

## Consent

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**From:** Consent  
**Sent:** 01 February 2025 13:17  
**To:** 'sromumbai2@mpcb.gov.in'  
**Subject:** Submission of Half Yearly Post Monitoring Report for the period of April, 2024 – September, 2024. for "New Saflaya" a residential cum commercial project Bandra (E), Mumbai by M/S. Amikripa Land Developers Pvt. Ltd.  
**Attachments:** PMR-AMIKRIPA\_Apr,24 - Sept, 24\_.pdf

To,  
The SRO Mumbai-II,  
M.P.C.Board,  
Kalapataru point, Sion (East),  
Mumbai – 400 022.  
Maharashtra

**Subject:** Submission of Half Yearly Post Monitoring Report for the period of April, 2024 – September, 2024. for "New Saflaya" a residential cum commercial project under SRA scheme at village Bandra ,H.E ward, Bandra (E),Mumbai by M/S. Amikripa Land Developers Pvt. Ltd.

Reference: Clearance letter no. SEAC 2010/CR.449/TC.2 dtd. 29.04.2011

Dear Sir,

This is with reference to the above subject for our project. We are submitting herewith our half yearly monitoring report with following contents:

- Data Sheet.
- Compliance Report.
- Post monitoring report.
- Energy conservation report.
- Copy of Environmental Clearance.
- Copy of Consent to Establish.
- Copies of the advertisement published in the newspaper (Marathi & English).

This is for your kind information.

Thanking you,

Yours truly,

**M/S. Amikripa Land Developers Pvt. Ltd.**

C.C TO: 1. The Director, MoEF&CC, Nagpur.  
2. Environment Department, Mantralaya, Mumbai

Thanks & Regards,

**DWIRUKTI PODDAR**

Consent – Asisstant | **ENVIRO ANALYSTS AND ENGINEERS PRIVATE LIMITED.**

Landline: **91-22 2854 1647/48/49/67/68**, Mobile: +91 9322086202 / 9321619714 | [d.poddar@eaepl.com](mailto:d.poddar@eaepl.com)



**Corporate Office:** B-1003, Enviro House, 10th Flr. Western Edge II,  
W.E. Highway, Borivali (E), Mumbai - 400066.

Landline: 022-2854-1647/48/49/67/68 [info@eaepl.com](mailto:info@eaepl.com)

**Branch Offices:** Mumbai | Nagpur | Pune | Tarapur | Mira Road (Lab) | Nashik | Thane

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**Attachments:** PMR-AMIKRIPA\_Apr,24 - Sept, 24\_.pdf

To,  
**The Director**  
**Ministry of Environment, Forests & Climate Change,**  
Regional Office, West Central Zone,  
New Secretarial Building, East wing, Civil Lane,  
Near Old VCA stadium,  
**Nagpur - 440001.**  
**Maharashtra.**

Subject: Submission of Half Yearly Post Monitoring Report for the period of April, 2024 – September, 2024. for "New Saflaya" a residential cum commercial project under SRA scheme at village Bandra ,H.E ward, Bandra (E),Mumbai by M/S. Amikripa Land Developers Pvt. Ltd.

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C.C TO: 1. M.S., MPCB, Mumbai.  
2. Environment Department, Mantralaya, Mumbai.

Thanks & Regards,  
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# AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED

CIN: U70102MH2005PTC154923

Registered Office: Office No. 901 & 902, SS House, Opp. Adarsh Petrol Pump,  
Nehru Road, Vile Parle (East), Mumbai – 400057

Phone: 022-44514734

Email: amikrupaland@iscongroup.com

Date: 30<sup>th</sup> January, 2025

To,

The Director

Ministry of Environment, Forests & Climate Change,

Regional Office, West Central Zone,

New Secretarial Building, East wing, Civil Lane,

Near Old VCA stadium,

Nagpur - 440001.

Maharashtra.

Subject: Submission of Half Yearly Post Monitoring Report for the period of April, 2024 – September, 2024, for "New Safatya" a residential cum commercial project under SRA scheme at village Bandra, H.E ward, Bandra (E), Mumbai by M/S. Amikrupa Land Developers Pvt. Ltd.

Reference: Clearance letter no. SEAC 2010/CR.449/TC.2 dtd. 29.04.2011

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M/S. Amikrupa Land Developers Pvt. Ltd.,

  
Authorized Signatory

C.C. TO:

1. M.S., MPCEB, Mumbai
2. Environment Department, Mantralaya, Mumbai.



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New Secretarial Building, East wing, Civil Lane,

Near Old VCA stadium,

Nagpur - 440001.

Maharashtra.

Subject: Present status of Project work for the period of April, 2024 – September, 2024.

Reference: Clearance letter no. SEAC 2010/CR.449/TC.2 dtd. 29.04.2011

Dear Sir,

This is with reference to the above subject, our "New Safalya" a residential cum commercial project under SRA scheme at village Bandra, H.E ward, Bandra (E), Mumbai by M/S. Amikrupa Land Developers Pvt. Ltd.

The present project status at site is as follows:

Bldgs.	floors	Status
Rehab Building no.1	Ground + 1 <sup>st</sup> to 8 <sup>th</sup> upper floors	Construction completed
Rehab Building no.2	Ground + 1 <sup>st</sup> to 8 <sup>th</sup> + 9 <sup>th</sup> (pt.) upper floors	Construction completed
Rehab Building No.3	Ground + 1 <sup>st</sup> to 12 <sup>th</sup> upper floors	Construction completed

Thanking you,

Yours Truly,

For M/s. Amikrupa Land Developers Pvt. Ltd.,

  
Authorized Signatory

# **DATA SHEET**

Developer

**M/s. Amikripa Land Developers Pvt. Ltd**  
CTS No. 421,421/1 & 2, Village, Bandra, H-E Ward, Bandra (E),  
Mumbai

# MONITORING THE IMPLEMENTATION OF ENVIRONMENTAL SAFEGUARDS

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

## Monitoring Report

### PART – I

### DATA SHEET

1.	Project type: river-valley/ mining/ Industry/thermal/ nuclear/ Other (specify)	Building and Construction projects
2.	Name of the project	“New Saflaya”- Residential cum commercial project under SRA Scheme at village Bandra, H-E ward, Bandra (E), Mumbai by M/S Amikripa Land Developers Pvt. Ltd
3.	Clearance letter (s) / OM/ no and date:	File No. SEAC 2010/CR.449/TC.2 dated 29.04.2011
4.	Location	CTS No. 421,421/1 & , Village, Bnadra, H-E Ward, Bandra (E), Mumbai.
a.	District (s)	Mumbai
b.	State (s)	Maharashtra.
c.	Latitude / Longitude	---
5.	Address for correspondence	
a.	Address of concerned project Chief Engineer (with pin code & telephone / telex / fax numbers)	Mr. Saiyed Shadab, Address: New Safalya SRA CHS building, Opp. Macchi Market, Kherwadi, Bandra East 400051 Contact No. - 9978558866
b.	Address of Executive Project Engineer /Manager (with pin code / fax number)	Mr. Saiyed Shadab, Address: New Safalya SRA CHS building, Opp. Macchi Market, Kherwadi, Bandra East 400051 Contact No. - 9978558866



6.	Salient features	
a.	of the project	Total Plot area: 7789 Sq.m Total BUA: 29779 sq. m.
b.	of the environmental management plans	<p>1. <u>Sewage Treatment Plant:</u> Sewage Treatment Plant with capacity of 170 KLD is provided for treating the wastewater. Recycled wastewater is used for Flushing, gardening etc.</p> <p>2. <u>Water Management:</u> 3 Nos Rain Water Harvesting shall be provided to raise the ground water table.</p> <p>3. <u>Solid Waste Management:</u> Biodegradable waste is treated in OWC, manure obtained is used for landscaping. Non-biodegradable waste will be recycled/reused/sold/handed over to local authorized vendors</p> <p>4. Solar energy will be used as back-up to main source including streets and buildings.</p>
7.	Break Up Of the project Area	
a.	Submerge area: forest & non-forest	Non-Forest
b.	Others	Total Plot area: 7789 Sq.m Total BUA: 29779 sq. m.
8.	Break up of the project affected: population with enumeration of those losing houses / dwelling units, only agriculture land only, both dwelling units and agriculture land and landless labourers / artisan	Not Applicable.
a.	SC, ST / Adivasis	---
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)	
9.	Financial details	
a.	Project cost as originally planned and subsequent revised estimates and the year of price reference	Total cost: Rs. 46.73 Cr.
b.	Allocation made for environmental management plans with item wise and year wise break-up	EMP Cost: Capital Cost- Rs. 75.0 Lacs O & M Cost – Rs. 10.50 Lacs
c.	Benefit cost ratio/ Internal rate of return and the year of assessment	---
d.	Whether (c) includes the cost of environmental management as shown in the above	Yes
e.	Actual expenditure incurred on the project so far	Rs. 40 cr/-
f.	Actual expenditure incurred on the environmental management plans so far	STP – Rs 11,00,000/- OWC – Rs 7,50,000/-
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	Total R.G. Area: 680.59 Sq. m.  A combination of native evergreen trees and ornamental flowering trees, shrubs and palms are planned in the complex. Different species selected as per CPCB green belt guidelines and common species available in the proposed area.
c.	The status of compensatory afforestation, if any	---

d.	Comments on the viability & sustainability of compensatory afforestation program in the light of actual field experience so far	N.A.
11.	The status of clear felling in non-forest areas (such as submergence area of reservoir, approach roads), if any with quantitative information	N.A.
12.	Status of construction	
a.	Date of commencement (Actual and/or planned)	09-02-2007
b.	Date of completion (Actual and/ of planned)	31/12/2032
13.	Reasons for the delay if the project is yet to start	---
14.	Dates of site visits	
a.	The date on which the project was monitored by the regional office on previous occasions, if any	Not yet monitored.
b.	Date of site visit for this monitoring report	10.05.2024; 27.08.2024
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	<ul style="list-style-type: none"> <li>File No. SEAC 2010/CR.449/TC.2 dated 29.04.2011</li> </ul> Address: - Office No. 901 & 902, SS House, Opp. Adarsh Petrol Pump, Nehru Road, Vile Parle (East), Mumbai - 400057

