chloride (as Cl)	14.0	mg/L	Max 250	APHA 4500 Cl 23 rd Ed.2017
8	Calcium (as Ca)	10.0	mg/L	Max 75	IS 3025 (Part 40) 1991
9	Magnesium(as Mg)	5.0	mg/L	Max 30	IS 3025 (Part 46) 1994
10	Total Coliform	Absent	MPN/100ml	<2	IS 1622:1981
11	E.coli.	Absent	MPN/100ml	<2	IS 1622:1981

➤ Remark- The above water sample is Comply with required limit as per 10500:2012.
For Total Coliform &E.coli. <2 can be consider as Zero [Refer IS: 1622 (R.A.1996), Table No.-4].



Authorized Signatory
Mr. Rahul Patil
(Director)