

Date: 29th December, 2022.

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 Post Monitoring Report for the period of April, 2022 - September, 2022 for Redevelopment Project of Vithal Mandir CHSL on CTS No. 1430 at Village – Eksar Junction of Devidas Road & SVP Road, Borivali West, Mumbai by M/s. Arkade Developers Pvt. Ltd.

Reference: Clearance letter No. SIA/MH/MIS/227512/2021 Dtd. 20.03.2022

Dear Sir,

This is with reference to the above subject. We are submitting the half yearly, post monitoring report for period of April, 2022 – September, 2022. We are submitting relevant documents needed as follows:

1. Data Sheet.
2. EC compliance Report.
3. Post Environment Monitoring Report.
4. Energy Conservation measures.
5. EC letter.
6. Copy of consent to Establish.
7. Copy of Newspaper Advertisement (English & Marathi).

Hope the above are in line with your requirement and kindly acknowledge the receipt.

Thanking you,

Yours faithfully,
M/s. ARKADE DEVELOPERS PVT. LTD.,

b.v. Jais

Authorized Signatory



C.C. to: - The Secretary, Environment Department, Mantralaya, Mumbai.

- The M.S., MPCB, Sion, Mumbai.

Date: 29th December, 2022.

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: Present status of Project work for April, 2022 - September, 2022.Reference: Clearance letter No. SIA/MH/MIS/227512/2021 Dated 20.03.2022

Dear Sir,

This has reference to the submission of Post Monitoring Report for Redevelopment Project of Vithal Mandir CHSL on plot bearing CTS No. 1430 at Village – Eksar Junction of Devidas Road & SVP Road, Borivali West, Mumbai.

The present project status at site is as follows:

Bldg.	Wings	Floors	Status
	A	Common Ground Floor + 1 st to 3 rd Common Podium + 4 th Common Podium (Eco Deck Floor) + 5 th to 22 nd Upper Residential Floors	Foundation Work in Progress.
	B		Plinth Work Complete.
	C		1 st Podium Floor Complete.

Thanking you,

Yours truly,
 M/s. ARKADE DEVELOPERS PVT. LTD.,



Authorized Signatory

DATA SHEET

Developer

M/s. Arkade Developers Pvt Ltd

Redevelopment Project of Vithal Mandir CHSL at CTS No. 1430 at Village – Eksar
Junction of Devidas Road & SVP Road, Borivali West, 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)	Construction project.
2.	Name of the project	Redevelopment Project of Vithal Mandir CHSL
3.	Clearance letter (s) / OM/ no and date:	<ul style="list-style-type: none"> EC File No.: SIA/MH/MIS/227512/2021 Dtd. 20.03.2022.
4.	Location	CTS No. 1430 at Village – Eksar Junction of Devidas Road & SVP Road, Borivali West, 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 number)	Mr. Girish R. Koltharkar. Plot bearing on CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai - 400103. Cell No. - 9892819670.
b.	Address of Executive Project Engineer /Manager (with pin code / fax number)	Mr. Tribhuvan R. Yadav. Arkade House, 2nd Floor, Opp. Bhoomi-Arkade, Next to Children's Academy School, A S Marg, Ashok Nagar, Kandivali (East), Mumbai - 400101. Cell No. - 8698585713.
6.	Salient features	
a.	of the project	<ul style="list-style-type: none"> Total Plot Area: 5711.90 sq.m. As per FSI: 17454.76 sq.m Non FSI: 21390.52 sq.m. Total construction Area: 38845.28 sq.m.

		Buildings and Configurations: <table border="1"> <thead> <tr> <th>Sr No</th> <th>Buildings</th> <th>Building Configuration</th> </tr> </thead> <tbody> <tr> <td>1.</td> <td>Wing A, B & C</td> <td>Ground + 1st to 3rd Common Podium + 4th Common Podium (Eco Deck Floor) + 5th to 22nd Upper Residential Floor</td> </tr> </tbody> </table>	Sr No	Buildings	Building Configuration	1.	Wing A, B & C	Ground + 1 st to 3 rd Common Podium + 4 th Common Podium (Eco Deck Floor) + 5 th to 22 nd Upper Residential Floor
Sr No	Buildings	Building Configuration						
1.	Wing A, B & C	Ground + 1 st to 3 rd Common Podium + 4 th Common Podium (Eco Deck Floor) + 5 th to 22 nd Upper Residential Floor						
b.	of the environmental management plans	<p>1. <u>Sewage Treatment Plant:</u> Sewage Treatment Plant with total capacities 130 KLD, 75 KLD & 20 KLD will be provided for treating the wastewater with MBBR Technology.</p> <p>2. <u>Water Management:</u> Rain Water Harvesting shall be provided to recharge the ground water table.</p> <p>3. <u>Solid Waste Management:</u></p> <ol style="list-style-type: none"> 1. Dry Waste: Will be managed through recyclers. 2. Wet waste: Biodegradable waste will be processed in the OWC and manure so obtained will be used for Landscaping and replacement for Dry manure in OWC. 3. STP sludge (Dry Sludge): to be used as a manure. 						
7.	Break Up Of the project Area							
a.	Submerge area: forest &: non-forest	Non-Forest						
b.	Others	<ul style="list-style-type: none"> • Total Plot Area: 5711.90 sq.m. • As per FSI: 17454.76 sq.m • Non FSI: 21390.52 sq.m. • Total construction Area: 38845.28 sq.m 						
8.	Breakup 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	Rs. 95 Cr.														
b.	Allocation made for environmental management plans with item wise and year wise break-up	Capital Cost: Rs. 377 lakhs O & M Cost: Rs. 35.03 lakhs/ yr														
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	---														
e.	Actual expenditure incurred on the project so far	Rs. 8,55,64,087 /-														
f.	Actual expenditure incurred on the environmental management plans so far	<table border="1"> <thead> <tr> <th>Particulars</th> <th>Till September, 2022</th> </tr> </thead> <tbody> <tr> <td>STP</td> <td>NIL</td> </tr> <tr> <td>Rainwater Harvesting</td> <td>NIL</td> </tr> <tr> <td>Solar Panel</td> <td>NIL</td> </tr> <tr> <td>OWC</td> <td>NIL</td> </tr> <tr> <td>Landscaping</td> <td>Rs. 2,37,204.00</td> </tr> <tr> <td>Energy conservation system</td> <td>NIL</td> </tr> </tbody> </table>	Particulars	Till September, 2022	STP	NIL	Rainwater Harvesting	NIL	Solar Panel	NIL	OWC	NIL	Landscaping	Rs. 2,37,204.00	Energy conservation system	NIL
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Energy conservation system	NIL															
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: 2463.41 Sq. m. A combination of native evergreen trees and ornamental flowering trees, shrubs and palms are planned in the complex. There will be tree plantation of about 81 nos. against trees to be cut viz 27 nos., while 39 nos. of trees will be transplanted and 23 nos. will be retained on site. Different species will be 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)	02.05.2022
b.	Date of completion (Actual and/ of planned)	31.12.2025
13.	Reasons for the delay if the project is yet to start	N.A.
14.	Dates of site visits	
a.	The date on which the project was monitored by the regional office on previous occasions, if any	-----
b.	Date of site visit for this monitoring report	13.04.2022; 18.07.2022
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	EC File No.: SIA/MH/MIS/227512/2021 Dtd. 20.03.2022. M/s. Arkade Developers Pvt Ltd.

COMPLIANCE REPORT

Developer

M/s. Arkade Developers Pvt Ltd

Redevelopment Project of Vithal Mandir CHSL at CTS No. 1430 at Village – Eksar
Junction of Devidas Road & SVP Road, Borivali West, Mumbai

COMPLIANCE REPORT

TERMS & CONDITIONS

SEAC Specific Conditions -

1.	PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.	Latest IOD received dated 09.12.2021 for the area of 16,719.89 sqm is attached with the plans. Copy enclosed as Annexure I.
2.	PP to obtain & submit following NOCs as per revised planning: A) Tree NOC, B) CFO NOC, C) SWM C/D NOC	<ul style="list-style-type: none"> ➤ PP has made an application for Tree NOC dated 05.10.2021. Tree NOC received dated 22.02.2022. The cutting of 27 Nos. of trees is involved. ➤ PP has received CFO NOC dated 12.08.2021 for height (Wing A, B & C for Height 69.95 m.) ➤ PP has received SWM C/D NOC dated 01.09.2021, 11.05.2022 & 12.05.2022 enclosed as Annexure II.
3.	PP to make adequate compensatory tree plantation as against proposed tree cutting.	81 Nos. of trees will be planted against 27 trees to be cut. The total tree plantation proposed is 143 + 174 as against MOEF requirement of 65 trees.

SEIAA Specific Conditions -

1.	PP to strictly follow the amended Maharashtra (Urban Areas) Protection and Prevention of Trees Act, 1975.	Condition is noted by PP.
2.	PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.	Condition is noted by PP.
3.	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	Condition is noted by PP.

4.	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA.III dt.04.01.2019.	Condition is noted by PP.
5.	SEIAA after deliberation decided to grant Environment Clearance for- FSI-16718.47 m2, Non FSI- 20673.61 m2, Total BUA- 37392.08 m2 (Plan Approval-P-8039/2021(1430)R/NWard/EKSAR(S)).	Yes, we received the EC for FSI-16718.47 m2, Non FSI- 20673.61 m2, Total BUA- 37392.08 m2.

General Conditions for Construction Phase: -

1.	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.	The solid waste generated shall be properly collected and segregated and also being stored separately in two bin system. Biodegradable Waste of operation phase shall be processed in OWC and manure so obtained will be used for landscaping. Non-biodegradable Waste shall be managed through recyclers.
2.	Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.	All construction waste gets collected and segregated properly. Most of that is reused for the construction activity. Muck will be dried before its final disposal.
3.	Any hazardous waste generator during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the Maharashtra pollution Control Board.	Used oil will be disposed through Authorized vendor of MPCB.
4.	Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.	Adequate drinking water facility is provided for the workers at the site during construction phase. Toilets are provided for construction workers. Bins have been provided to dispose the municipal solid waste generated from labour camps.
5.	Arrangement shall be made that waste water and storm water do not get mixed.	Separate confined sewage system has been proposed which will be connected to STP for the treatment and reuse of the treated water. Excess treated water shall be disposed off into the sewer

		drain. Storm water drain shall be in covered drain system and will be connected to municipal drain.
6.	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.	Ready mix concrete is used to reduce water demand during construction.
7.	The ground water level and its quality should be monitored regularly in consultation with Ground water Authority.	There is no extraction of ground water in this project. The ground water levels and its quality are checked before commencement of the project. The copy of the same is enclosed herewith.
8.	Permission to draw ground water shall be obtained from the competent Authority prior to construction/operation of the project.	PP reported that they are not drawing any water from ground. We are using only Tanker water for construction from MCGM.
9.	Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor-based control.	Adequate measures will be taken into consideration to minimize the wastage of water.
10.	The Energy Conservation Building Code shall be strictly adhered to	Condition noted by PP.
11.	All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.	Excavated topsoil is used for landscaping.
12.	Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.	PP reported that the cut & fill is minimum to the extent possible. The cut & fill is accordance with the natural contour and it will be maintained in such a way that the natural drainage will not disturb. There will not be import and export of soil from site.
13.	Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.	Soil testing was done and according to the reports all the parameters are within the prescribed norms.
14.	PP to strictly adhere all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1995 as amended during the validity of Environment Clearance.	Condition noted by PP.
15.	The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed	PP reported that DG set specifications will be as per CPCB norms.

	for air and noise emission standards.	
16.	PP to strictly adhere all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1995 as amended during the validity of Environment Clearance.	Condition noted.
17.	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.	PP reported that the PUC checked/authorized vehicles are allowed on the site for transfer of material.
18.	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.	<p>Following care are taken regarding noise levels with conformation to the residential area.</p> <ol style="list-style-type: none"> 1. Use of well-maintained equipment fitted with silencers. 2. Noise shields near the heavy construction operations are provided. 3. Construction activities are limited to daytime hours only. <p>Also use of Personal Protective Equipment (PPE) like ear muffs and ear plug during construction activities.</p> <p>The ambient air and noise report is enclosed herewith. The report indicates that the same are within the prescribed norms defined by the concern authority.</p>
19.	Diesel power generating sets proposed as sources of backup power for elevators and common area illumination during operation phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed GD sets. Use low sulphur diesel. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.	<ul style="list-style-type: none"> • PP reported that D.G. sets of 1 X 320 kVA will be provided as back up for the buildings. • D.G. sets will be provided with silencer & acoustic enclosures. The stacks shall be provided as per MPCB norms.
20.	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 done by our site engineer to take care of the construction activity and of the surroundings.