# **COMPLIANCE REPORT**

Developer

**M/s. Amikripa Land Developers Pvt. Ltd**  
**CTS No. 421,421/1 & 2, Village, Bandra, H-E Ward, Bandra (E),**  
**Mumbai**

# COMPLIANCE REPORT

## TERMS & CONDITIONS

1.	SEAC recommend the case with three rehabilitation buildings with 199 tenements and one sale building with 14 shops. But before the SEIAA project proponent changes the number of shops of the sale building from 14 shops to 67 shops. SRA and Local	The Condition is noted.
2.	SEAC recommend the case with condition that project proponent taking up one podium and two stilts instead of two podia and one stilt. While approving local authority should also ensure this as per prevailing norms.	The Condition is noted.
3.	Wet garbage should be treated by organic waste treatment (OWC) 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.	The condition is noted 1 OWC is installed on site for completed Rehab buildings.
4.	The environmental clearance is issued subject to land use verification, local authority / planning authority should ensure this with request to Rules, Regulations, Notifications, Government Resolutions, and Circulars etc, issued if any. This environmental clearance issued with respect to the environmental consideration and it does not mean that State Level Impact Assessment Authority (SEIAA) approved the proposed land use.	The Condition is noted.
5.	Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement in para2. Prior certification from appropriate authority shall be obtained.	STP of 170 KLD is provided for Recycling of wastewater. Proper disposal of waste through well managed Solid waste management team will be done.
6.	Local body should ensure that no occupation certificate will be issued	Condition is noted.

	prior to operation of STP/MSW site etc. with due permission of MPCB. Physical possession should be given only after completion of environmental & other infrastructure for which development charges are being collected by local body.	
7.	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 before along with survey number before approving layout plan & before according commencement certificate to proposed work. ULB should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.	As per the local authority.
8.	“Consent for establishment” shall be obtained from the 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 site.	Construction work started after obtaining Environment Clearance & consent to Establish.
9.	All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.	Septic tank & soak Pits will be provided in construction phase and proper care regarding sanitary and hygienic condition will be maintained throughout the construction phase.
10.	A First Aid Room will be provided in the project both during construction and operation of the project.	Condition is noted.
11.	Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking , mobile toilets, mobile STP, safe drinking water, medical healthcare, creche etc.	The provision 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, crèche etc. are made.
12.	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.	Adequate drinking water facility has been provided for the workers at the site.

13.	Arrangement shall be made that waste water and storm water do not get mixed.	Arrangement shall be done.
14.	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.	Condition is noted.
15.	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.	Condition is noted.
16.	Green belt development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO / Agriculture Dept.	The green area is 680.59 sq.mtrs. Local species will be selected for green belt development.
17.	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 construction waste gets collected and segregated properly. Most of that is reused for the construction activity and surplus is disposed off for filling proponents' other sites.
18.	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 was done, according to the reports all the parameters are within limit and so there is no threat to groundwater quality by leaching of heavy metals and other toxic contaminants.
19.	Construction spoils, including bituminous material and other hazardous materials must not be allowed to contaminate water courses and the dumpsites for such material must be secured so that they should not leach into the ground water.	There is no generation of hazardous waste at site but proper care would be taken following the norms to disposal of the bituminous and other hazardous material at site.
20.	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.	Paint & used oil would be generated from the site, will be disposed through Authorized vendor.
21.	The diesel generator sets to be used during construction phase should be low Sulphur diesel type and should conform to Environment (Protection) Rules prescribed for air and noise emission	During construction D.G. Set of 4 x 250 KVA is proposed. This is of environment friendly make and is with acoustic enclosures to avoid noise emission.

	standards.	
22.	The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.	Use in emergency. Necessary permission of competent authority will be taken to store diesel in the premises for operation of DG set.
23.	Vehicles hired for bringing construction materials 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.	The PUC checked/authorized vehicles are allowed on the site for transfer of material.
24.	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.	Care is taken regarding noise levels with conformation to the residential area. Use of well maintained equipment fitted with silencers. Providing noise shields near the heavy construction operations. Construction activities will be limited to daytime hours only. Also use of Personal Protective Equipment (PPE) like ear muffs and ear plug during construction activities.
25.	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 Station).	Yes, Ready mixed concrete with fly ash will be used in the construction.
26.	Ready mixed concrete must be used in building construction.	Yes, Ready mixed concrete with fly ash will be used in the construction.
27.	The approval of competent authority shall be obtained for structural safety of the building due to any possible earthquake, adequacy of fire fighting equipments etc. as per National Building Code including measures from lighting.	<ul style="list-style-type: none"> <li>• Refuge floors</li> <li>• Fire storage tanks: Underground &amp; Over head.</li> <li>• Automatic Fire Alarm System.</li> <li>• Conventional fire detecting system in common areas.</li> <li>• Fire pumps &amp; Jockey pumps.</li> <li>• Automatic Sprinklers System</li> <li>• Wet risers, Fire Extinguishers, Hose Reel.</li> </ul>



		<ul style="list-style-type: none"> <li>• Fire fighting layout as per permission of CFO.</li> <li>• External Hydrants.</li> </ul>
28.	Storm water control and its re-use as per CGWB and BIS standards for various applications.	Storm water control and its re-use will be done for various applications as per CGWB and BIS standards. Rainwater from terraces and other open area will be diverted to recharge pits for ground water recharge.
29.	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.	Tanker water is used for construction work.
30.	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	The ground water levels and its quality will be monitored regularly. Ground water will be charged by RWH.
31.	The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the Ministry before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled / reused to the maximum extent possible. Treatment of 100% gray water by decentralized treatment should be done. Discharge of unused treated effluent shall conform to the norms and standards of the Maharashtra Pollution Control Board. Necessary measures should be made to mitigate the odour problem from STP.	The sewage treatment plant will be installed by an expert and a report will be submitted in this regard to the Ministry before the project is commissioned for operation. The wastewater will be treated to tertiary level and will utilize to reusing for flushing and gardening purpose.
32.	Project proponent shall ensure completion of STP, MSW disposal facility prior to occupation of the buildings and should obtain completion certification for these system/aspects from MPCB.	Condition is noted.
33.	Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with the permission of MPCB.	
34.	Permission to draw ground water shall be obtained from the competent authority prior to construction / operation of the project.	Currently we are not drawing any water from ground & will use only Tanker water for construction.

35.	Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.	Yes, Grey and black water will be separated by the use of dual plumbing line.
36.	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.	Adequate measures will be taken into consideration to minimize the wastage of water.
37.	The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.	Garbage gets collected manually from each of the building and carted to collection spot through trolleys. In order to avoid problems associated with solid waste disposal problems, an effective solid waste management system will be followed by segregating the wet and dry garbage. And handover it to the local authority for disposal.
38.	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.	Condition is noted.
39.	Roof should be meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.	Condition is noted.
40.	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 be install, after checking feasibility, solar plus hybrid conventional energy sources as source of energy.	<p>Energy Conservation Measures:</p> <ul style="list-style-type: none"> <li>• Use of CFL in basement and common areas.</li> <li>• Overall glazing area will maintained at less than 40% of the façade area.</li> <li>• Roofs will be insulated to minimize heat gain with 80 mm expanded polystyrene or equivalent insulation.</li> <li>• Use of solar energy for street &amp; landscape lightings.</li> </ul>
41.	Diesel power generating sets proposed as source of backup power for elevators and common area illumination during	<p>Commercial: - D.G. sets will be provided for emergency services.</p> <p>D.G. sets will be provided with acoustic enclosures.</p>

	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 propose DG Sets. Use low sulphur diesel. The location of the DG sets may be decided with in consultation with Maharashtra pollution Control Board.	The stacks shall be provided as per MPCB norms.
42.	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 level to comply with the prevalent regulations.	Anti honking sign boards are placed in the parking areas and on entry and exit points.
43.	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.	This effect would be prominent during construction as well as operation phase. The probability of inconvenience faced due to the frequency of truck movement during construction phase would be minimized by better control of traffic movement in the area. Noise levels expected from the planned operating conditions have been assessed and are likely to be within acceptable levels. The impacts have been mitigated by the suggested measures in the “air control and management section”.
44.	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 airconditioned spaces by use of appropriate thermal insulation material to fulfill requirement.	Efforts for the Opaque wall will meet prescriptive requirement as per draft Energy Conservation Building Code by use of appropriate thermal insulation material to fulfill requirement.
45.	The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.	Condition is noted.
46.	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.	Regular supervision is done by our site engineer to take care of the construction activity and of the surroundings.
47.	Under the provisions of Environment (Protection) Act, 1986 legal action shall	Construction work is started after obtaining Environmental Clearance & Consent to Establish.

	be initiated against the project proponent if it was found the construction of the project has been started without containing environmental clearance.	
48.	Six monthly monitoring reports should be submitted to the Department and MPCB.	Six monthly monitoring reports are hereby submitting along with all necessary documents.
49.	A complete set of all the documents submitted to Department should be forwards to the MPCB.	A complete set of all the documents submitted to Department had already forwarded to the MPCB at the time of obtaining consent to Establish.
50.	In the case of any change (s) in the scope of the project, the project would require a fresh appraisal by this department.	Condition is noted.
51.	No land development / construction work preliminary or otherwise relating to the project shall be taken up without obtaining due clearance from respective authorities.	Condition is noted.
52.	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	The qualified staff has been set up for implementation of the stipulation of the stipulated environmental safeguards.
53.	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 measured shall not be diverted for other purposes and year-wise expenditure should reported to the MPCB & this department.	EMP COST: -  Capital cost: 75.0 Lakhs O & M cost: 10.50 Lakhs.
54.	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 <a href="http://envis.Maharashtra.gov.in">http://envis.Maharashtra.gov.in</a>	Condition is noted.
55.	Project management should submit half yearly compliance reports in respect of	We are submitting the half yearly post monitoring report for six months.

	the stipulated prior environment clearance terms & conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year	
56.	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 / representation, if any were received while processing the proposal. The clearance letter shall also be put on the website of the company by the proponent.	Condition is noted.
57.	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 <sub>2</sub> , NO <sub>x</sub> , (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.	Condition is noted & will be adhered too.
58.	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 Officer of CPCB and the SPCB	We are submitting the half yearly post monitoring report for six months
59.	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	Condition is noted.

	status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.	
60.	The environmental clearance is prejudice to the 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 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.	Condition is noted.
61.	This environmental clearance is issued as per EIA Notification, 2006. If any part of the plot is affected by CRZ then project proponent should obtain NOC from MCZMA as per FSI applicability. If there is change in building plan accordingly, project proponent should approach SEIAA with corrected plans.	Condition is noted.
62.	Project proponent should submit exactly same documents for approval of building plans to the concern authorities as per the documents submitted to the SEIAA for prior Environmental Clearance. If there is any change stipulated by HRC any other concern authorities then recast plan should be submitted to the Authority for approval.	Condition is noted.
63.	If there is any change in local town planning rules including FSI, Non FSI, parking area, RG area etc which changes building plans, then Project proponent should approach SEIAA again. It is the sole responsibility of the Project Proponent to submit the same building plans otherwise liable to initiate due action under EP Act.	Condition is noted.
64.	Project proponent shall not make any change in layout plan/ Master Plan submitted to the authority without its prior permission and shall submit approved layout plan to department before commencement of construction work.	Condition is noted.

65.	In case of submission of false document and non compliance of stipulated conditions, Authority / Environment Department will revoke or suspend the Environmental Clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.	Condition is noted.
66.	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	Condition is noted.
67.	Validity of Environment Clearance : The environmental clearance accorded shall be valid for a period of 5 yrs.	Condition is noted.
68.	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.	Condition is noted.
69.	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) Rules, 1989 and its amendments, the public liability Insurance Act,1991and its amendments.	Condition is noted.
70.	Any appeal against this environmental clearance shall lie with the National Environmental Appellate Authority, if preferred, within 30 days as prescribed under section 11 of the National Environmental Act, 1997.	Condition is noted.





# **ENERGY CONSERVATION MEASURES**

Developer

**M/s. Amikripa Land Developers Pvt. Ltd**  
CTS No. 421,421/1 & 2, Village, Bandra, H-E Ward, Bandra (E),  
Mumbai

## ENERGY SAVING CALCULATIONS

Sr no .	Description	Demand load KW	Energy consumed by Conventional way KWH/Day	Energy consumed by Energy saving devices KWH/DAY	Energy saving KWH/Day	Saving %	Remark
1	Basement area	3	33	20	13	40%	Using LED lights
2	Common Area	16	188	113	75	40%	Using LED lights
3	landscape area	1	8	5	3	40%	Using LED lights
4	open area	6	78	47	31	40%	Using LED lights
5	Lift load	98	590	472	118	20%	Using VFD

6	Flat Equipment Load	993	3476	2955	521	15%	Using BEE star rated equipment
7	Commercial Load	241	1445	1228	217	15%	Using BEE star rated equipment
8	Plumbing load	14	58	46	12	20%	Using High efficient motor & pump
9	STP	12	96	77	19	20%	Using High efficient motor & pump
10	Basement Ventiation load	48	288	230	58	20%	Using High efficient motor,VF

							D & CO sensor
11	OWC	8	48	48	0	0%	
12	Fire load	126	0	0	0	0%	
13	Electrical Vehical charging point	118	354	354	0	0%	
	<b>TOTAL</b>	<b>1684</b>	<b>6661</b>	<b>5594</b>	<b>1067</b>		
14	Solar saving( 73 KW)				329		Using Solar PV system
	<b>Total Energy saving</b>					<b>21%</b>	
	<b>Solar saving</b>					<b>5%</b>	

<b>Energy consumed by Conventional way KWH/Day</b>	<b>6661</b>
<b>Energy saving KWH/Day</b>	<b>1395</b>
<b>Total project saving</b>	<b>21%</b>
<b>Energy saving through solar KWH/Day</b>	<b>329</b>
<b>Total solar saving</b>	<b>5%</b>
<b>EPI KWH/Annum/sq.m</b>	<b>40</b>

## TERRACE AREA UTILIZATION SHEET

<b>Solar Terrace Utilization</b>		
Solar PV to be installed over terrace	73	KW
Solar saving through Solar PV panels	329	kwh/perday
No of Solar PV panel required (Each 545watt)	134	nos
Area required for PV panel installation	730	sqmeter
Total saving through renewable energy	329	kwh/perday
Total terrace area	1412	sqmeter
Usable terrace area 70%	989	sqmeter
Utilization of Terrace area for PV Panel	74%	



# **HALF YEARLY POST ENVIRONMENTAL MONITORING REPORT**

OF

RESIDENTIAL CUM COMMERCIAL PROJECT

For

**April, 2024 - September, 2024**

Developer

**M/s. Amikripa Land Developers Pvt. Ltd**

**CTS No. 421,421/1 & 2, Village, Bandra, H-E Ward, Bandra  
(E), Mumbai**

Prepared by

**ENVIRO ANALYSTS & ENGINEERS P. LTD.,**

## Water Sample Analysis Report

Report No - EAEPL/W/05/24/01242B		Report Date -17.05.2024	
Name of Customer	M/s. AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED		Reference -
Site Address	C. T. S. No. 421, 421/1 to 2 of Kherwadi, Bandra (East), Taluka Andheri, Mumbai - 400051		REA/Q/PMR/016/2025
Nature and Description of Sample	Tanker Water	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/05/24/01242B (Near Backside of Site)	Sample quantity and packing	2 L X 1 No. PVC Can.
		Sample Preservation	Cool -Transported and stored at 5°C (± 1°C)
Date of Sampling	10.05.2024	Date of Receipt	10.05.2024
Sampling Procedure	EAEPL/LAB/SOP/02		
Period of Analysis	10.05.2024 to 17.05.2024		
Report for the month	MAY, 2024		

Disipline: Chemical

Group: Water

Parameters	Unit	Results	Method
pH	-	7.52	IS 3025 (Part 11) 2022
Turbidity	NTU	<1.0	IS 3025 (Part 10) 2023
TDS	mg/L	202	IS 3025 (Part 16) 2023
Alkalinity	mg/L	71.05	IS 3025 (Part 23) 2023
Chlorides as Cl	mg/L	64.48	IS 3025 (Part 32) 1988 Reaffirmed 2019
Total Hardness	mg/L	95.62	IS 3025 (Part 21) 2009 Reaffirmed 2019
Calcium	mg/L	20.04	IS 3025 (Part 40) 1991 Reaffirmed 2019
Residual chlorine	mg/L	ND	IS 3025 (Part 26) 2021
Sulphate	mg/L	10.25	IS 3025 (Part 24) Sec 1: 2022
Nitrate	mg/L	ND	APHA 4500-NO3 B (23 <sup>rd</sup> Edition)
Fluoride	mg/L	ND	APHA 4500 F-D (23 <sup>rd</sup> Edition)
<b>Heavy Metals:</b>			
Iron (Fe)	mg/L	ND	IS 3025 (Part 2) 2019
Copper (Cu)	mg/L	ND	IS 3025 (Part 2) 2019
Zinc (Zn)	mg/L	ND	IS 3025 (Part 2) 2019
Lead (Pb)	mg/L	ND	IS 3025 (Part 2) 2019
Chromium (Cr)	mg/L	ND	IS 3025 (Part 2) 2019