General Conditions operation phase:-		
1.	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.	<p>PP reported that the solid waste generated shall be properly collected and segregated and also being stored separately in two bin system.</p> <p>Biodegradable Waste of operation phase shall be processed in OWC and manure so obtained will be used for landscaping.</p> <p>Non-biodegradable Waste shall be managed through recyclers.</p>
2.	E- waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	PP reported that E-waste generated will be managed as per E-Waste Management Rules, 2016. It will be handed over to authorized vendor.
3.	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.	<p>PP reported that STP with 180 KLD capacity will be proposed. Construction and installation of STP shall be carried out by expert consultant.</p> <p>Treated water shall be used for the flushing and Gardening, Landscaping and Green belt area development.</p> <p>After the satisfactory completion of the work, the installation will be get certified from independent expert agency and report in this regard will be submitted to the Ministry of Environment, Forest and Climate Change before the project is commissioned for operation.</p>
4.	Project proponent shall ensure completion of STP, MSW disposal facility, green belt developed prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement in	The provisions of STP, MSW disposal facility & Green Belt development will be completed before getting the Occupation certificate.
5.	The occupancy certificate shall be issued by the local planning authority to the project only after ensuring sustained availability of drinking, water, connectivity of sewer line to the project site must be avoided. Parking should be fully internalized and no public	Condition is Noted by PP.

	space should be utilized.	
6.	Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.	<ul style="list-style-type: none"> • 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”. • Anti-honking sign boards are placed in the parking areas and on entry and exit point. The project will be provided with sufficient road facilities within the project premises and there will be a large area provided for the parking of vehicles. • Width of all internal roads (m): Minimum 9.00 m. wide road. • Parking Details: <ul style="list-style-type: none"> ➤ Four-Wheeler Parking- 296 No's ➤ Two-Wheeler Parking- 168 No's
7.	PP to provide adequate electric charging points for electric vehicles (EVs.)	Condition is Noted by PP.
8.	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with local DFO/ Agriculture Dept.	<ul style="list-style-type: none"> • The green area proposed is 2463.41 m². Accordingly, same will be provide as per approved plan. • A combination of native evergreen trees and ornamental flowering trees, shrubs and palms are planned in the complex. • There will be tree plantation of about 81 nos. against trees to be cut viz 27 nos., while 39 nos. of trees will be transplanted and 23 nos. will be retained on site. • Plantation Details: Species will be selected as per CPCB greenbelt guidelines and common species available in the proposed area.
9.	A separate environment management cell with qualified staff shall be set up for implantation of the stipulated environmental	Separate environment management cell with qualified staff is formed and implementing the

	safeguards.	same.
10.	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 and this department.	EMP cost has been worked out and allocated for all air pollution devices and other facilities. EMP Cost: Capital Cost: Rs. 377 lakhs O & M Cost: Rs. 35.03 lakhs/ yr
11.	The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at http://ec.maharashtra.gov.in .	The advertisement is published in two local newspapers. One of which is 'The Free Press Journal', Navi Mumbai dated 14.06.2022 & the other one is given in 'Navshakti' Dated 14.06.2022 respectively. Also, the advertisement is displayed on our company's website.
12.	Project management should submit half yearly compliance reports in respect of the stipulated prior environmental clearance terms and conditions in hard and soft copies to the MPCB and this department, on 1st June and 1st December of each calendar year.	The PP is herewith regularly submitting six monthly reports to Environment Department, Mantralaya & MPCB.
13.	A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.	Yes, PP noted the condition & agreeable to the same.
14.	The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels mainly; SPM, RSPM, SO ₂ , NO _x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored	PP reported that herewith regular monitoring is been carried out and the results of the same are submitted to concern authority along with the report.

	and displayed at a convenient location near the main gate of the company in the public domain.	
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General EC Conditions: -

1.	PP has to abide by the conditions stipulated by SEAC & SEIAA.	Condition is noted by PP.
2.	If applicable consent for Establishment shall be obtained from Maharashtra Pollution Control Board under Air and water Act and a copy shall be submitted to the Environment t Department before start of any construction work at the site.	Obtained Consent to Establish from MPCB. <ul style="list-style-type: none"> Format1.0/JD (WPC)/UAN No.0000123978/CE/2201000685 dated 17.01.2022. Copy is enclosed.
3.	Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.	Environmental Clearance is already obtained. Obtained Consent to Establish.
4.	The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by email) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.	The PP is herewith regularly submitting six monthly reports to Environment Department, Mantralaya & MPCB.
5.	The environmental statement for each financial year ending 31 st 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.	Yes, PP noted the condition & agreeable to the same.
6.	This environmental Clearance is issued to obtaining NoC from forestry & wildlife angle including clearance from the standing committee of the National Board for wild Life as if applicable & this environment clearance does not necessarily implies the forestry & wild life clearance granted to the project will be	Condition is noted & agreeable to the same by PP.

	considered separately on merit.	
7.	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 doesn't give immunity to the project proponent in the case filed against him.	Yes, PP noted the condition & agreeable to the same.
8.	The environmental Clearance is being issued purely from environment point of view without prejudice to any court cases and all other applicable permissions/ NoCs shall be obtained before starting proposed work at site.	Condition is noted & agreeable to the same by PP.
9.	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.	Yes, PP noted the condition & agreeable to the same.
10.	Validity of Environmental Clearance: The environmental clearance accorded shall be valid for a period of 7 years as per MoEF&CC Notification dated 29th April, 2015.	Noted. Shall be as per the circulars prevailing at the time of granting EC.
11.	The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, 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.	Yes, PP noted the condition & agreeable to the same.
12.	Any appeal against this environmental clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 151 Floor, D-, Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.	Yes, PP noted the condition & agreeable to the same.

**ENERGY
CONSERVATION
MEASURES**

Developer

M/s. Arkade Developers Pvt Ltd

Redevelopment Project of Vithal Mandir CHSL at CTS No. 1430 at Village – Eksar
Junction of Devidas Road & SVP Road, Borivali West, Mumbai

ENERGY CONSERVATION MEASURES

ENERGY SAVING- Residential.									
Sr no.	Description	Demand load KW	Overall Diversity	No. of Hour.	Energy consumed by Conventional way KWH/Day	Energy consumed by Energy saving devices KWH/DAY	Energy saving KWH/Day	Saving %	Remark
1	lighting load (lobby, parking, landscape, open area etc)	78.98	0.80	10	632	253	379	60%	Use of LED lights instead of T8 flurocent lights
2	Power Load	22.93	0.50	4	46	46	0	0%	
3	Electric Vehicle Car Charging	75.00	1.00	4	300	300	0	0%	
4	Lift load	150.00	0.75	6	675	540	135	20%	VFD's On lift
5	Flat equipment load	1335.63	0.25	4	1336	1202	134	10%	Use of 5star rated equipment & LED lights instead of T8 flurocent lights
6	Plumbing load	36.81	0.60	6	133	106	27	20%	Using High efficient motor & pump
7	STP	21.25	0.80	8	136	109	27	20%	Using High efficient motor & pump
8	OWC	8.00	1.00	8	64	64	0	0%	
9	Club House	18.75	0.40	6	45	41	5	10%	Use of LED lights instead of T8 flurocent lights
10	Fire fighting load	170.00	0.40	1	68	68	0	0%	
	TOTAL	1917			3434	2728	706		
	Total energy savings considering 5% of total savings						172		100% on Solar PV panel (Net Metering)
	Total kW on solar PV cell / renewable source (kW)				0.851	1.111	38		
							Total Energy saving	26%	
							Solar saving	5%	

Energy consumed by Conventional way KWH/Day	3434
Energy saving KWH/Day	878
Total project saving	26%
Energy saving through solar KWH/Day	172
Solar saving	5%

HALF YEARLY POST ENVIRONMENTAL MONITORING REPORT

Redevelopment Project of Vithal Mandir CHSL

For

April, 2022 – September, 2022

Developer

M/s. Arkade Developers Pvt Ltd

CTS No. 1430 at Village – Eksar Junction of Devidas Road & SVP Road, Borivali
West, Mumbai

Prepared by

ENVIRO ANALYSTS & ENGINEERS P. LTD.,

Water Sample Analysis Report

Report No - EAEPL/PM/ADPL/14-02/04/2022			Report Date -21.04.2022		
Name of Customer	M/s. Arkade Developers Pvt. Ltd.				
Site Address	Vithal Mandir CHSL, CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai.			Reference – Verbal	
Nature and Description of Sample	Tanker Water	Sample Collected by			
Sampling locations and Sample Code	PM/W/14-02/04/22 (Near Main Gate of Site)		Sample quantity and packing	2 L X 1 No. PVC Can. 500 ml X 1 No. Glass sterilised bottle.	
			Sample Preservation	Cool -Transported and stored at 5°C (± 1°C).	
Date of Sampling	13.04.2022		Date of Receipt	14.04.2022	
Sampling Procedure	EAEPL/LAB/SOP/02				
Period of Analysis	14.04.2022 to 21.04.2022				
Report for the month	April, 2022				

Parameters	Unit	Results	IS 10500:2012 Limits		Method
			Acceptable Limit	Permissible Limit	
pH	-	7.26	6.5-8.5	No Relaxation	IS 3025 (Part 11) (1983) Reaffirmed 2017
TDS	mg / l	268.00	500	2000	IS 3025 (Part 16) (1984) Reaffirmed 2017
Turbidity	NTU	< 1.00	1	5	IS 3025 (Part 10) (1984) Reaffirmed 2017
Dissolved Oxygen	mg / l	5.20	-	-	IS 3025 (Part 38) (1989) Reaffirmed 2019
Chlorides as Cl	mg / l	69.98	250	1000	IS 3025 (Part 32) (1988) Reaffirmed 2019
Total Hardness	mg / l	182.66	200	600	IS 3025 (Part 21) (2009) Reaffirmed 2019
Calcium	mg / l	33.08	75	200	IS 3025 (Part 40) (1991) Reaffirmed 2019
Alkalinity	mg / l	75.24	200	600	IS 3025 (Part 23) (1986) Reaffirmed 2019
Residual chlorine	mg / l	< 0.10	0.20	1	IS 3025 (Part 26) (1986) Reaffirmed 2019
Sulphate	mg / l	18.10	200	400	IS 3025 (Part 24) (1986) Reaffirmed 2019
Nitrate	mg / l	0.72	45	No Relaxation	APHA 4500 NO ₃ -B (23 rd Edition)
Fluoride	mg / l	0.36	1	1.5	APHA 4500 F-D (23 rd Edition)
Heavy Metals:					
Iron (Fe)	mg / l	0.152	0.3	No Relaxation	IS 3025 (Part 53) (2003) Reaffirmed 2019
Zinc (Zn)	mg / l	0.164	5	15	IS 3025 (Part 49) (1994) Reaffirmed 2019
Lead (Pb)	mg / l	0.001	0.01	No Relaxation	IS 3025 (Part 47) (1994) Reaffirmed 2019
Copper (Cu)	mg / l	0.031	0.05	1.5	IS 3025 (Part 42) (1992) Reaffirmed 2019
Chromium (Cr)	mg / l	0.024	0.05	No Relaxation	IS 3025 (Part 52) (2003) Reaffirmed 2019
Microbiological Analysis:					
Total Coliform	MPN/100ml	Absent	Absent	Should not be detectable in any 100ml sample	IS 1622:1981 (Reaffirmed 2019)
<i>E coli</i>	/100ml	Absent	Absent	Absent	IS 1622:1981 (Reaffirmed 2019)

End

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

Authorized Signatory

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.

Ambient Air Quality Monitoring Report

Report No - EAEPL/PM/ADPL/14-01/04/2022		Report Date -21.04.2022	
Name of Customer	M/s. Arkade Developers Pvt. Ltd.		
Site Address	Vithal Mandir CHSL, CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai.		Reference – Verbal
Nature and Description of Sample	Ambient Air	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	PM/A/14-01/a,b,c,d/04/22 (Near Main Gate of Site)	Sample quantity and packing	PM ₁₀ = 1 * 1 No. Filter paper. PM _{2.5} = 1 * 1 No. Filter paper. SO _x = 30ml * 2 No. PVC bottle. NO _x = 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	13.04.2022	Date of Receipt	14.04.2022
Sampling Procedure	EAEPL/LAB/SOP/01		
Period of Analysis	14.04.2022 to 21.04.2022		
Report for the month	April, 2022		

Environmental Conditions			
Ambient Air Temperature (°C)	Relative Humidity (%)	Duration of Monitoring	
32.0	72.0	8 Hours	
RESULTS			
Tests Parameter	Results	NAAQS LIMITS	METHOD
R.S.P.M (PM ₁₀) (µg/m ³)	56.38	100 µg/m ³	IS 5182 Part 23
R.S.P.M (PM _{2.5}) (µg/m ³)	31.19	60 µg/m ³	EAEPL/LAB/SOP/AIR/05
SO ₂ (µg/m ³)	21.34	80 µg/m ³	IS 5182 Part-2 (2001) Reaffirmed 2017
NO _x (µg/m ³)	24.15	80 µg/m ³	IS 5182 Part-6 (2006) Reaffirmed 2017

Remark: All the measured values are within NAAQS limits.