Note: ND - Not Detected

For M/s. ENVIRO ANALYSTS &amp; ENGINEERS PVT.LTD.,

Reviewed by

  
(SHWETA SONAWANE)

Approved by

  
Authorized Signatory  
(Shilpa Dhamane)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

2. This report is not to be reproduced except in full, without written approval of the laboratory.

End of Report



## Water Sample Analysis Report

Report No - EAEPL/W/05/24/01242B		Report Date -17.05.2024	
Name of Customer	M/s. AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED		Reference -
Site Address	C. T. S. No. 421, 421/1 to 2 of Kherwadi, Bandra (East), Taluka Andheri, Mumbai - 400051		REA/Q/PMR/016/2025
Nature and Description of Sample	Tanker Water	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/05/24/01242B (Near Backside of Site)	Sample quantity and packing	500ml X 1 No. St. PP Bottle
		Sample Preservation	Cool -Transported and stored at 5°C (± 1°C).
Date of Sampling	10.05.2024	Date of Receipt	10.05.2024
Sampling Procedure	EAEPL/LAB/MB/SOP/17		
Period of Analysis	11.05.2024 to 13.05.2024		
Report for the month	MAY, 2024		

Discipline: Biological

Group: Water

Parameters	Unit	Results	Method
Microbiological Analysis:			
Coliforms	MPN/100ml	< 2	IS 1622:1981 (Reaffirmed 2019)
<i>E. coli</i>	MPN/100ml	< 2	IS 1622:1981 (Reaffirmed 2019)

For M/s. ENVIRO ANALYSTS &amp; ENGINEERS PVT. LTD.,

 Authorized Signatory  
(Shweta Sonawane)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

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

## Ambient Air Quality Monitoring Report

Report No - EAEPL/A/05/24/01242A		Report Date - 17.05.2024	
Name of Customer	M/s. AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED		Reference –
Site Address	C. T. S. No. 421, 421/1 to 2 of Kherwadi, Bandra (East), Taluka Andheri, Mumbai - 400051		REA/Q/PMR/016/2025
Nature and Description of Sample	Ambient Air	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/A/05/24/01242A (Near Main Gate of Site)	Sample quantity and packing	PM <sub>10</sub> = 1 * 1 No. Filter paper. PM <sub>2.5</sub> = 1 * 1 No. Filter paper. SO <sub>2</sub> = 30ml * 2 No. PVC bottle. NO <sub>2</sub> = 30ml * 2 No. PVC bottle.
		Sample Preservation	Filter papers – Transported and stored in desiccator. PVC bottles - Transported and stored at 5°C (±1 °C).
Date of Sampling	09.05.2024	Date of Receipt	10.05.2024
Sampling Procedure	EAEPL/LAB/SOP/01		
Period of Analysis	10.05.2024 to 11.05.2024		
Report for the month	MAY, 2024		

Discipline: Chemical

Group: Atmospheric Pollution

Environmental Conditions			
Ambient Air Temperature (°C)	Relative Humidity (%)	Duration of Monitoring	
32°C	54%	8 Hours	
RESULTS			
Tests Parameter	Results	NAAQS LIMITS	METHOD
Particulate Matter (PM <sub>10</sub> )	85.64	100 µg/m <sup>3</sup>	IS 5182 (Part 23) 2006 Reaffirmed 2022
Particulate Matter (PM <sub>2.5</sub> )	44.67	60 µg/m <sup>3</sup>	IS 5182 (Part 24) 2019
Sulphur Dioxide (SO <sub>2</sub> )	21.37	80 µg/m <sup>3</sup>	IS 5182 Part 2 (2001) Sec 1:2023
Nitrogen Dioxide (NO <sub>2</sub> )	24.35	80 µg/m <sup>3</sup>	IS 5182 Part 6 (2006) Reaffirmed 2022

Remark: All the measured values are within NAAQS limits.

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by

  
(QM/DM)  
(Shweta Sonawane)

Approved by

  
Authorized Signatory  
(Netra Pawar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

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

## Ambient Noise Level Monitoring Report

Report No - EAEPL/N/05/24/01242D			Report Date - 17.05.2024
Name of Customer	M/s. AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED		Reference – REA/Q/PMR/016/2025 Date: 17th January 2025
Site Address	C. T. S. No. 421, 421/1 to 2 of Kherwadi, Bandra (East), Taluka Andheri, Mumbai - 400051		
Nature and Description of Sample	Ambient Noise	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/N/05/24/01242D	Sample quantity and packing	Not Applicable
Date of Sampling	09.05.2024	Date of Receipt	Not Applicable
Sampling Procedure	EAEPL/LAB/SOP/04		
Period of Analysis	Not Applicable		
Report for the month	MAY, 2024		

Discipline: Chemical

Group: Atmospheric Pollution

Monitoring Locations	Units	Results		CPCB Norms	
		Day Time	Night Time	Day	Night
Near Main Gate of Site	dB(A) Leq.	54.5	44.3	55	45
Near Backside of Site	dB(A) Leq.	53.7	42.2	55	45
Near Center Side of Site	dB(A) Leq.	53.4	40.3	55	45
Near Site office of Site	dB(A) Leq.	52.6	41.5	55	45

**Remark:** The noise level was observed to be within CPCB limit at all of the locations.

For M/s. ENVIRO ANALYSTS &amp; ENGINEERS PVT.LTD.,

Reviewed by

  
(QMDM)  
(Shweta Sonawane)

Approved by

  
Authorized Signatory  
(Netra Pawar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).  
2. This report is not to be reproduced except in full, without written approval of the laboratory.

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



## Soil Sample Analysis Report

Report No. - EAEPL/S/05/24/01242C			Report Date - 17.05.2024
Name of Customer	M/s. AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED		Reference – REA/Q/PMR/016/2025 Date: 17th January 2025
Site Address	C. T. S. No. 421, 421/1 to 2 of Kherwadi, Bandra (East), Taluka Andheri, Mumbai - 400051		
Nature and Description of Sample	Soil	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/S/05/24/01242C (Near Center Side of Site)	Sample quantity and packing	1000gm X 1 zip lock bag
		Preservation	Transported & stored in dry area
Date of Sampling	10.05.2024	Date of Receipt	10.05.2024
Sampling Procedure	EAEPL/LAB/SOP/03		
Period of Analysis	10.05.2024 to 17.05.2024		
Report for the month	MAY, 2024		

Discipline: Chemical

Group: Soil &amp; Rock

Parameters	Unit	Results	Method
pH	—	7.98	IS 2720 (Part 26):1987, Reaffirmed:2021
Electrical Conductivity	µS/cm	851.00	IS 14767:2000, Reaffirmed:2021
Soil Moisture	%	19.81	IS 2720 (Part 02):1973 (Reaffirmed 2020) Oven drying method
Water Holding Capacity	%	29.33	EAEPL/LAB/SOP/SOIL/10
Organic Matter	%	2.15	IS 2720 (Part 22) – 1972 (Reaffirmed 2020)
Chlorides as Cl	mg/kg	109.61	EAEPL/LAB/SOP/SOIL/03
Total Kjeldhal Nitrogen	mg/kg	598.12	IS 14684:1999 (Reaffirmed 2019)
Exchangeable Ca	mg/kg	2310.45	EPA 9080
Exchangeable Mg	mg/kg	198.12	EPA 9080
Sulphate	mg/kg	21.67	IS 2720 (Part 27):1977 (Reaffirmed 2020)
Available Phosphorus	mg/kg	1.11	EAEPL/LAB/SOP/SOIL/11
Sodium (Na)	mg/kg	812.74	EPA 3050B
Potassium (K)	mg/kg	610.83	EPA 3050B
Copper (Cu)	mg/kg	412.39	EPA 3050B
Iron (Fe)	mg/kg	71294.34	EPA 3050B
Lead (Pb)	mg/kg	12.39	EPA 3050B
Zinc (Zn)	mg/kg	75.16	EPA 3050B

For M/s. ENVIRO ANALYSTS &amp; ENGINEERS PVT.LTD.,

Reviewed by



(QM/DM)  
(Shweta Sonawane)

Approved by



Authorized Signatory  
(Netra Pawar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).

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End of Report

## Water Sample Analysis Report

Report No - EAEPL/W/08/24/02177B			Report Date -04.09.2024
Name of Customer	M/s. AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED		Reference -
Site Address	C. T. S. No. 421, 421/1 to 2 of Kherwadi, Bandra (East), Taluka Andheri, Mumbai - 400051		REA/Q/PMR/016/2025 Date: 17th January 2025
Nature and Description of Sample	Tanker Water	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/08/24/02177B (Near Backside of Site)	Sample quantity and packing	2 L X 1 No. PVC Can.
		Sample Preservation	Cool - Transported and stored at 5°C (± 1°C)
Date of Sampling	27.08.2024	Date of Receipt	27.08.2024
Sampling Procedure	EAEPL/LAB/SOP/02		
Period of Analysis	27.08.2024 to 04.09.2024		
Report for the month	AUGUST, 2024		

Discipline: Chemical

Group: Water

Parameters	Unit	Results	Method
pH	-	7.41	IS 3025 (Part 11) 2022
Turbidity	NTU	<1.0	IS 3025 (Part 10) 2023
TDS	mg/L	218	IS 3025 (Part 16) 2023
Alkalinity	mg/L	83.2	IS 3025 (Part 23) 2023
Chlorides as Cl	mg/L	66.5	IS 3025 (Part 32) 1988 Reaffirmed 2019
Total Hardness	mg/L	99.21	IS 3025 (Part 21) 2009 Reaffirmed 2019
Calcium	mg/L	22.44	IS 3025 (Part 40) 1991 Reaffirmed 2019
Residual chlorine	mg/L	ND	IS 3025 (Part 26) 2021
Sulphate	mg/L	11.38	IS 3025 (Part 24) Sec 1: 2022
Nitrate	mg/L	ND	APHA 4500-NO3 B (23 <sup>rd</sup> Edition)
Fluoride	mg/L	ND	APHA 4500 F-D (23 <sup>rd</sup> Edition)
<b>Heavy Metals:</b>			
Iron (Fe)	mg/L	ND	IS 3025 (Part 2) 2019
Copper (Cu)	mg/L	ND	IS 3025 (Part 2) 2019
Zinc (Zn)	mg/L	ND	IS 3025 (Part 2) 2019
Lead (Pb)	mg/L	ND	IS 3025 (Part 2) 2019
Chromium (Cr)	mg/L	ND	IS 3025 (Part 2) 2019


Note: ND - Not Detected

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by

  
(QM/DM)  
(Shweta Sonawane)

Approved by

  
Authorized Signatory  
(Shilpa Dhamankar)



Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).  
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End of Report

## Water Sample Analysis Report

Report No - EAEPL/W/08/24/02177B			Report Date -04.09.2024
Name of Customer	M/s. AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED		Reference -
Site Address	C. T. S. No. 421, 421/1 to 2 of Kherwadi, Bandra (East), Taluka Andheri, Mumbai - 400051		REA/Q/PMR/016/2025 Date: 17th January 2025
Nature and Description of Sample	Tanker Water	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/08/24/02177B (Near Backside of Site)	Sample quantity and packing	500ml X 1 No. St. PP Bottle
		Sample Preservation	Cool -Transported and stored at 5°C ( $\pm$ 1°C)
Date of Sampling	27.08.2024	Date of Receipt	27.08.2024
Sampling Procedure	EAEPL/LAB/MB/SOP/17		
Period of Analysis	27.08.2024 to 29.08.2024		
Report for the month	AUGUST, 2024		

Discipline: Biological

Group: Water

Parameters	Unit	Results	Method
Microbiological Analysis:			
Coliforms	MPN/100ml	< 2	IS 1622:1981 (Reaffirmed 2019)
<i>E. coli</i>	MPN/100ml	< 2	IS 1622:1981 (Reaffirmed 2019)

For M/s. ENVIRO ANALYSTS &amp; ENGINEERS PVT. LTD.,

 Authorized Signatory  
 (Shweta Sonawane)

 Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).  
 2. This report is not to be reproduced except in full, without written approval of the laboratory.

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



## Ambient Air Quality Monitoring Report

Report No - EAEPL/A/08/24/02177A		Report Date - 04.09.2024	
Name of Customer	M/s. AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED	Reference - REA/Q/PMR/016/2025	
Site Address	C. T. S. No. 421, 421/1 to 2 of Kherwadi, Bandra (East), Taluka Andheri, Mumbai - 400051	Date: 17th January 2025	
Nature and Description of Sample	Ambient Air	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/A/08/24/02177A (Near Main Gate of Site)	Sample quantity and packing	PM <sub>10</sub> = 1 * 1 No. Filter paper, PM <sub>2.5</sub> = 1 * 1 No. Filter paper, SO <sub>2</sub> = 30ml * 2 No. PVC bottle, NO <sub>2</sub> = 30ml * 2 No. PVC bottle.
		Sample Preservation	Filter papers - Transported and stored in desiccator, PVC bottles - Transported and stored at 5°C (±1 °C).
Date of Sampling	26.08.2024	Date of Receipt	27.08.2024
Sampling Procedure	EAEPL/LAB/SOP/01		
Period of Analysis	27.08.2024 to 28.08.2024		
Report for the month	AUGUST, 2024		

Discipline: Chemical

Group: Atmospheric Pollution

Environmental Conditions			
Ambient Air Temperature (°C)	Relative Humidity (%)	Duration of Monitoring	
31°C	56%	8 Hours	
RESULTS			
Tests Parameter	Results	NAAQS LIMITS	METHOD
Particulate Matter (PM <sub>10</sub> )	82.36	100 µg/m <sup>3</sup>	IS 5182 (Part 23) 2006 Reaffirmed 2022
Particulate Matter (PM <sub>2.5</sub> )	42.49	60 µg/m <sup>3</sup>	IS 5182 (Part 24) 2019
Sulphur Dioxide (SO <sub>2</sub> )	20.36	80 µg/m <sup>3</sup>	IS 5182 Part 2 (2001) Sec 1:2023
Nitrogen Dioxide (NO <sub>2</sub> )	23.10	80 µg/m <sup>3</sup>	IS 5182 Part 6 (2006) Reaffirmed 2022

Remark: All the measured values are within NAAQS limits.

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by

  
(QM/DM)  
(Shweta Sonawane)

Approved by

  
Authorized Signatory  
(Netra Pawar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).  
2. This report is not to be reproduced except in full, without written approval of the laboratory.

End of Report

## Ambient Noise Level Monitoring Report

Report No - EAEPL/N/08/24/02177D		Report Date - 04.09.2024	
Name of Customer	M/s. AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED	Reference – REA/Q/PMR/016/2025 Date: 17th January 2025	
Site Address	C. T. S. No. 421, 421/1 to 2 of Kherwadi, Bandra (East), Taluka Andheri, Mumbai - 400051		
Nature and Description of Sample	Ambient Noise	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/N/08/24/02177D	Sample quantity and packing	Not Applicable
Date of Sampling	26.08.2024	Date of Receipt	Not Applicable
Sampling Procedure	EAEPL/LAB/SOP/04		
Period of Analysis	Not Applicable		
Report for the month	AUGUST, 2024		

Discipline: Chemical

Group: Atmospheric Pollution

Monitoring Locations	Units	Results		CPCB Norms	
		Day Time	Night Time	Day	Night
Near Main Gate at Site	dB(A) Leq.	54.5	44.2	55	45
Near Center Side at site	dB(A) Leq.	54.3	42.5	55	45
Near Back Side at Site	dB(A) Leq.	54.1	44.0	55	45
Near Site Office Area	dB(A) Leq.	51.7	44.3	55	45

**Remark:** The noise level was observed to be within CPCB limit at all of the locations.

For M/s. ENVIRO ANALYSTS &amp; ENGINEERS PVT.LTD.,

Reviewed by

  
 (Q.U/DM)  
 (Shweta Sonawane)

Approved by

  
 Authorized Signatory  
 (Netra Pawan)

 Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).  
 2. This report is not to be reproduced except in full, without written approval of the laboratory.

End of Report



## Soil Sample Analysis Report

Report No. - EAEPL/S/08/24/02177		Report Date - 04.09.2024	
Name of Customer	M/s. AMIKRUPA LAND DEVELOPERS PRIVATE LIMITED		Reference –
Site Address	C. T. S. No. 421, 421/1 to 2 of Kherwadi, Bandra (East), Taluka Andheri, Mumbai - 400051		REA/Q/PMR/016/2025 Date: 17th January 2025
Nature and Description of Sample	Soil	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/S/08/24/02177 (Near Center Side of Site)	Sample quantity and packing	1000gm X 1 zip lock bag
		Preservation	Transported & stored in dry area
Date of Sampling	27.08.2024	Date of Receipt	27.08.2024
Sampling Procedure	EAEPL/LAB/SOP/03		
Period of Analysis	27.08.2024 to 04.09.2024		
Report for the month	AUGUST, 2024		

Discipline: Chemical

Group: Soil & Rock

Parameters	Unit	Results	Method
pH	—	7.61	IS 2720 (Part 26):1987, Reaffirmed:2021
Electrical Conductivity	µS/cm	798.60	IS 14767:2000, Reaffirmed:2021
Soil Moisture	%	23.49	IS 2720 (Part 02):1973 (Reaffirmed 2020) Oven drying method
Water Holding Capacity	%	31.08	EAEPL/LAB/SOP/SOIL/10
Organic Matter	%	2.54	IS 2720 (Part 22) – 1972 (Reaffirmed 2020)
Chlorides as Cl	mg/kg	99.48	EAEPL/LAB/SOP/SOIL/03
Total Kjeldhal Nitrogen	mg/kg	604.15	IS 14684:1999 (Reaffirmed 2019)
Exchangeable Ca	mg/kg	2321.01	EPA 9080
Exchangeable Mg	mg/kg	210.57	EPA 9080
Sulphate	mg/kg	31.57	IS 2720 (Part 27):1977 (Reaffirmed 2020)
Available Phosphorus	mg/kg	1.34	EAEPL/LAB/SOP/SOIL/11
Sodium (Na)	mg/kg	754.39	EPA 3050B
Potassium (K)	mg/kg	675.22	EPA 3050B
Copper (Cu)	mg/kg	209.89	EPA 3050B
Iron (Fe)	mg/kg	70659.14	EPA 3050B
Lead (Pb)	mg/kg	10.44	EPA 3050B
Zinc (Zn)	mg/kg	84.39	EPA 3050B

For M/s. ENVIRO ANALYSTS & ENGINEERS PVT.LTD.,

Reviewed by

  
(RM/DM)  
(Shweta Sonawane)

Approved by

  
Authorized Signatory  
(Netra Pawar)  


Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).  
2. This report is not to be reproduced except in full, without written approval of the laboratory.