-----End-----

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

Authorized Signatory

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Soil Sample Analysis Report

Report No - EAEPL/PM/ADPL/14-03/04/2022		Report Date - 21.04.2022	
Name of Customer	M/s. Arkade Developers Pvt. Ltd.		Reference – Verbal
Site Address	Vithal Mandir CHSL, CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai.		
Nature and Description of Sample	Soil	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	PM/S/14-03/04/22 (Centre Side of Const. Area)	Sample quantity and packing	500 gm X 1 zip lock bag
		Preservation	Transported & stored in dry area
Date of Sampling	13.04.2022	Date of Receipt	14.04.2022
Sampling Procedure	EAEPL/LAB/SOP/03		
Period of Analysis	14.04.2022 to 21.04.2022		
Report for the month	April, 2022		

Parameters	Unit	Results	Methods
pH	-	7.45	IS 2720 (Part 26):1987, Reaffirmed:2016
Electrical Conductivity	µS/cm	382.61	IS 14767:2000, Reaffirmed:2021
Soil Moisture	%	17.11	IS 2720 (Part 02):1973 (Reaffirmed 2020) Oven drying method
Water Holding Capacity	%	38.24	EAEPL/LAB/SOP/SOIL/10
Total Kjeldhal Nitrogen	mg/kg	812.35	IS 14684:1999 (Reaffirmed 2019)
Organic Matter	%	1.68	IS 2720 (Part 22) – 1972 (Reaffirmed 2020)
Chlorides	mg/kg	98.27	APHA 4500 Cl ⁻ B and ISRIC Soil analysis procedure, Page No:13-6
Calcium	mg/kg	2022.63	EPA 9080
Magnesium	mg/kg	84.57	EPA 9080
Sulphate	mg/kg	26.40	IS 3025 (Part 24):1986, (Water Extract 1:10) Reaffirmed 2019
Available Phosphorus	mg/kg	1.48	EAEPL/LAB/SOP/SOIL/11
Sodium (Na)	mg/kg	2865.32	SW-846 Method 3050B
Potassium (K)	mg/kg	3014.87	SW-846 Method 3050B
Heavy Metals:			
Copper	mg/kg	108.62	SW-846 Method 3050B
Iron	mg/kg	74612.38	SW-846 Method 3050B
Lead	mg/kg	102.85	SW-846 Method 3050B
Zinc	mg/kg	138.92	SW-846 Method 3050B

-----End-----

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

Authorized Signatory

- 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.

Ambient Noise Level Monitoring Report

Report No - EAEPL/PM/ADPL/14-04/04/2022			Report Date - 21.04.2022
Name of Customer	M/s. Arkade Developers Pvt. Ltd.		Reference – Verbal
Site Address	Vithal Mandir CHSL, CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai.		
Nature and Description of Sample	Noise	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	PM/N/14-04/04/22	Sample quantity and packing	Not Applicable
Date of Sampling	13.04.2022	Date of Receipt	Not Applicable
Sampling Procedure	EAEPL/LAB/SOP/04		
Period of Analysis	Not Applicable		
Report for the month	April, 2022		

Monitoring Locations	Units	Results		CPCB Norms	
		Day Time	Night Time	Day	Night
Near Main Gate of Site	dB(A) Leq.	53.2	44.4	55	45
Near Backside of Site	dB(A) Leq.	54.4	44.9	55	45
Near Centreside of Site	dB(A) Leq.	54.7	43.8	55	45
Near Site Office	dB(A) Leq.	53.6	43.6	55	45

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

-----End-----

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

Authorized Signatory

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Water Sample Analysis Report

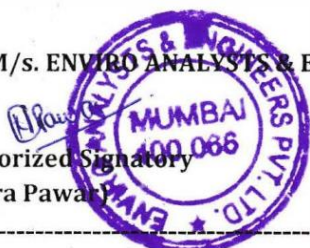
Report No - EAEPL/PM/ADPL/26-02/07/2022		Report Date -26.07.2022	
Name of Customer	M/s. Arkade Developers Pvt. Ltd.		
Site Address	Vithal Mandir CHSL, CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai.		Reference – Verbal
Nature and Description of Sample	Tanker Water	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	PM/W/26-02/07/22 (Near Main Gate 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	18.07.2022	Date of Receipt	19.07.2022
Sampling Procedure	EAEPL/LAB/SOP/02		
Period of Analysis	19.07.2022 to 26.07.2022		
Report for the month	July, 2022		

Discipline: Chemical
Group: Water

Parameters	Unit	Results	Method
pH	-	7.26	IS 3025 (Part 11) 2022
TDS	mg / l	268.00	IS 3025 (Part 16) (1984) Reaffirmed 2017
Turbidity	NTU	< 1.00	IS 3025 (Part 10) (1984) Reaffirmed 2017
Dissolved Oxygen	mg / l	5.20	IS 3025 (Part 38) (1989) Reaffirmed 2019
Chlorides as Cl	mg / l	69.98	IS 3025 (Part 32) (1988) Reaffirmed 2019
Total Hardness	mg / l	182.66	IS 3025 (Part 21) (2009) Reaffirmed 2019
Calcium	mg / l	33.08	IS 3025 (Part 40) (1991) Reaffirmed 2019
Alkalinity	mg / l	75.24	IS 3025 (Part 23) (1986) Reaffirmed 2019
Residual chlorine	mg / l	< 0.10	IS 3025 (Part 26) 2021
Sulphate	mg / l	18.10	IS 3025 (Part 24) Sec1:2022
Nitrate	mg / l	0.72	APHA 4500 NO ₃ -B (23 rd Edition)
Fluoride	mg / l	0.36	APHA 4500 F-D (23 rd Edition)
Heavy Metals:			
Iron (Fe)	mg / l	0.152	IS 3025 (Part 2) 2019
Zinc (Zn)	mg / l	0.164	IS 3025 (Part 2) 2019
Lead (Pb)	mg / l	0.001	IS 3025 (Part 2) 2019
Copper (Cu)	mg / l	0.031	IS 3025 (Part 2) 2019
Chromium (Cr)	mg / l	0.024	IS 3025 (Part 2) 2019

-----End-----

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

 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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Water Sample Analysis Report

Report No - EAEPL/PM/ADPL/26-02/07/2022		Report Date -26.07.2022	
Name of Customer	M/s. Arkade Developers Pvt. Ltd.		
Site Address	Vithal Mandir CHSL, CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai.		Reference – Verbal
Nature and Description of Sample	Tanker Water	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	PM/W/26-02/07/22 (Near Main Gate of Site)	Sample quantity and packing	500ml X 1 No. PP. St. Bottle
		Sample Preservation	Cool -Transported and stored at 5°C (± 1°C).
Date of Sampling	18.07.2022	Date of Receipt	19.07.2022
Sampling Procedure	EAEPL/LAB/MB/SOP/17		
Period of Analysis	19.07.2022 to 26.07.2022		
Report for the month	July, 2022		

Discipline: Biological
Group: Water

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

-----End-----

For M/s. ENVIRO ANALYSTS & 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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Ambient Air Quality Monitoring Report

Report No - EAEPL/PM/ADPL/26-01/07/2022		Report Date -26.07.2022	
Name of Customer	M/s. Arkade Developers Pvt. Ltd.		
Site Address	Vithal Mandir CHSL, CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai.		Reference – Verbal
Nature and Description of Sample	Ambient Air	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	PM/A/26-01/a,b,c,d/07/22 (Near Main Gate of Site)	Sample quantity and packing	PM ₁₀ = 1 * 1 No. Filter paper. PM _{2.5} = 1 * 1 No. Filter paper. SO _x = 30ml * 2 No. PVC bottle. NO _x = 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	18.07.2022	Date of Receipt	19.07.2022
Sampling Procedure	EAEPL/LAB/SOP/01		
Period of Analysis	19.07.2022 to 26.07.2022		
Report for the month	July, 2022		

Discipline: Chemical

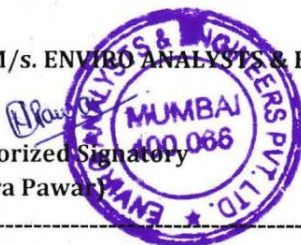
Group: Atmospheric Pollution

Environmental Conditions			
Ambient Air Temperature (°C)	Relative Humidity (%)	Duration of Monitoring	
30.0	68.0	8 Hours	
RESULTS			
Tests Parameter	Results	NAAQS LIMITS	METHOD
R.S.P.M (PM ₁₀) (µg/m ³)	45.78	100 µg/m ³	IS 5182 (Part 23) 2006 Reaffirmed 2017
R.S.P.M (PM _{2.5}) (µg/m ³)	21.21	60 µg/m ³	IS 5182 (Part 24) 2019
SO ₂ (µg/m ³)	16.82	80 µg/m ³	IS 5182 Part-2 (2001) Reaffirmed 2017
NO _x (µg/m ³)	18.46	80 µg/m ³	IS 5182 Part-6 (2006) Reaffirmed 2017

Remark: All the measured values are within NAAQS limits.

-----End-----

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

 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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Soil Sample Analysis Report

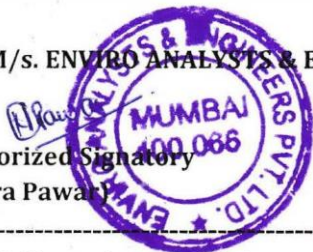
Report No - EAEPL/PM/ADPL/26-03/07/2022		Report Date - 26.07.2022	
Name of Customer	M/s. Arkade Developers Pvt. Ltd.		
Site Address	Vithal Mandir CHSL, CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai.		Reference – Verbal
Nature and Description of Sample	Soil	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	PM/S/26-03/07/22 (Centre Side of Const. Area)	Sample quantity and packing	500 gm X 1 zip lock bag
		Preservation	Transported & stored in dry area
Date of Sampling	18.07.2022	Date of Receipt	19.07.2022
Sampling Procedure	EAEPL/LAB/SOP/03		
Period of Analysis	19.07.2022 to 26.07.2022		
Report for the month	July, 2022		

Discipline: Chemical
Group: Soil & Rock

Parameters	Unit	Results	Methods
pH	-	7.74	IS 2720 (Part 26):1987, Reaffirmed:2021
Electrical Conductivity	µS/cm	398.19	IS 14767:2000, Reaffirmed:2021
Soil Moisture	%	16.51	IS 2720 (Part 02):1973 (Reaffirmed 2020) Oven drying method
Water Holding Capacity	%	37.01	EAEPL/LAB/SOP/SOIL/10
Total Kjeldhal Nitrogen	mg/kg	809.66	IS 14684:1999 (Reaffirmed 2019)
Organic Matter	%	1.90	IS 2720 (Part 22) – 1972 (Reaffirmed 2020)
Chlorides	mg/kg	103.27	EAEPL/LAB/SOP/SOIL/03
Calcium	mg/kg	2278.25	EPA 9080
Magnesium	mg/kg	93.33	EPA 9080
Sulphate	mg/kg	25.00	IS 2720 (Part 27):1977 (Reaffirmed 2020)
Available Phosphorus	mg/kg	1.27	EAEPL/LAB/SOP/SOIL/11
Sodium (Na)	mg/kg	2926.37	EPA 3050B
Potassium (K)	mg/kg	3070.35	EPA 3050B
Heavy Metals:			
Copper	mg/kg	114.15	EPA 3050B
Iron	mg/kg	82450.41	EPA 3050B
Lead	mg/kg	123.12	EPA 3050B
Zinc	mg/kg	144.51	EPA 3050B

-----End-----

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

 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.