End of Report

File No.: SEAC 2010/CR.449/TC.2  
Environment department,  
Room No. 217, 2<sup>nd</sup> floor,  
Mantralaya Annexe,  
Mumbai 400 032  
Date: 29<sup>th</sup> April, 2011

To,  
M/s. Amikrupa Land Developers Pvt. Ltd.  
Ami Ramkrishna Building,  
Happy Home Society,  
Nehru Road, Vile Parle (E)  
Maharashtra

Subject: "New Saflaya" - a residential cum commercial project under SRA scheme at Village Bandra, H-E ward, Bandra (E), Mumbai by M/s. Amikrupa Land Developers Pvt. Ltd. - Environmental clearance regarding.

Sir,

This has reference to your communication dated 25<sup>th</sup> May, 2010 on the above mentioned subject. The proposal was considered as per the EIA Notification - 2006, by the State Level Expert Appraisal Committee, Maharashtra in its 28<sup>th</sup> meeting and decided to recommend the project for prior environmental clearance to SEIAA. Information submitted by you has been considered by State Level Environment Impact Assessment Authority in its 30<sup>th</sup> and 34<sup>th</sup> meetings.

2. It is noted that the proposal is for grant of Environmental Clearance for "New Saflaya" - a residential cum commercial project under SRA scheme at Village Bandra, H-E ward, Bandra (E), Mumbai by M/s. Amikrupa Land Developers Pvt. Ltd. SEAC considered the project under screening category 8 (a) as per EIA Notification 2006.

Brief Information of the project is summarized as below-

Name of the Project	:	"New Saflaya" - a residential cum commercial project under SRA scheme
Project Proponent	:	M/s Amikrupa Land Developers Pvt. Ltd.
Location of the project	:	CTS No 421, 421/1 & 2, Village, Bandra, H - E Ward, Bandra (E), Mumbai.
Type of Project	:	Construction Project
Total Plot area	:	7,789 m <sup>2</sup>
Total built up area	:	Built up area : 29,779.00 sq. m.
Estimated cost of the project	:	₹ 46.73 Cr
No. of Buildings	:	<ul style="list-style-type: none"> <li>• 3 Rehab building</li> <li>• 1 Sale building</li> </ul>

Water Requirement:

- During operation phase: 210 m<sup>3</sup>/ day;





- Recycled water: 90 m<sup>3</sup>/ day
- Source: MCGM/ Recycled water

Wastewater generated: 163 m<sup>3</sup>/ day

STP: 2 STP having total Capacity of : 170 m<sup>3</sup>/ day

The wastewater generated from the proposed project will be treated by sewage treatment plant and treated water will be recycled and used for gardening, flushing in the project

#### Rain water Harvesting:

- Runoff from the terrace area will be diverted in to storage tank and no of tank 3
- Dimension 4.0 x 4.0 x 2.5 m & 3.0 x 3.0 x 2.5 m
- Runoff from the paved area & open area be diverted to recharge pit & overflow from this pit will be diverted to storm drainage system.
- Rain water harvesting through recharge pit. Percolation Pit Length: 504 M, Width: 0.50 M, Fixed Depth: 1.00 M
- Total rainwater harvested: 473 cum.
- No. of recharge pits: 3 nos.
- Ground Water Authority shall be consulted for finalization of appropriate rainwater harvesting technology.

#### Storm Water Drainage

Quantity of Storm water: 524.0 m<sup>3</sup>

#### Solid Waste Generation:

- a) Dry waste : 0.386T/ day
- b) Wet waste : 0.363 T/day
- c) STP Sludge : 30 kg/day

#### Disposal:

- Solid Waste will be collected and segregated on site.
- The Biodegradable waste will be treated through organic waste converter having capacity of 1 nos of 300 kg and 1 of 200 kg.
- Non - Biodegradable waste will be handed over to MCGM.
- Hazardous waste such as used oil will be generated from DG sets during the change of oil and it will be given to MPCB authorized dealers.
- Sewage sludge generated from the STP will be used as organic manure.

Energy: 2.32 MW; Source: Reliance energy

D.G. set total capacity: 4 No. of DG Sets (250 KVA of each) for back up

#### Energy Conservation:

- Level controllers in overhead water tanks
- Energy efficient lifts with group control
- Minimum 60% efficiency for pumps of capacity greater than 3 HP ISI rated water pumps for others
- Many automatic devices can help in saving energy used in lighting.
- Consider employing infrared sensors, motion sensors, automatic timers, dimmers and solar cells wherever applicable, to switch on/off lighting circuits
- LED lamps in all display/ exit sign boards



- ISI rated gas burners in kitchen/ cafeteria
- Fluorescent tube lights and CFLs convert electricity to visible light up to 5 times more efficiently than ordinary bulbs and thus save about 70 % of electricity for the same lighting levels.
- Solar lighting for common areas.
- Energy conservation will save about 15 -18 % energy of total energy consumption through use of energy saving tips and above appliances

**Green Belt Development:**

Total R.G. area: 680.59 sq. m.; 175 Nos. of new trees to be planted.

**Environmental Management Plan:** Total capital cost for EMP shall be ₹ 75.0 Lakhs and O & M for EMP shall be ₹ 10.50 lakhs

3. The proposal has been considered by SEIAA in its 30<sup>th</sup> and 34<sup>th</sup> meetings & decided to accord environmental clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implementation of the following terms and conditions :-

- SEAC recommend the case with three rehabilitation buildings with 199 tenements and one sale building with 14 shops. But before the SEIAA project proponent changes the number of shops of the sale building from 14 shops to 67 shops. SRA and local authority should verify this as per prevailing norms.
- SEAC recommend the case with condition that project proponent taking up one podium and two stilts instead of two podia and one stilt. While approving local authority should also ensure this as per prevailing norms.
- Wet garbage should be treated by Organic waste treatment (OWC) 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.
- This environmental clearance is issued subject to land use verification. Local authority / planning authority should ensure this with request to Rules, Regulations, Notifications, Government Resolutions, Circulars, etc. issued if any. This environmental clearance issued with respect to the environmental consideration and it does not mean that State Level Impact Assessment Authority (SEIAA) approved the proposed land use.
- Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. 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.
- Local body should ensure that no occupation certificate will be issued prior to operation of STP/MSW site with due permission of MPCB. Physical possession should be given only after completion of environmental & other infrastructure for which development charges are being collected by local body.
- 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. ULB should also ensure the zoning permissibility for the proposed project as per the approved development plan of the area.



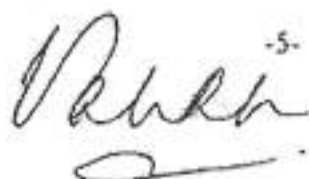


- (viii) "Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- (ix) All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.
- (x) A First Aid Room will be provided in the project both during construction and operation of the project.
- (xi) Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc.
- (xii) 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.
- (xiii) Arrangement shall be made that waste water and storm water do not get mixed.
- (xiv) All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- (xv) 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.
- (xvi) Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- (xvii) Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.
- (xviii) Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- (xix) Construction spoils, including bituminous material and other hazardous materials must not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not leach into the ground water.
- (xx) 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.
- (xxi) 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.
- (xxii) The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.
- (xxiii) 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.
- (xxiv) 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.
- (xxv) 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).