Ambient Noise Level Monitoring Report

Report No - EAEPL/PM/ADPL/26-04/07/2022			Report Date - 26.07.2022
Name of Customer	M/s. Arkade Developers Pvt. Ltd.		Reference – Verbal
Site Address	Vithal Mandir CHSL, CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai.		
Nature and Description of Sample	Noise	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	PM/N/26-04/07/22	Sample quantity and packing	Not Applicable
Date of Sampling	18.07.2022	Date of Receipt	Not Applicable
Sampling Procedure	EAEPL/LAB/SOP/04		
Period of Analysis	Not Applicable		
Report for the month	July, 2022		

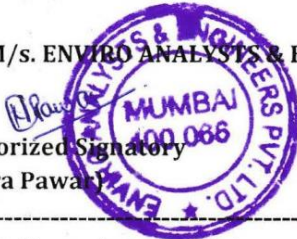
Monitoring Locations	Units	Results		CPCB Norms	
		Day Time	Night Time	Day	Night
Near Main Gate of Site	dB(A) Leq.	54.9	44.8	55	45
Near Backside of Site	dB(A) Leq.	54.6	44.7	55	45
Near Centreside of Site	dB(A) Leq.	53.0	42.3	55	45
Near Site Office	dB(A) Leq.	53.9	44.4	55	45

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

-----End-----

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

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.



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

To,

The Director
M/S ARKADE DEVELOPERS PVT. LTD

Arkade House, 02nd Floor, opposite Bhoomi Arkade, next To Children
Academy, A.S. Marg, Ashok Nagar, Kandivali E, Mumbai -400101

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC)
in respect of project submitted to the SEIAA vide proposal number
SIA/MH/MIS/227512/2021 dated 02 Sep 2021. The particulars of the environmental
clearance granted to the project are as below.

1. EC Identification No.	EC22B038MH177557
2. File No.	SIA/MH/MIS/227512/2021
3. Project Type	New
4. Category	B2
5. Project/Activity including Schedule No.	8(a) Building and Construction projects
6. Name of Project	Proposed Redevelopment of Vithal Mandir CHSL on CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai for M/s Arkade developers Pvt. Ltd
7. Name of Company/Organization	M/S ARKADE DEVELOPERS PVT. LTD
8. Location of Project	Maharashtra
9. TOR Date	N/A

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

Date: 20/03/2022

(e-signed)
Manisha Patankar Mhaiskar
Member Secretary
SEIAA - (Maharashtra)

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

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PARIVESH

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and Virtuous Environmental Single-Window Hub)



STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/MIS/227512/2021
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s Arkade developers Pvt. Ltd.,
CTS No 1430, at Village Eksar,
Junction of Devidas Road & SVP Road,
Borivali West, Mumbai.

Subject : Environment Clearance for Proposed Redevelopment Construction project of Vithal Mandir CHSL on CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai by M/s Arkade developers Pvt. Ltd

Reference : Application no. SIA/MH/MIS/227512/2021

This has reference to your communication on the above mentioned subject. The proposal was considered by the SEAC-2 in its 162nd meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 238rd (Day-3) meeting of State Level Environment Impact Assessment Authority (SEIAA).

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

Sr. No.	Description	Details
1	Plot area	5711.90 Sq.Mtrs.
2	FSI	17,454.76 Sq.Mtrs.
3	Non FSI	21,390.52 Sq.Mtrs.
4	Total Built up area	38,845.28 Sq.Mtrs.
5	Building configuration	1 Building – Wing A, Wing B, Wing C –Ground + 1st to 3rd Common Podium + 4th Common Podium (Eco Deck Floor) + 5th to 22nd Upper Residential. Building Height- 69.95 mtrs
6	No of Tenements	261 Residential units
7	Total population	1,305
8	Water requirement	191 KLD
9	Sewage generation	162 KLD
10	STP Capacity & Technology	180 KLD with MBBR Technology
11	STP location	Ground

12	Total Solid waste quantities	Total: 652.5 kg/day Biodegradable waste: 392 kg/day Non-biodegradable waste: 261 kg/day
12	RG Area	Required:1,034.36 sq.m. Provided: 2463.41 sq. m.
13	Energy requirement	Connected Load: 4480.80KW Maximum Demand Load: 1916.40 KW
14	Total Energy Savings	Overall savings – 26% Solar savings – 5%
15	No. of DG Sets & Capacities	D. G. Set KVA: 1 X 320 KVA
16	Parking 4W & 2W	4-W – 296 No's 2-W – 168 No's.
17	Rain Water Harvesting	RWH Tanks – 2 x 60 cum.
18	Project Cost	Rs 95 Crores.
19	EMP cost	Capital Cost- Rs. 377 Lakhs O & M Cost- Rs. 35.03 Lakhs
20	CER Details with Justification if any	CER shall be implemented as part of EMP as prescribed by EAC/SEAC as mentioned in OM F.No.22-65/2017-IA.III dated September 30, 2020.

3. Proposal is a new construction project. Proposal has been considered by SEIAA in its 238rd (Day-3) meeting and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

A. SEAC Conditions-

1. PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to obtain following NOCs & remarks:
a) Tree NOC; b) CFO NOC, c) SWM/C& D NOC.
3. PP to make adequate compensatory tree plantation as against proposed tree cutting.
4. PP to submit NOC from concern authority for use of excess treated water in nearby Garden reservation/ Construction.

B. SEIAA Conditions-

1. PP to strictly follow the amended Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975.
2. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender

movement.

3. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
4. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA.III dt.04.01.2019.
5. SEIAA after deliberation decided to grant EC for – FSI- 16718.47 m², Non-FSI- 20673.61 m², Total BUA- 37392.08 m². (Plan approval- P- 8039/2021(1430)R/NWard/EKSAR(S)R/N/337/2/Amend. dated 09/12/2021.).

General Conditions:

a) Construction Phase :-

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.

- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XVII. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVIII. 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.
- XIX. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at

least 50 % of water, Local authority should ensure this.


- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).
- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at <http://parivesh.nic.in>
- XII. Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
- XIII. 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.
- XIV. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

C) General EC Conditions:-

- I. PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.
 - II. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
 - III. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
 - IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
 - V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
 - VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
 - VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.
4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.
6. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.

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

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


Manisha Patankar-Mhaiskar
(Member Secretary, SEIAA)
17/3/2022

Copy to:

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

MAHARASHTRA POLLUTION CONTROL BOARD

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



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

Infrastructure/RED/L.S.I

No:- Format1.0/JD (WPC)/UAN No.0000123978/CE/2201000685

Date: 17/01/2022

To,
M/s. Arkade Developers Pvt Ltd,
Proposed Redevelopment of Vithal Mandir
CHSL, on CTS No 1430,
at Village Eksar, Junction of Devidas Road
& SVP Road,
Borivali West, Mumbai



Your Service is Our Duty

Sub: Consent to Establish for Proposed Redevelopment for Building Construction Project

Ref: Application submitted by SRO-Mumbai-IV

Your application NO. MPCB-CONSENT-0000123978

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

- The Consent to Establish is granted for a period upto commissioning of project or up to 5 year whichever is earlier.**
- The capital investment of the project is Rs.94.2926 Cr. (As per undertaking submitted by pp).**
- The Consent to Establish is valid for Proposed Redevelopment for Building Construction Project named as M/s. Arkade Developers Pvt Ltd, Proposed Redevelopment of Vithal Mandir CHSL on CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai on Total Plot Area of 5711.90 Sq.Mtrs for construction BUA of 38845.28 Sq.Mtrs including utilities and services**
- Conditions under Water (P&CP), 1974 Act for discharge of effluent:**

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	NA	NA
2.	Domestic effluent	162	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG Set-750 KVA	1	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Biodegradable waste	392 Kg/Day	OWC	will be used as manure for gardening
2	Non Biodegradable waste	261 Kg/Day	Segregate	will be handover to the local authorised recycler
3	STP Sludge	15 Kg/Day	Drying	will be used as manure for plantation

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

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

8. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
10. The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening.
11. PP shall install online monitoring system for BOD, TSS and flow at the outlet of STP with connectivity to MPCB Server.
12. Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
13. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
14. Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
15. The project proponent shall make provision of charging of electric vehicles in atleast 40 % of total available parking area.
16. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.

17. PP shall obtain Environmental Clearance from competent authority for the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	125000.00	MPCB-DR-8477	27/10/2021	NEFT

Copy to:

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



SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have proposed to provide MBBR Technology based Sewage Treatment Plants (STPs) of combined capacity **180 CMD for treatment of domestic effluent of 162 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

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

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

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	180.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

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

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

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

Stack No.	Stack Attached To	APC System	Height in Mtrs.	Type of Fuel	Quantity & UoM
S-1	DG Set-750 KVA	Acoustic Hood	5	HSD	187.5 Kg/Hr

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

Total Particular matter	Not to exceed	150 mg/Nm ³
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**

- a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
- b) The toilet shall be provided with exhaust system connected to chimney through ducting.
- c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
- d) The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10.0 Lakhs	Within 15 Days	Towards compliance of Consent condition and obtaining E.C.	Upto Commissioning of the project	COU or Five Years

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

BG Forfeiture History

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

BG Return details

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

SCHEDULE-IV

Conditions during construction phase

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

General Conditions:

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

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

This certificate is digitally & electronically signed.



PUBLIC NOTICE

All the concerned persons including bonafied residents, environmental groups, NGOs and others are hereby informed that the State Environment Impact Assessment Authority, Maharashtra, has accorded Environmental Clearance to M/s. ARKADE DEVELOPERS PVT. LTD., Arkade House, 2nd Floor, Opposite Bhoomi-Arkade, Next to Children's Academy, A. S. Marg, Ashok Nagar, Kandivli (East), Mumbai - 400101, Maharashtra for their Proposed Redevelopment of Vithal Mandir CHSL on CTS No 1430, at Village Eksar, Junction of Devidas Road & SVP Road, Borivali West, Mumbai 400103, Maharashtra. EC Letter No. SIA/MH/MIS/227512/2021 dated 20/03/2022. The copy of clearance letter is available with the Parivesh portal and may also be seen on the website of the Ministry of Environment and Forests at https://parivesh.nic.in/

"RELIABLE HOUSING INDIA PVT. LTD."

Our Proposed Amendment and Expansion in EC for the development of Residential cum Commercial Project on plot bearing S. No. 153 B. S. No. 154/p1 at village: Achole, Tal: Vasai, Dist: Palghar, Maharashtra. was accorded the Environmental Clearance from the Environment and Climate Change Department, Government of Maharashtra. The copy of the Environmental clearance letter is available on the web site of Ministry of Environment Forest and Climate Change, Government of India http://environmentclearance.nic.in



Virar (West) Branch Ground floor Shop No: 3/11 Suyash Bldg, Saraswati Baug, Viva college Road Virar West Dist Palghar 401303 Ph.0250-2512397 Fax: 0250-2512396 email: virarw@bankofbaroda.com

POSSESSION NOTICE(For Immoveable property only)

Whereas the undersigned being the Authorized Officer of the Bank of Baroda under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest (Second) Act, 2002 and in exercise of powers conferred under Section 13(12) read with Rule 8 of the Security Interest (Enforcement) Rules, 2002 issued a Demand Notice dated 29.01.2022 calling upon the Borrower Mr. Mayuresh Dinanath Sawant to repay the amount mentioned in the notices being Rs. 33,90,313.69 (Rupees Thirty Three Lacs Ninety Thousands Three Hundred Thirteen and Sixty Nine Paise Only) unapplied interest, unreserved interest as on and from 20.01.2022 and other charges demanded etc. within 60 days from the date of receipt of the said notice.

PUBLIC NOTICE

Notice is hereby given that our clients are negotiating to purchase and acquire from (1) MR. JAYESH CHANDRANATH VORA and (2) MRS. KALPANA JAYESH VORA all their right, title and interest in the Premises described in the Schedule hereunder written. Any person having any right, title, claim or interest in or upon the said property or any part(s) thereof more particularly described in the Schedule hereunder, by way of sale, exchange, mortgage, charge, security, pledge, lien, inheritance, gift, maintenance, easement, trust, HUF, lease, tenancy, leave and license agreement, its pendens, possession, occupation, subject matter of any legal proceedings or any order or decree passed by any Court, Tribunal, Forum or Arbitration or recovery proceedings or otherwise of any nature whatsoever are hereby required to make the same known in writing to the undersigned alongwith the documentary evidence within 14 (Fourteen) days from the date hereof, failing which claims, if any, shall be deemed to have been waived and abandoned.