- (xxvi) Ready mixed concrete must be used in building construction.
- (xxvii) The approval of competent authority shall be obtained for structural safety of the buildings due to any possible earthquake, adequacy of fire fighting equipments etc. as per National Building Code including measures from lighting.
- (xxviii) Storm water control and its re-use as per CGWB and BIS standards for various applications.
- (xxix) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- (xxx) The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- (xxxi) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the Ministry before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Treatment of 100% gray water by decentralized treatment should be done. Discharge of unused treated affluent shall conform to the norms and standards of the Maharashtra Pollution Control Board. Necessary measures should be made to mitigate the odour problem from STP.
- (xxxii) Project proponent shall ensure completion of STP, MSW disposal facility prior to occupation of the buildings and should obtain completion certification for these systems/aspects from MPCB.
- (xxxiii) Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.
- (xxxiv) Permission to draw ground water shall be obtained from the competent Authority prior to construction/operation of the project.
- (xxxv) Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.
- (xxxvi) 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.
- (xxxvii) The solid waste generated should be properly collected and segregated. Wet garbage should be composted and dry/inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.
- (xxxviii) Use of glass may be reduced up to 40% to reduce the electricity consumption and load on airconditioning. If necessary, use high quality double glass with special reflective coating in windows.
- (xxxix) Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement.
- (xl) 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.
- (xli) 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 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.

-5-  




- (xlii) 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.
- (xliii) 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.
- (xliv) 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.
- (xlv) The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.
- (xlvi) 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.
- (xlvii) 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.
- (xlviii) Six monthly monitoring reports should be submitted to the Department and MPCB.
- (xlix) A complete set of all the documents submitted to Department should be forwarded to the MPCB.
- (i) In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.
- (ii) No land development / construction work preliminary or otherwise relating to the project shall be taken up without obtaining due clearance from respective authorities.
- (iii) A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- (liii) 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.
- (liv) 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://envi.maharashtra.gov.in>.
- (lv) 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<sup>st</sup> June & 1<sup>st</sup> December of each calendar year.
- (lvi) 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.
- (lvii) 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<sub>2</sub>, NO<sub>x</sub> (ambient levels as well as stack emissions) or critical sectoral 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.





- (lviii) 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.
  - (lix) The environmental statement for each financial year ending 31<sup>st</sup> 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.
  - (lx) The environmental clearance is being issued without prejudice to the 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 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.
4. This environmental clearance is issued as per EIA Notification, 2006. If any part of the plot is affected by CRZ then project proponent should obtain NOC from MCZMA as per FSI applicability. If there is change in building plan accordingly, project proponent should approach SEIAA with corrected plans.
  5. Project proponent should submit exactly same documents for approval of building plans to the concern authorities as per the documents submitted to the SEIAA for prior Environmental Clearance. If there is any change stipulated by HRC / any other concern authorities then recast plan should be submitted to the Authority for approval.
  6. If there is any change in local town planning rules including FSI, Non FSI, parking area, RG area etc which changes building plans, then Project Proponent should approach SEIAA again. It is the sole responsibility of the Project Proponent to submit the same building plans otherwise liable to initiate due action under E P Act.
  7. Project proponent shall not make any change in Layout Plan/ Master Plan submitted to the Authority without its prior permission and shall submit approved layout plan to Department before commencement of construction work.
  8. In case of submission of false document and non compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environmental Clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
  9. 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.
  10. **Validity of Environment Clearance:** The environmental clearance accorded shall be valid for a period of 5 years.
  11. 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.





12. 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.

13. Any appeal against this environmental clearance shall lie with the National Environmental Appellate Authority, if preferred, within 30 days as prescribed under Section 11 of the National Environmental Appellate Act, 1997.



(Valsa R Nair Singh)  
Secretary, Environment  
department & MS, SEIAA

Copy to:

1. Shri. Ashok Basak, IAS (Retd.), Chairman, SEIAA, 502, Charleville, 'A' Road, Church gate, Mumbai- 400 020, Maharashtra.
2. Shri. P.M.A Hakeem, IAS (Retd.), Chairman, SEAC, 'Jugnu' Kottaram Road, Calicut- 673 006 Kerala.
3. Additional Secretary, MOEF, 'Paryavaran Bhawan' CGO Complex, Lodhi Road, New Delhi - 110510
4. Member Secretary, Maharashtra Pollution Control Board, with request to display a copy of the clearance.
5. The CCF, Regional Office, Ministry of Environment and Forest (Regional Office, Western Region, Kendriya Paryavaran Bhavan, Link Road No- 3, E-5, Ravi-Shankar Nagar, Bhopal- 462 016). (MP).
6. Regional Office, MPCB, Mumbai.
7. Collector, Mumbai.
8. CEO, Slum Rehabilitation Authority, Bandra (E)
9. Commissioner, Mumbai Municipal Corporation.
10. IA- Division, Monitoring Cell, MoEF, Paryavaran Bhavan, CGO Complex, Lodhi Road, New Delhi-110003.
11. Director (TC-1), Dy. Secretary (TC-2), Scientist-1, Environment Department.
12. Select file (TC-3).

# MAHARASHTRA POLLUTION CONTROL BOARD 299

Tel : 2402 0781 / 2401 0437

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Visit us at :

Website : <http://mpcb.mah.nic.in>

E-mail : [mpcb@vsnl.net](mailto:mpcb@vsnl.net)



Kalpataru Point,  
2nd, 3rd & 4th floor,  
Opp. Cineplanet,  
Near Sion Circle, Sion (E),  
Mumbai - 400 022.

EIC No: MU-1884-10

Infrastructure Project/LSI

Consent No. BO/RO(HQ)/Pune/CE/CC-38

Date: 23/12/2010

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 under Rule 5 of the Hazardous Wastes (Management, Handling & Transboundary Movement) Rules 2008.

[To be referred as Water Act, Air Act and HW (M,H &TM) Rules respectively].

Consent to Establish is granted to,

M/s. Amikripa Land Developers Pvt. Ltd,  
"New Safalya", CTS No: 421, 421/1 & 2,  
Village: Bandra, H-E Ward,  
Bandra (E), Mumbai

located in the area declared under the provisions of the Water Act, Air Act and Authorization under the provisions of HW (M,H &TM) Rules subject to the provisions of the Act and the Rules and the orders that may be made further and subject to the following terms and conditions:

1. The Consent to Establish is valid up to Commissioning of the Project or 5 years which ever is earlier.

For development of land / plot as new construction activities for construction of residential & commercial complex project under SRA Scheme named as M/s. Amikripa Land Developers Pvt. Ltd, "New Safalya", CTS No: 421, 421/1 & 2, Village: Bandra, H-E Ward, Bandra (E), Mumbai on total plot area of 7,789 sq. mtr & total built up area of 32,822.50 sq. mtr including utilities of residential & commercial complex project under SRA Scheme as per construction commencement certificate issued by local body. This project requires Environment Clearance under EIA Notification dt: 14/09/2006 of MoEF, GOI as amended on dt: 1/12/2009. Therefore the effective date of this consent to Establish shall be from the date of obtaining Environment Clearance from Competent authority by the project proponent.

2. CONDITIONS UNDER WATER (Prevention & Control of Pollution) ACT, 1974: -

(i) The quantity of sewage effluent from above construction project shall not exceed 163 m<sup>3</sup>/day.

(ii) Sewage Effluent Treatment: The Applicant shall provide a comprehensive sewage treatment plant and treatment as is warranted with reference to influent quality and corresponding mode of disposal and operate and maintain the same continuously so as to achieve the quality of treated effluent to the following standards: -

1.	pH	Not to exceed	6.5 to 9.0	
2.	Suspended Solids	Not to exceed	100	mg/l.
3.	BOD 3 days 27 °C.	Not to exceed	20	mg/l.
4.	Fecal Coli form	Not to exceed	500/100/l	ml.
5.	Residual Chlorine	Not to exceed	01	mg/l.
6.	Detergent	Not to exceed	01	mg/l.
7.	Floating matters	Not to exceed	10	mg/l
8.	COD	Not to exceed	50	mg/l

21  
[Signature]



(iii) **Sewage effluent Disposal: -**

The treated domestic effluent shall be 80 % recycled and reused for flushing, gardening and rest shall be discharged into MCGM Drainage line. In no case, effluent shall find its way to any water body directly/indirectly at any time.

[The project proponent authorities should opt environmental friendly technologies like ozonation, UV treatment etc by replacing chlorination]

(iv) **Non-Hazardous Solid Waste: -**

The total quantity shall be segregated and treated as follows: -

Sr	Type of Segregated solid waste	Quantity (Kg/Day)	Treatment	Disposal
1.	Bio Degradable Waste	353	Composting	Used as manure
2.	Non Bio Degradable Waste	386	..	MCGM Landfill site

3. **Other Conditions (During construction phase):-**

1. All activities shall be in resonance with the provisions of Indian Forest Act, 1927 (16 of 1927), Forest (Conservation) Act, 1980 (69 of 1980) and Wildlife (Protection) Act, 1972 (53 of 1972), and special notification published for area wherever applicable and all the Environmental Statutes and Instruments.
2. This Consent to Establish is issued only for New Construction/Developing Construction Project purposes.
3. No quarrying activities shall be commenced in the area unless appropriate permissions are obtained for a limited quarrying material required for construction of local residential housing and traditional road maintenance work, provided that such quarrying is not done on Forest Lands and the material is not exported to the outside area.
4. There shall be no felling of trees whether on Forest, Government, Revenue or Private lands except as per prevailing Rules.
5. Extraction of Groundwater for the project shall require prior permission of the State Ground Water Authority or other relevant authorities, as applicable;
6. Near the activities that are related to water (like activity of water parks, water sports) and/or in the vicinity of lake, Dissolved Oxygen shall not be less than 5 mg/liter.
7. In order to ensure that the water from this project do not enter into outside environment, the nallas crossing the township/complex premises, shall be lined, covered and made water tight by the applicant within the premises with intermittent inspection of chambers following good engineering practices as per the regulations of local body.
8. The Applicant shall prepare management plan for water harvesting, roof-water reclamation, water/storm water conservation and implement the same before handling over of complex for occupation.
9. Applicant shall provide 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.
10. The Applicant shall draw plans for the segregation of solid wastes into biodegradable and non-biodegradable components. The biodegradable material shall be recycled through scientific in-house composting (i.e vermi-composting facility within premises) with the approval of local body. The proper demarked area shall be identified for collection & storage of MSW properly which, shall be finally disposed off at approved Municipal Solid Waste landfill site of local body environmentally acceptable location and method. It is clarified that the term solid waste includes domestic, commercial, and garden wastes, but does not include hazardous and bio-medical wastes. The activities of bio-composting and engineered landfill shall be as per the Municipal Solid Waste (M&H) Rules, 2000.
11. Applicant shall be responsible to take adequate precautionary measures as detailed in this consent.

12. The applicant/generator shall be responsible for safe and scientific collection, transportation, treatment and disposal of Bio-Medical Waste as per the provisions made under the Bio-Medical Waste (Management & Handling) Rules, 1998. Any activity as defined under BMW (M&H) Rules has to obtain a separate Authorization from Maharashtra Pollution Control Board.
13. For disinfections of waste water ultra violet radiation shall be used in place of chlorination
14. Vehicles hired for construction activities should be operated only during non peak hours.
15. Ready mixed concrete used in building construction should apply separately for consent from the Board.
16. The applicant, during the construction stage shall provide
  - a) Septic tank and soak pit of adequate capacity for the domestic effluent generated due to workers residing at site.
  - b) Proper loading and unloading of construction material, excavated material and its proper disposal as per MSW (M&H) Rules 2000.
  - c) Cutting of trees is not permitted, however in unavoidable conditions necessary permission from the local body shall be obtained.
  - d) Green belt of 33% of the open space shall be developed.

4. The Applicant shall comply with all the provisions of, the Water (Prevention and Control of Pollution) Cess Act, 1977 (to be referred as Cess Act) and Rules as Amended, 2003 and Rules there under: -

The daily water consumption for the following categories shall not exceed, as under

(i)	Domestic	From ULB (In CMD)	From other sources (In CMD)
a)	Domestic	120	NA
b)	Make up water for Swimming pool	NA	NA
c)	Flushing	84	NA
d)	Agriculture/Gardening	4	NA

5. **CONDITIONS UNDER AIR (Prevention & Control of Pollution) ACT, 1981: -**

- (i) The Applicant may install 4-nos. of diesel generating sets (DG Set) of capacity 250 KVA each and shall be equipped with comprehensive control system as is warranted with reference to generations of emissions and operate and maintain the same continuously so as to achieve the level of pollutants to the following standards: -

**Standards for emissions of air Pollutants**

i)	SPM/TPM	Not to Exceed	150	mg/Nm <sup>3</sup>
ii)	SO <sub>2</sub> (DG set)	Not to Exceed	36	Kg/day

The following measure shall be taken.

- a) Adequate mitigation measures shall be taken to control emissions of SO<sub>2</sub>, NO<sub>x</sub>, SPM, RSPM.
- b) Applicant shall achieve following Ambient Air Quality standards.

1	SPM	Not to Exceed (Annual Average)	140	µg/ m <sup>3</sup>
		Not to Exceed (24 hours)	200	µg/ m <sup>3</sup>
2	SO <sub>2</sub>	Not to Exceed (Annual Average)	60	µg/ m <sup>3</sup>
		Not to Exceed (24 hours)	80	µg/ m <sup>3</sup>
3	NO <sub>x</sub>	Not to Exceed (Annual Average)	60	µg/ m <sup>3</sup>
		Not to Exceed (24 hours)	80	µg/ m <sup>3</sup>
4	RSPM	Not to Exceed (Annual Average)	60	µg/ m <sup>3</sup>
		Not to Exceed (24 hours)	100	µg/ m <sup>3</sup>



- (II) The Applicant shall observe the following fuel patterns

No.	Type of Fuel	Quantity
1	LDO	220 Ltrs/Hr

- (III) The Applicant shall erect the Chimney (s) of the following specifications

No.	Chimney attached to DG	Height above roof top of the building in which it is installed.
1	DG sets 250 KVA x 4 Nos	3.5 mtrs each

- (iv) Conditions for DG Sets: -

1. Noise from DG Sets shall be controlled by providing acoustic enclosure or by treating the room acoustically.
  2. Applicant should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room shall 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 shall be done at different points at 0.5 meters from acoustic enclosure/ room and then average.
  3. The Applicant should make efforts to bring down noise level due to DG Set, outside the premises, with ambient noise level requirements by proper setting and control measures.
  4. Installation of DG Set must be strictly in compliance with recommendations of DG set manufacturer.
  5. A proper routine and preventive maintenance procedure for DG Set shall be set and followed in consultation with the DG manufacturers, which would help to prevent noise levels of DG Sets from deteriorating with use.
  6. The DG set shall be operated only in case of power failure. The applicant shall make arrangement for regular electrical power.
  7. The Applicant shall not cause any nuisance in the surrounding area due to operation of DG sets.
  8. In case of problems, the D.G. set shall not be operated until it is set back to satisfactory position.
- (IV) Other Conditions:
- a) The Applicant shall provide ports in the chimney and facilities such as ladder, platform etc for monitoring the air emissions and the same shall be open for inspection to/and for use of the Board's staff. The chimneys shall be numbered, as S-1, S-2 etc and these shall be painted/ displayed to facilitate identification.
  - b) Water spraying shall be done on ground to avoid fugitive emissions.
  - c) Construction material shall be carried in enclosed vehicles during construction activities.

- (V) Conditions for Utilities like Kitchen, Eating Places etc: -

1. The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
  2. The toilet shall be provided with exhaust system connected to chimney through ducting.
  3. The air conditioner shall be vibration proof and the noise shall not exceed 68 dB (A).
  4. 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 way that no nuisance is caused to neighbors.
- (VI) The Applicant shall take adequate measures for control of noise levels from its own sources within the complex (residential cum Commercial) in respect of noise to less than 55 dB(A) during day time and 45 dB(A) during the night time. Daytime is reckoned as between 6 a.m. to 10 p.m. and Nighttime is reckoned between 10 p.m. to 6 a.m.
- (VII) Construction equipments generating noise of less than 65/90 db(A) are permitted.
- (VIII) No construction work is permitted during nighttime.

## 6. CONDITIONS UNDER HW (M, H &amp; TM) RULES, 2008:

(i) The applicant shall handle hazardous wastes as specified below:

Sr.No.	HW as per Schedule-I	Type of Waste	Quantity	Disposal
Industry Shall not generate any type of Hazardous Waste				

(ii) The authorization is hereby granted to operate a facility for collection, storage, transport and disposal of hazardous waste.

7. The applicant shall certify that the bricks used in construction are manufactured using the ash from Thermal Power stations if it is within a radius of 100 km. from Thermal Power Plant and submit the names of bricks manufacturer.

8. The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

9. The applicant shall adopt environment friendly technology in development of the project.

10. The applicant shall take the proper remediation measures to ensure that the ground water and soil contamination is prevented and follow due diligence at the construction stage.

11. The applicant shall use fly ash based material/products as per the provisions of fly ash Notification of 14.09.1999 and as amended on 27.08.2003.

12. Energy conservation measures like installation of solar panels for lighting the area outside the building should be integrated part of the project design.

13. This Board reserves the right to amend or add any conditions in this consent and the same shall be binding on the Applicant.

14. The applicant should not take any effective steps for implementation of the project before obtaining Environment clearance as per EIA Notification, 2006 and amendment thereto.

15. The applicant shall submit Bank Guarantee of Rs. 3.0 Lakhs towards the compliance of consent conditions at Regional Office, MPCB, Mumbai within 15-days.

16. The capital investment of the project is Rs. 46.73 Crores.

For and on behalf of the  
Maharashtra Pollution Control Board
  
 (Dr. Y. B. Sontakke)  
 Regional Officer (HQ)

To,  
 M/s. Amikripa Land Developers Pvt. Ltd,  
 "New Safalya",  
 CTS No: 421, 421/1 & 2, Village: Bandra,  
 H-E Ward, Bandra (E), Mumbai

## Copy to-

1. Regional Officer, MPCB, Mumbai - He is directed to obtain necessary Bank Guarantee from the applicant and ensure compliance of consent conditions
2. Sub Regional officer, Mumbai-II, MPCB,
3. Chief Accounts Officer, Mumbai, MPCB,

Received consent fee of:-

Amount	DD No.	Date	Drawn on
Rs. 50,100/-	508980	1/11/2010	HDFC Bank

4. Cess Branch, MPCB, Mumbai.

5. Master file.