DESCRIPTION OF THE PREMISES

Flat No.605 admeasuring approximately 575 sq. ft. Built up area on the 6th floor in "A" wing the building known as "Poonam Apartments" along with 10 (Ten) fully paid up shares of Rs.50/- each distributed into two share certificates one having 5(five) shares bearing distinctive Nos.386 to 390 (both inclusive) evidence by share certificate No.79 and another having 5 (five) shares bearing distinctive Nos.1891 to 1895 (both inclusive) evidence by Share Certificate No.026 issued Poonam Property Co-operative Housing Society Ltd. of the building constructed on Land Plot No.H-2 and C.S. No.2 of Worli Division situated at Dr. Annie Besant Road, Worli, Mumbai-400 018.

Dated this 14th day of June, 2022

For R-3 Enterprises Sd/- Suresh Jain

311, Veena Chambers, 3rd Floor, 21, Dalal Street, Fort, Mumbai 400001. Sureshjain046@gmail.com

Navi Mumbai Municipal Corporation

Engineering Department Tender Notice No. NMMMC/EE(Turbhe)/07/2022-2023

Table with 3 columns: No., Name of Work, Estimated Cost (Rs.). Contains 60 items of work such as 'Providing & fixing digital wall medial printing at Turbhe store ESR in Turbhe ward.', 'Providing & fixing digital wall media printing at koprigaon ESR in Turbhe ward.', etc.

Government of India Ministry of Finance and Department of Financial Services DEBTS RECOVERY TRIBUNAL NO. 1, MUMBAI 2nd Floor, MTNL Building, Colaba, Mumbai - 400 005. RECOVERY PROCEEDING NO. 78 OF 2021

DEBTS RECOVERY TRIBUNAL NO. 2 AT MUMBAI Ministry of Finance, Government of India 3rd Floor, MTNL Bhavan, Strand Road, Colaba Market, Colaba, Mumbai-400 005. DEMAND NOTICE

NOTICE UNDER SECTIONS 25 TO 28 OF THE RECOVERY OF DEBTS AND BANKRUPTCY ACT, 1993 AND RULE 2 OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961. T.R.P.No. 296 OF 2016. Next date: 27.6.2022. Certificate Holder: Surya Bhagwan & Anr. Certificate Debtors: Shivkeela Infotech & Marketing Services Pvt. Ltd.

DEMAND NOTICE In terms of the Recovery Certificate in Original Application No. 221 of 2017 issued by the Learned Presiding Officer, DRT-I, Mumbai a sum of Rs. 41,62,153.41/- (Rupees Forty One Lacs Sixty Two Thousand One Hundred and Fifty Three and Paise Forty One Only) with interest and cost is due from you. You are hereby called upon to deposit the above sum within 15 days of the receipt of the Notice, failing which the recovery shall be made in accordance with law.

DEBTS RECOVERY TRIBUNAL NO. 2 AT MUMBAI Ministry of Finance, Government of India 3rd Floor, MTNL Bhavan, Strand Road, Colaba Market, Colaba, Mumbai-400 005. DEMAND NOTICE NOTICE UNDER SECTIONS 25 TO 28 OF THE RECOVERY OF DEBTS AND BANKRUPTCY ACT, 1993 AND RULE 2 OF SECOND SCHEDULE TO THE INCOME TAX ACT, 1961. T.R.P.No. 296 OF 2016. Next date: 27.6.2022. Certificate Holder: Surya Bhagwan & Anr. Certificate Debtors: Shivkeela Infotech & Marketing Services Pvt. Ltd.

Branch Office: ICICI BANK LTD, Ground Floor, Akruti Centre, MIDC, Near Telephone Exchange, Opp Akruti Star, Andheri East, Mumbai- 400093

PUBLIC NOTICE - TENDER CUM AUCTION FOR SALE OF SECURED ASSET

[See proviso to rule 8(6)] Notice for sale of immovable assets E-Auction Sale Notice for Sale of Immovable Assets under the Securitisation and Reconstruction of Financial Assets and Enforcement of Security Interest Act, 2002 read with proviso to Rule 8 (6) of the Security Interest (Enforcement) Rules, 2002.

Table with 7 columns: Sr. No., Name of Borrower(s)/Co-Borrowers/ Guarantors/ Loan Account No., Details of the Secured asset(s) with known encumbrances, if any, Amount Outstanding, Reserve Price Earnest Money Deposit, Date and Time of Property Inspection, Date & Time of Auction.

The online auction will be conducted on website (URL Link-https://disposalhub.com) of our auction agency M/s NexXen Solutions Private Limited. The Mortgagee/ noticee are given a last chance to pay the total dues with further interest till July 06, 2022 before 05:00 PM else this secured asset will be sold as per schedule. The Prospective Bidder(s) must submit the Earnest Money Deposit (EMD) Demand Draft (DD) (Refer Column E) at ICICI Bank Limited, DSMG, 870/1-Suma House, Bhandarkar Road, Opp. Hotel Raviraj, Maharashtra, Pune-411004 on or before July 06, 2022 before 2.00 PM and thereafter they need to submit their offer through the above mentioned website only on or before July 06, 2022 before 05:00 PM along with scan image of Bank acknowledged DD towards proof of payment of EMD.



E-Tender Notice

Table with 2 columns: Tender Document No., Name of Organization, Subject, Cost of Tender, Cost of E-Tender (estimated cost of work), Bid Security Deposit/Earnest Money Deposit, Date of issue and sale of tender, Last date & time for sale of tender, Submission of Packet A, B & packet C Online & Receipt of Bid Security Deposit, Opening of Packet A, Opening of Packet B, Opening of Packet C, Address for communication, Venue for opening of bid, Contact Person details.

This E-tender is available on BMC website (http://portal.mcgm.gov.in). Change in the date of submission, date of opening of packets, etc. as mentioned in the header data if any will be published on the BMC portal. The BMC reserves rights to accept any of the application or reject any or all the applications received for above subject without assigning any reason thereof.

PRO/533/ADV/2022-23 Let's together and make Mumbai Malaria free

PUBLIC NOTICE

NOTICE is hereby given that we, on behalf and on the instructions of our client, M/s. H. J. CORPORATION, a partnership firm, are investigating their title to the development rights granted by PARLE NANDANVAN CO-OPERATIVE HOUSING SOCIETY LIMITED in respect of their immovable property more particularly described in the Schedule hereunder written and hereinafter referred to as the "Property". Any person's having any share, right, title, interest, claim, or demand against or to the Property mentioned in the Schedule herein below, whether by way of sale, assignment, charge, gift, exchange, encumbrance, lease, tenancy, license, mortgage, lien, transfer, trust, inheritance, easement, order/decree/ judgment of any Court, option agreement or any kind of agreement or understanding or otherwise whatsoever in, to or upon the Property or any part thereof are hereby required to give notice of the same in writing along with supporting documentary proof based on which such claim is being raised, to the undersigned at A-401, 4th Floor, Manika Apartments, Mahakali Caves Road, Andheri (E), Mumbai - 400 093 and/or E-mail at naresh@tauruslegal.co.in, within 14 (fourteen) days from the date hereof, after which, any such right, claim or demand, if any, shall be considered as waived and abandoned.

THE SCHEDULE HEREINAFORE REFERRED TO

(Description of the Property) ALL THAT piece or parcel of land bearing Final Plot No. 69/A of TPS VI of Vile Parle (West), admeasuring about 2574.43 sq. mtrs. as per PR Card i.e., 2508.30 sq. mtrs as per Lease Agreement + 66.13 sq. mtrs of Setback area (an area admeasuring 66.13 sq. mtrs, being the setback area to be handed over to the MCGM of Vile Parle (West), Taluka Andheri, within the Registration District of Mumbai Suburban, together with the Building standing thereon known as "Parle Nandanvan" consisting of two wings (A & B), each comprising of Ground plus 3 Upper Floors belonging to the Parle Nandanvan Co-operative Housing Society Ltd. and comprising in the aggregate 1 (one) Commercial Premises and 36 (thirty-six) Residential Flat Premises, lying, being and situate at 6, Ansan Road, Vile Parle (West), Mumbai - 400 056, being assessed by the Municipal Corporation of Greater Mumbai under 'K' (West) Ward, and bounded as follows: On or towards EAST: By Railway; On or towards WEST: By F.P. No.68 (CTS No.924) & F.P. No.69B (CTS No.916); On or towards NORTH: By F.P. No.66 (CTS No.913) & F.P. No.67 (CTS No.912); On or towards SOUTH: By Ansan Road.

Dated this 14th day of June, 2022 For M/s. Taurus Legal, Sd/- Naresh H. Chhedra (Partner) Advocates & Solicitor

Office of the Recovery Officer, Co-operative Department, Mumbai

In the precincts of The Greater Bombay Co-operative Bank Ltd GBCB House, 89, Bhuleshwar, Mumbai 400 002. Phone : 6128 5715 - 20 Fax : 6128 5713

Public Auction Notice

Table with 6 columns: Sr. No., Name of the Judgment Debtors, R.C. Nos., Reserve Price, Description of Property, Date of inspections & time.

The Recovery Officer, invites offer in sealed envelope from interested parties in respect of above mentioned immovable properties put up for auction sale on "As is, Where is, Whatever It is & No Complaint Basis". The bid form containing terms and conditions of auction or other information, if any, can be obtained from the office of the Recovery Officer on any working day as well as at the time and date of inspection on payment of Rs. 100/- The date and time of inspection shown in column no. 6. The intending bidder should send their bids in separate sealed envelopes mentioning description of the property for which they are bidding along with the interest free Earnest Money Deposit @ 15% of bid amount for each property by way of PO/DD favouring "The Greater Bombay Co-operative Bank Ltd at Mumbai". The bids will be received by the Recovery Officer at above mentioned Bhuleshwar Office on or before 14th July 2022 till 11.00 a.m. for property at Sr. No. 1. The tenders will be opened for property at Sr. No. 1 on 14th July, 2022 at 12.15 pm, at the office of R.C. Holder Bank viz. The Greater Bombay Co-operative Bank Ltd at GBCB House, 89, Bhuleshwar, Mumbai 400 002. The qualified bidders shall be given opportunity to improve upon their bids.

Date: 13th June 2022 Attached with the Greater Bombay Co-operative Bank Ltd (U/s. 156 (1) of MCS Act & rule 101)

THE GREATER BOMBAY CO-OPERATIVE BANK LTD

GBCB House, 89, Bhuleshwar, Mumbai 400 002 Phone- 61285715-20 Tel Fax 6128 5713

Public Auction Notice For Sale

Residential Properties for Sale on "As is Where is And Whatever There is Basis; (Property taken over under Securitization and Reconstruction Of Financial Assets & Enforcement Of Security Act 2002) The Undersigned as Authorized Officer of The Greater Bombay Co-operative Bank Ltd has taken possession of the following Property u/s 13(4) of the SARFAESI Act.

Table with 3 columns: Sr. No., Name of the Borrower, Outstanding Balance As on 31.05.2022.

Table with 7 columns: Sr. No., Name of the Judgment Debtors, Reserve Price, Date and Time of Inspection, Earnest Money Deposit, Date & time of opening the Tender and Auction, Description of Property.

The Authorized Officer, invites offers in sealed envelope from interested parties in respect of above mentioned immovable properties put up for auction sale on "As is, Where is, And Whatever it is Basis". 1. Sale is strictly to the term and condition incorporated in this advertisement & in the prescribed Tender Form. Further details of the above mentioned properties and Bid Form can be obtained from the banks bhuleshwar office at the above mentioned address. 2. The intending bidder should send their bids in separate sealed envelopes mentioning description of the property for which they are bidding along with the interest free Earnest Money Deposit @ 10% of bid amount for each property by way of PO/DD favouring "The Greater Bombay Co-operative Bank Ltd Payable at Mumbai". The bids will be received by the Authorized Officer at above mentioned Bhuleshwar Office for Sr. no. 1 on 29th June, 2022 till 11.00 am. The Bid will be opened for property at Sr. No. 1 on 29th June, 2022 at 11.30 am at the office viz. The Greater Bombay Co-operative Bank Ltd at GBCB House, 89, Bhuleshwar, Mumbai 400 002. The qualified bidders shall be given opportunity to improve upon their bids. 3. Tender/Bid will be opened at the Bhuleshwar office as per schedule given above. 4. The Borrower respective Tenderers/Guarantors/Owners of the security or their Authorized representatives may remain present at the time of opening of tender. 5. All charges, levies, taxes, society dues and / or any other liability / outgoing accrued against the property shall be borne by the successful bidder. Present accrued liabilities on the property are not known and if any, it will be borne by the successful bidder. 6. The Authorized Officer reserves his rights to accept or reject any or all offers and also postpone / cancel the auction without assigning any reason and also to modify the terms and conditions of the Auction Sale without prior notice. 7. Offer / Bid amount lesser than reserve price will not be entertained. 8. All concerned parties of M/s. Atharva Metals Pvt. Ltd and guarantors are hereby informed to be present on the respective auction dates at Bhuleshwar office. 9. Successful bidder should conduct due diligence of the properties prior to participation in the auction and thereafter neither the Authorized Officer Bank will entertain any sort of complaint or dispute in respect of subject properties. Successful bidder will have to deal it on his/her own cost and consequences. 10. Disputes, if any, shall be within the jurisdiction of Mumbai Courts only. Given under my hand and seal of this office on Monday, the 13th June 2022. Date: 13th June 2022. Place: Mumbai. Authorized Officer The Greater Bombay Co-op bank Ltd











ANNEXURE 1



MUNICIPAL CORPORATION OF GREATER MUMBAI
Amended Plan Approval Letter

File No. P-8039/2021/(1430)/R/N Ward/EKSAR (S) R/N/337/2/Amend dated 09.12.2021

To, **CC (Owner),**
MRUGESH S. PANCHAL **ARKADE DEVELOPERS PRIVATE**
B-2,Shri Siddhi Complex,Near Udpi **LIMITED**
Hotel,Goregaon East Mumbai-400063 **ARKADE HOUSE, 2ND FLOOR, OPP,**
BHOOMI ARKADE, KANDIVALI
EAST, MUMBAI 400101

Subject : Proposed Redevelopment of Vitthal Mandir CHSL on plot bearing CTS no 1430 of Village Eksar, Junction of SVP Road and Devidas road, Borivali West, Mumbai..

Reference : Online submission of plans dated 10.11.2021

Dear Applicant/ Owner/ Developer,
There is no objection to your carrying out the work as per amended plans submitted by you online under reference for which competent authority has accorded sanction, subject to the following conditions.

- 1) That all the conditions of IOD under even number P-8039/2021/(1430)/R/N Ward/EKSAR(S)/R/N/337/1/New dated 08/09/2021 shall not be complied with.
- 2) That the revised R.C.C. design and calculation shall not be submitted before requesting C.C.
- 3) That the revised NOC from HE shall not be submitted before requesting C.C.
- 4) That the Extra Water and Sewerage Charges shall not be paid and No dues pending from A.E.W.W. (R/Central) ward shall be submitted before requesting C.C.
- 5) No Dues Certificate from A.A& C R/C shall not be submitting before asking CC.
- 6) That the Revalidated Janata Insurance Policy shall not be submitting before asking CC.
- 7) That the CC shall not be re-endorsed for carrying out the work as per amended plan.
- 8) That all the payments shall not be paid before requesting C.C.
- 9) That the One time PCO charges shall not be paid before asking for C.C.
- 10) That the adequate safeguards shall not be employed for preventing dispersal of (dust) particles/ particles through the Air (or even otherwise) & adequate record shall not be maintained & uploaded for every single trip for disposal of C&D waste, at the time of loading the C&D waste in vehicle, after loading the C&D waste in the vehicle ring the hauling.
- 11) That all the conditions in the NOC u.no. /008602/2021/R/N/MSII Dated 01 Sep 2021, from SWM department obtained online in response to application under no. P-8039/2021/(1430)/R/N Ward/EKSAR (S) R/N-SWM/1/New, dated - 01 Sep 2021 to transport & deposit /dump / level the C & D Waste at only designated unloading site – M/s. Navi Mumbai SEZ Pvt. Ltd., Village Dronagiri, Taluka Uran, District Raigad, Navi Mumbai (Part - shall not be complied with.
- 12) That the construction site & landfill site shall not be inspected by the Licensed Architect / Licensed Engineer, the compliance report thereof shall not be uploaded, any breach in respect of the same will entail the cancellation of the building permission or the IOD of the work will be liable to be stopped immediately.
- 13) That the construction is being permitted with a condition that the debris shall not be deposited on pre-identified site with due consent / NOC of the land owner.
- 14) That in the event the consent given by the disposal site owner / authority is revoked for any reasons, and/ or in the event the time limit during which disposal site was available gets expired, the relevant construction activity shall not be stopped show cause notice shall be given till such time Waste Management Plan/ Debris Management plan is amended to provide the new site for dumping of C&D Waste and got approved online, construction work shall not be recommenced.
- 15) That the valid Bank Guarantee of Rs. 50,00,000/- shall not be furnished solely for the purpose of ensuring compliance of the conditions in the Waste Management Plan/Debris Management Plan approved by SWM department of MCGM, till grant of full Occupation Certificate.

- 16) That any officer of MCGM/ Monitoring Committee shall not be entitled to inspect the record of grant of IOD, visit or inspect landfill sites, as well as, MCGM Officers/ Monitoring Committee shall not be entitled to bring to the notice of MCGM any breach in the IOD conditions. The order passed by MCGM on the reported breaches shall be final binding.
- 17) That all the conditions in the orders of Hon'ble Supreme Court of India dated 15.03.2018 in the case of Dumping Ground shall not be complied with.
- 18) That the RUT shall not be submitted stating that Architectural and landscape features proposed on LOS at Podium shall not be misused and indemnifying MCGM and its officer for any dispute or haphazard. Compliances from other Dept. if any shall be obtained for Architectural and Landscape features on LOS at Podium before asking OCC.
- 19) That in breach of any of the above conditions, this approval shall not liable to be revoked.

Name : VINOD KONDIRAM
KEKAN
Designation : Executive
Engineer
Organization : Personal
Date : 09-Dec-2021 17: 32:15

For and on behalf of Local Authority
Municipal Corporation of Greater Mumbai
Executive Engineer . Building Proposal
Western Suburb II

- Copy to :
- 1) Assistant Commissioner, R/N Ward
 - 2) A.E.W.W., R/N Ward
 - 3) D.O. R/N Ward
- Forwarded for information please





MUNICIPAL CORPORATION OF GREATER MUMBAI

(Solid Waste Management Department)

Office of Executive Engineer,
SWM SWM Zonal Office 7,

Application Number - P-8039/2021/(1430)/R/N Ward/EKSAR (S) R/N/SWM/1/Amend, dated - 09 May 2022

Issued remarks Number /0/2022/R/N/WSII Dated 11 May 2022.

To (Architect / L.S),
MRUGESH S. PANCHAL
B-2,Shri Siddhi Complex,Near Udpi
Hotel,Goregaon East Mumbai-400063

CC (Owner),
ARKADE DEVELOPERS PRIVATE LIMITED
ARKADE HOUSE, 2ND FLOOR, OPP, BHOOMI ARKADE,
KANDIVALI EAST, MUMBAI 400101

Subject :- Approval to Construction & Demolition Waste Management Plan for the site at CTS/CS Number 1430 of village EKSAR (S) R/N at ward R/North.

Reference :- Your application / online submission for C&D Waste Management Plan levelling & filling at designated site dtd. 09 May 2022.

With reference to your application/ online submission, the Debris Management Plan submitted by you has been approved as per "Construction and Demolition Waste Rules 2016" and you are allowed to transport Construction & Demolition/ Excavation Material from construction site to the unloading site subject to following terms & conditions.

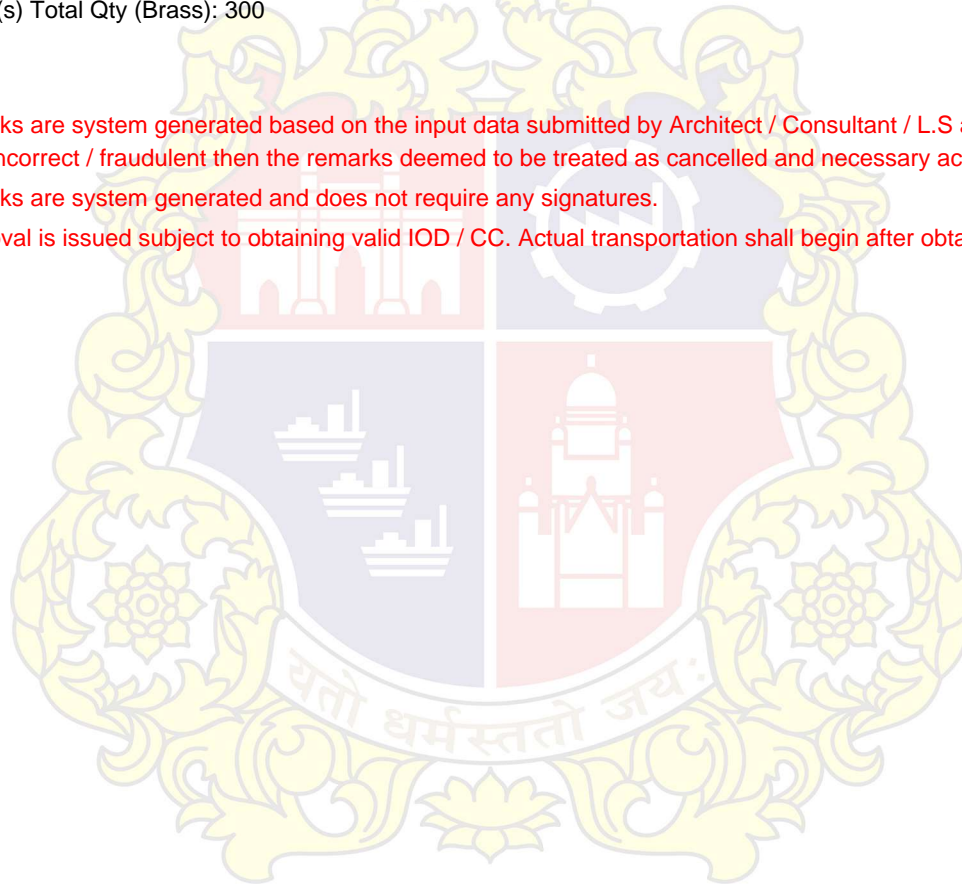
1. This approval is subject to the orders given by Hon. Supreme Court u/no. in SLP (Civil) No. D23708/2017 dated 15.3.2018. You shall follow this order of Hon. Supreme Court and instructions therein.
2. You shall handle & transport Construction & Demolition Waste / Excavation Material to the extent of 200 Brass only to the designated unloading site M/s. Mirkute & Patil Developers Pvt. Ltd., Survey No. 33/4/2, 33/5, 33/6 & Others Mouje Kurund, Taluka Bhiwandi, District Thane under Construction and Demolition Waste Management Plan.(Mr. Anil Mishra-9320352983,Mr. Sohail Qureshi - 9082441168) & validity 05 Apr 2023.
3. You shall transport the C&D waste with proper precautions and employ adequate measures safe guards to dispersal of particles through the air.
4. You have mentioned designated site for transportation of C&D waste for filling and levelling purpose. The C&D waste shall be transported and deposited at the designated site only The Landfill site (unloading site) shall be governed by the Construction and Demolition Waste Management Rules, 2016 and Solid Waste Management Rules, 2016.
5. In the event for any reason whatsoever, the consent given by the Designated Site / Agency is revoked or the time limit for the designated site has expired or the capacity of unloading site is exhausted. In such case the builder / developer shall forthwith stop the transportation activities. The builder / developer shall submit revised Construction and Demolition waste management plan along with required valid documents for revalidation of existing C&D waste Management Plant.
6. The construction & Demolition Waste shall be transported through your Transport Contractor. The details of the same shall be uploaded in the system by the applicant at the time of actual transportation.
7. The deployed vehicles shall abide by all the R.T.O. rules and regulations. You shall ensure that the vehicles should be properly covered with tarpaulin or any other suitable material firmly to avoid any escape / fall of waste on road from moving vehicle. The body and wheels shall be cleaned and washed thoroughly to avoid spreading of waste on road.
8. The copy of approved Construction and Demolition Management Plan Shall be accompanied with each and every vehicle under this

approval. The developer shall issue the proper Challan for each and every trip of vehicles and that shall be acknowledged by the agency of unloading site. The developer shall maintain record of C&D material transported and shall make it available to MCGM and / or Monitoring Committee whenever required for inspection.

9. The approval is granted presuming that the papers submitted by the applicants / Owners are genuine. For any dispute arising out of documents submitted by applicant, POA / Occupant / Owner shall be held responsible as prescribed under the law prevailing in force.
10. The approval granted hereto does not absolve the other approval required from the other department of M.C.G.M. OR Govt. authorities.
11. In case of disputes, court matters etc. related to the subject site / land / property, this approval cannot be treated as a valid proof.
12. In case of any breach of condition is brought to the notice of MCGM or Monitoring Committee, Show Cause Notice will be issued and decision will be taken within one month as expeditiously as possible, which shall be binding on you / land owner.
13. This approval is not a permission for excavation or permission for dumping but this is the only approval under Construction & Demolition Waste Management Plan for the transportation of Construction & Demolition Waste for unloading at designated unloading site.
14. You / Land owner shall submit valid Bank Guarantee from the bankers approved by the MCGM and the amount applicable as per attached table. The bank guarantee remains valid till grant of Occupation Certificate (OCC).
15. The license architect / license engineer shall upload compliance report in respect of Construction & Demolition Waste Management Plan, any breach will entitle the cancellation of building permission and work will be liable to stop immediately.
16. (A) Project Total Estimated Qty (Brass) :9650
(B) Obtained NOC(s) Total Qty (Brass): 300

Note:

1. The above remarks are system generated based on the input data submitted by Architect / Consultant / L.S and if in future it is found that the data is incorrect / fraudulent then the remarks deemed to be treated as cancelled and necessary action will be initiated.
2. The above remarks are system generated and does not require any signatures.
3. This C & D approval is issued subject to obtaining valid IOD / CC. Actual transportation shall begin after obtaining valid IOD / CC only.





MUNICIPAL CORPORATION OF GREATER MUMBAI
(Solid Waste Management Department)

Office of Executive Engineer,
SWM SWM Zonal Office 7,

Application Number - P-8039/2021/(1430)/R/N Ward/EKSAR (S) R/N/SWM/2/Amend, dated - 12 May 2022

Issued remarks Number /0/2022/R/N/WSII Dated 12 May 2022.

To (Architect / L.S),
MRUGESH S. PANCHAL
B-2,Shri Siddhi Complex,Near Udpi
Hotel,Goregaon East Mumbai-400063

CC (Owner),
ARKADE DEVELOPERS PRIVATE LIMITED
ARKADE HOUSE, 2ND FLOOR, OPP, BHOOMI ARKADE,
KANDIVALI EAST, MUMBAI 400101

Subject :- Approval to Construction & Demolition Waste Management Plan for the site at CTS/CS Number 1430 of village EKSAR (S) R/N at ward R/North.

Reference :- Your application / online submission for C&D Waste Management Plan levelling & filling at designated site dtd. 12 May 2022.

With reference to your application/ online submission, the Debris Management Plan submitted by you has been approved as per "Construction and Demolition Waste Rules 2016" and you are allowed to transport Construction & Demolition/ Excavation Material from construction site to the unloading site subject to following terms & conditions.

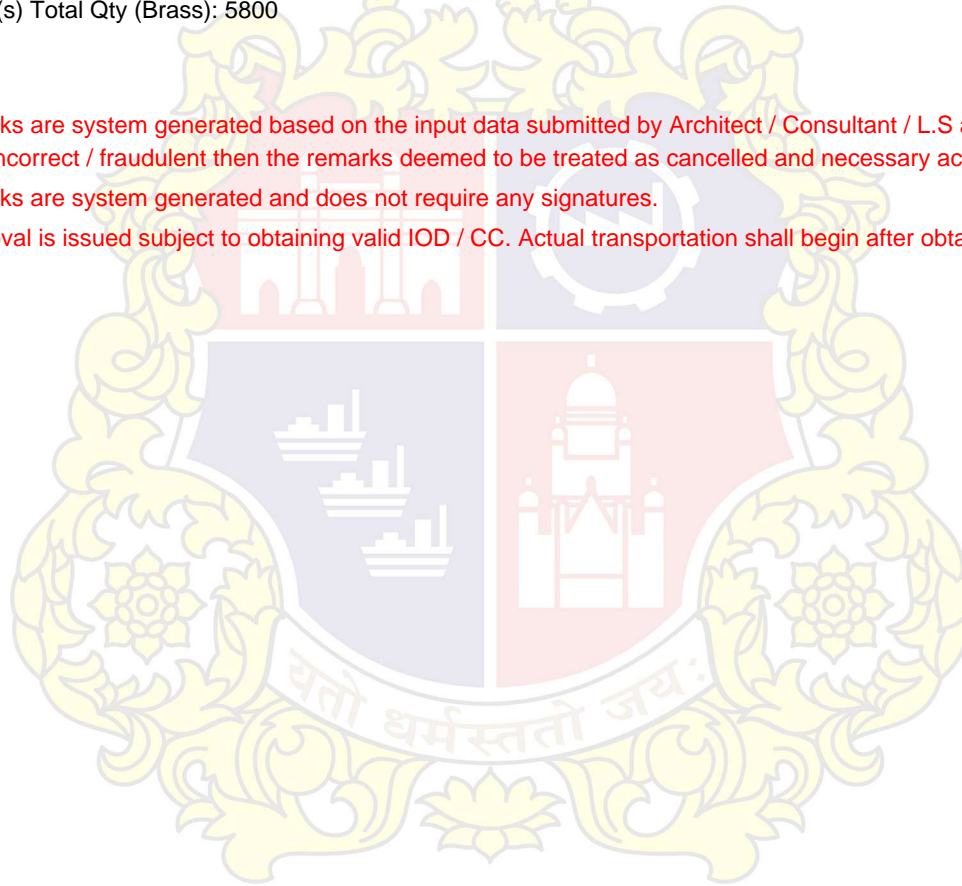
1. This approval is subject to the orders given by Hon. Supreme Court u/no. in SLP (Civil) No. D23708/2017 dated 15.3.2018. You shall follow this order of Hon. Supreme Court and instructions therein.
2. You shall handle & transport Construction & Demolition Waste / Excavation Material to the extent of 5500 Brass only to the designated unloading site Survey No.30/1/K,30/3,30/5,33/1,33/2,33/3,34/1,34/2,35/4/A,35/1,35/2,35/3/A,35/3B,35/5,35/6,36/1,36/2,36/3,36/4,37/2/B of village Alkunda,Taluka Bhiwandi,Dist.Thane.(Mr. Vipin Chapshi Shah-9930992999) & validity 17 Apr 2023.
3. You shall transport the C&D waste with proper precautions and employ adequate measures safe guards to dispersal of particles through the air.
4. You have mentioned designated site for transportation of C&D waste for filling and levelling purpose. The C&D waste shall be transported and deposited at the designated site only The Landfill site (unloading site) shall be governed by the Construction and Demolition Waste Management Rules, 2016 and Solid Waste Management Rules, 2016.
5. In the event for any reason whatsoever, the consent given by the Designated Site / Agency is revoked or the time limit for the designated site has expired or the capacity of unloading site is exhausted. In such case the builder / developer shall forthwith stop the transportation activities. The builder / developer shall submit revised Construction and Demolition waste management plan along with required valid documents for revalidation of existing C&D waste Management Plant.
6. The construction & Demolition Waste shall be transported through your Transport Contractor. The details of the same shall be uploaded in the system by the applicant at the time of actual transportation.
7. The deployed vehicles shall abide by all the R.T.O. rules and regulations. You shall ensure that the vehicles should be properly covered with tarpaulin or any other suitable material firmly to avoid any escape / fall of waste on road from moving vehicle. The body and wheels shall be cleaned and washed thoroughly to avoid spreading of waste on road.
8. The copy of approved Construction and Demolition Management Plan Shall be accompanied with each and every vehicle under this

approval. The developer shall issue the proper Challan for each and every trip of vehicles and that shall be acknowledged by the agency of unloading site. The developer shall maintain record of C&D material transported and shall make it available to MCGM and / or Monitoring Committee whenever required for inspection.

9. The approval is granted presuming that the papers submitted by the applicants / Owners are genuine. For any dispute arising out of documents submitted by applicant, POA / Occupant / Owner shall be held responsible as prescribed under the law prevailing in force.
10. The approval granted hereto does not absolve the other approval required from the other department of M.C.G.M. OR Govt. authorities.
11. In case of disputes, court matters etc. related to the subject site / land / property, this approval cannot be treated as a valid proof.
12. In case of any breach of condition is brought to the notice of MCGM or Monitoring Committee, Show Cause Notice will be issued and decision will be taken within one month as expeditiously as possible, which shall be binding on you / land owner.
13. This approval is not a permission for excavation or permission for dumping but this is the only approval under Construction & Demolition Waste Management Plan for the transportation of Construction & Demolition Waste for unloading at designated unloading site.
14. You / Land owner shall submit valid Bank Guarantee from the bankers approved by the MCGM and the amount applicable as per attached table. The bank guarantee remains valid till grant of Occupation Certificate (OCC).
15. The license architect / license engineer shall upload compliance report in respect of Construction & Demolition Waste Management Plan, any breach will entitle the cancellation of building permission and work will be liable to stop immediately.
16. (A) Project Total Estimated Qty (Brass) :9650
(B) Obtained NOC(s) Total Qty (Brass): 5800

Note:

1. The above remarks are system generated based on the input data submitted by Architect / Consultant / L.S and if in future it is found that the data is incorrect / fraudulent then the remarks deemed to be treated as cancelled and necessary action will be initiated.
2. The above remarks are system generated and does not require any signatures.
3. This C & D approval is issued subject to obtaining valid IOD / CC. Actual transportation shall begin after obtaining valid IOD / CC only.



MUNICIPAL CORPORATION OF GREATER MUMBAI
MUMBAI FIRE BRIGADE

Sub: Fire-safety requirements for the proposed construction of High-rise residential building (Redevelopment of “Vithal Mandir CHSL”) on plot bearing CTS no 1430 of Village Eksar, Junction of SVP Road and Devidas road, Borivali West, Mumbai.

Ref: 1) Online submission from **Mr. Mrugesh S. Panchal**, Architect.
2) Online File No. **P-8039/2021/(1430)/R/N Ward/ EKSAR (S) R/N-CFO/1/New.**

Mr. Mrugesh S. Panchal, Architect

This is a proposal for the construction of a High-Rise Residential building comprising of 03 wings designated as Wing ‘A’, ‘B’ & ‘C’. Each wing having ground floor on stilt + common 1st to 3rd podium floor for surface car parking by way of 6.00 mtrs wide two-way ramp + common 4th podium floor (E-Deck floor) + 1st to 18th upper residential floors with a total height of 69.95 mtrs. measured from general ground level up to terrace level as shown on the plan.

FLOOR WISE USERS OF THE BUILDING:

WING ‘A’, ‘B’ & ‘C’

Floors	Occupancy of Floors		
	WING ‘A’	WING ‘B’	WING ‘C’
Common Ground floor	Entrance Lobby for each wing + Meter room for each wing + surface car parking in stilt area + Fire panel for each wing + servant toilets and U.G. water storage tanks + S.T.P. + pump room (below)		
Common 1 st to 3 rd podium floor	Surface car parking by way of 6.00 mtrs wide Two-way ramp + Servant toilets on each floor		
common 4 th podium floor (E-Deck floor)	Entrance lobby for each wing + Fitness Centre / Yogalaya ‘A’, ‘B’ & ‘C’ + Society office + R.G. + toilet blocks		
	WING ‘A’	WING ‘B’	WING ‘C’
1 st to 3 rd & 5 th to 10 th & 12 th to 18 th floor	06 nos. of Residential flats on each floor	04 nos. of Residential flats on each floor	05 nos. of Residential flats on each floor
4 th floor	04 nos. of Residential flats + Refuge area	03 nos. of Residential flats + Refuge area	04 nos. of Residential flats + Refuge area
11 th floor	04 nos. of Residential flats + Refuge area	02 nos. of Residential flats + Refuge area	04 nos. of Residential flats + Refuge area
Terrace	Open to sky (treated as refuge area)		

THE DETAILS OF STAIRCASES (WING 'A', 'B' & 'C'):

No. of staircase	Type of staircase	Width	From – to
01 no. in each wing	Enclosed in each wing	1.50 mtrs. in each wing	Leading from ground level to terrace level in each wing
02 nos.	Enclosed	1.50 mtrs. each	Leading from below ground level to 3 rd podium floor level
01 no.	Enclosed	1.50 mtrs.	Leading from ground floor to 3 rd podium floor level.

Each staircase in each wing is externally located and adequately ventilated to outside air, as shown on plans.

THE DETAILS OF LIFTS (WING 'A', 'B' & 'C'):

Wing	No. of lifts	Type of lifts	Profile
Wing 'A'	04 Nos.	Passenger lifts	Each leading from ground floor to terrace floor level.
Wing 'B'	02 Nos.	Passenger lifts	Each leading from ground floor to terrace floor level.
Wing 'C'	03 Nos.	Passenger lifts	Each leading from ground floor to terrace floor level.

02 nos. of lift in Wing 'A' & one of the lift in wing 'B' & 'C' will be converted into fire lift. The lift lobby/common corridor at each floor level in each wing is directly ventilated to outside air, as shown on the plans.

THE DETAILS OF OPEN SPACES:

The plot abuts on junction of 18.30 mtrs wide Existing SVP Road & 27.45 mtrs wide Devidas Road on East side as shown on the plan. Architect has also proposed 16x16 mtrs wide turning circle at North side for maneuvering of specialized fire appliances of this department as shown on the plan.

The side open spaces all around the building are as under: (WING 'A', 'B' & 'C')

<u>Side</u>	<u>Building Line to podium line</u>	<u>Podium line to plot Boundary</u>	<u>Building line to plot Boundary</u>
North	Partly flushed & partly 0.47 mtrs to 2.67 mtrs	9.00 mtrs to 18.27 mtrs (including 9.00 mtrs wide driveway & paved R.G. + R.G.)	9.00 mtrs to 19.56 mtrs (including 9.00 mtrs wide driveway & paved R.G. + R.G.)
South	More than 9.00 mtrs	1.52 mtrs to 12.60 mtrs (including amenity open space)	More than 9.00 mtrs
East	0.82 mtrs to 1.90 mtrs	3.14 mtrs to 6.15 mtrs + junction of 18.30 mtrs wide Existing SVP Road & 27.45 mtrs wide Devidas Road	4.80 mtrs to 6.15 mtrs + junction of 18.30 mtrs wide Existing SVP Road & 27.45 mtrs wide Devidas Road

West	Partly flushed & partly 10.07 mtrs	2.60 mtrs to 7.44 mtrs (including 6.00 mtrs wide driveway + paved R.G.)	6.44 mtrs to 13.10 mtrs (including 6.00 mtrs wide driveway + paved R.G.)
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THE DETAILS OF REFUGE AREA FOR WING 'A', 'B' & 'C' IS AS FOLLOWS:

<u>Wing</u>	<u>Refuge floor</u>	<u>Refuge area in sq. mtrs</u>		<u>At the height of refuge floor from general ground level</u>
		<u>(Required)</u>	<u>(Proposed)</u>	
Wing 'A'	4 th floor	107.51 sq.mtrs	112.37sq.mtrs	25.70 mtrs.
	11 th floor	129.58 sq.mtrs	129.85 sq.mtrs	46.35 mtrs.
Wing 'B'	4 th floor	58.03 sq. mtrs	58.24 sq. mtrs	25.70 mtrs.
	11 th floor	66.05 sq. mtrs.	66.96 sq. mtrs.	46.35 mtrs.
Wing 'C'	4 th floor	102.00 sq. mtrs	106.24 sq. mtrs	25.70 mtrs.
	11 th floor	117.67sq.mtrs	117.84 sq. mtrs	46.35 mtrs.

In addition to above, terrace of each wing will be treated as refuge area. E.E.B.P.(W.S.) shall verify the refuge area calculation & Excess refuge area shall be counted in F.S.I. as per DCPR 2034.

The proposal is considered favorably as:

- i) The plot abuts on junction of 18.30 mtrs wide Existing SVP Road & 27.45 mtrs wide Devidas Road on East side as shown on the plan. Architect has also proposed 16x16 mtrs wide turning circle at North side for maneuvering of specialized fire appliances of this department as shown on the plan.
- ii) There shall be no compound wall on 18.30 mtrs wide Existing SVP Road & 27.45 mtrs wide Devidas Road on East side as shown on the plan.
- iii) The Architect has proposed refuge area for each wing facing wider open space of mini. 9.00 mtrs i.e. on north side from where specialized fire appliances of this department can be operated in case of emergency.
- iv) As per norms, refuge area is to be provided on 18th floor of each wing in addition to refuge area on 4th & 11th floor of each wing. But due to planning constraint, Architect has not proposed refuge area on 18th floor of each wing. However, Architect has included refuge area calculations for 18th floor of each wing in refuge area calculations on 11th floor of each wing and has requested this department to consider terrace above 18th floor to be treated as refuge area in addition to the refuge area provided on 11th floor of each wing. However, the same is considered by this department and necessary approval of Hon'ble M.C. sir shall be obtained for the same.
- v) Automatic sprinkler system will be provided in car parking areas on ground floor & each podium floor covering each car parking, in each fitness centre, in each residential flat on each floor of in each wing & in each lift lobby/common corridor of each floor of each wing as per relevant I.S. standards laid down.
- vi) Feasible active and passive fire protection and fire-fighting requirements or any additional fire recommendation/requirements if any for proposed building will be recommended in future from Mumbai Fire Brigade Officer before final occupation.

In the view of above, as far as this department is concerned, there would be no objection from fire safety point of view, for the proposed construction of a High-Rise Residential building comprising of 03 wings designated as Wing 'A', 'B' & 'C'. Each wing having ground floor on stilt + common 1st to 3rd podium floor for surface car parking by way of 6.00 mtrs wide two-way ramp + common 4th podium floor (E-Deck floor) + 1st to 18th upper residential floors with a total height of 69.95 mtrs. measured from general ground level up to terrace level, as shown on uploaded plan, signed in token of approval, subject to satisfactory compliances of the following requirements:

1) ACCESS:

- a) There shall be no compound wall on 18.30 mtrs wide Existing SVP Road & 27.45 mtrs wide Devidas Road on East side. However, removable bollard chain link may be permitted on road side. Also there will not be any type of intermediate obstruction, car parking as any type of barricading any time in future.
- b) Entrance / exit gates shall have width not less than 9.00 mtrs. Archways, if provided shall have height not less than 4.50 mtrs.
- c) All access & fire tender access should be free of encumbrances.
- d) Courtyards shall be flushed with the road level.

2) COURTYARDS:

- i) The entire available courtyards on all the sides of the building shall be paved suitably to bear the load of fire engines weighing up to 48 m. tones each with a point load of 10 Kgs. per sq.cms.
- ii) The courtyards shall be kept free from obstruction at all times.
- iii) No structure of any kind shall be permitted in courtyards of the building.

3) STAIRCASE (FOR EACH WING):

- i) The layout of the staircase in each wing shall be enclosed type, as shown in the plan throughout its height.
- ii) The flight width of the staircase in each wing shall not be less than 1.50 mtrs throughout its height.
- iii) Permanent vent at the top equal to 5% of the cross sectional area of the staircase shall be provided.
- iv) Open able sashes or R.C.C. grills with clear opening of not less than 0.5 sq.mtrs. per landing on the external wall of the staircase shall be provided.
- v) Nothing shall be kept or stored in staircase / passage.

The staircase terrace door in each wing shall be provided in the following manner:

- A. The top of portion of the doors shall be provided with louvers.
- B. The single latch lock shall be installed from the terrace side at the height of not more than one mtr.
- C. The glass front of 6 inch diameter with the breakable glass shall be provided just above the single latch lock, so as to open the latch in case of an emergency by breaking glass.
- D. The door shall either be fitted with magnetic lock connected to console &

detection system or shall be synchronized with fire detection and alarm system.

4) CORRIDOR / LIFT LOBBY (FOR EACH WING):

- i) Corridor / lift lobby at each floor level shall be naturally ventilated as shown in plan.
- ii) The common corridor / lift lobby at each floor level shall be kept free from obstructions at all times.

5) STAIRCASE AND CORRIDOR LIGHTINGS (FOR EACH WING):

- i) The staircase and corridor lighting shall be on separate circuits and shall be independently connected so that they could be operated by one switch installation on the ground floor easily accessible to fire-fighting staff at any time irrespective of the position of the individual control of the light points, if any.
- ii) Staircase and corridor lighting shall also be connected to alternate supply.

6) PODIUM FLOORS: -

- i) Each podium shall be used for designated purpose as per shown on the plans.
- ii) All the sides of the stilted car parking shall be kept open except parapet walls of not more than 1.2 meters height.
- iii) Drencher system on the top of each podium floor shall be provided at the podium periphery on 1st, 2nd & 3rd level.
- iv) The driveways shall be properly marked and maintained unobstructed, proper illuminated signage shall be provided for escape route car lifts etc. at prominent location.

7) VERTICAL FINS:

Vertical fins if provided shall be of non-combustible type & shall have adequate openings for sufficient natural ventilation.

8) ELECTRIC CABLE DUCT AND ELECTRIC METER ROOM (FOR EACH WING):

- i) Electric duct shall not pass through staircase enclosure and shall be taken in concealed manner.
- ii) Electric cables shall be sealed at each floor level with non-combustible materials such as vermiculite concrete. No storage of any kind shall be done near electric cables.
- iii) Inspection doors shall have fire resistance of not less than one hour.
- iv) Electric wiring/ cable shall be non-toxic, non-flammable, low smoke hazard having copper core for the entire building with provision of ELCB/MCB.
- v) Electric meter room shall be provided at location marked on the plan. It shall be adequately ventilated.
- vi) Automatic smoke detection system shall be install in each electric duct on each floor level of each wing.

9) ESCAPE ROUTE LIGHTING (FOR EACH WING):

Escape route lighting (staircase and corridor lights) shall be on independent circuits as per rules.

10) ENTRANCE DOOR AND KITCHEN DOORS (FOR EACH WING):

- a) All flat entrance doors, kitchen doors (if provided), fitness centre, society office, staircase & refuge area shall be of solid core having fire resistance of not less than one hour.
- b) The fire resistance rating for staircase F.R.D., Lift lobby / protected lobby & the lift doors as per N.B.C. provisions.

11) LIFT (FOR EACH WING)

- i) Walls enclosing lift shaft shall have a fire resistance of not less than two hours.
- ii) Shafts shall have permanent vent of not less than 0.2 sq. mtrs in clear area immediately under the machine room.
- iii) Landing doors and lift car doors of the lifts shall be of steel shuttered with fire resistance of one hour. No collapsible shutter shall be permitted.
- iv) 02 nos. of lift in Wing 'A' & one of the lift in wing 'B' & 'C' shall be converted into fire lift and shall be as per specifications laid down under the regulations.
- v) Threshold of non-combustible material shall be provided at the entrance of each landing door.

12) FIRE LIFT (FOR EACH WING):

- i) To enable fire services personnel to reach the upper floors with the minimum delay, 02 lifts in wing 'A' & 01 lift in wing 'B' & 'C' shall be provided, and shall be available for the exclusive use of the firemen in an emergency.
- ii) The electric supply shall be on a separate service from electric supply mains in a building and the cables run in a route safe from fire, that is, within the lift shaft. Light & fans in the elevators having wooden paneling or sheet steel construction shall be operated on 24 volt supply.
- iii) Fire lift should be provided with a ceiling hatch for use in case for emergency. So that when the car gets stuck up, it shall be easily openable.
- iv) In case of failure of normal electric supply, it shall automatically changeover to alternate supply. For apartment houses, this changeover of supply could be done through manually operated changeover switch.
- v) Alternatively, the lift shall be so wired that in case of power failure, it comes down at the ground level and comes to stand-still with door open.
- vi) The operation of fire lift should be by a simple toggle or two – button switch situated in glass-fronted box adjacent to the lift at the entrance level. When the switch is on, landing call points will become inoperative and the lift will be on car control only or on a priority control device. When the switch is off, the lift will return to normal working. So this lift can be used by the occupants in normal times.
- vii) The words 'Fire lift' shall be conspicuously displayed in fluroscent paint on the lift landing doors at each floor level.
- viii) The speed of the fire lift shall be such that it can reach the top floor from ground level with in one minute.
- ix) Fire lift shall be constructed as per prevailing Indian & International standard.

- 13) **FALSE CEILING (if provided) :**
False ceiling if provided in the building shall be of non-combustible material. Similarly, the suspenders of the false ceiling shall be of non-combustible materials.
- 14) **MATERIALS FOR INTERIOR DECORATION/FURNISHING:**
The use of materials which are combustible in nature and may spread toxic fume/gases should not be used for interior decoration/furnishing, etc.
- 15) **FIRE FIGHTING REQUIREMENTS:**
- A) **UNDERGROUND WATER STORAGE TANK (Common for wing 'A', 'B' & 'C'):**
An underground water storage tank of 2,50,000 ltrs. capacity shall be provided at location marked on the plan as per design specified in the rules with baffle wall and fire brigade collecting breaching. The design shall be got approved from H.E.'s department prior to erection.
- B) **OVERHEAD WATER STORAGE TANK (SEPARATE FOR EACH WING):**
A tank of 30,000 ltrs capacity shall be provided at the terrace level on staircase shaft of each wing. The design shall be got approved from H.E.'s department prior to erection. The tank shall be connected to the wet riser through a booster pump through a non-return valve and gate valve.
- C) **WET RISER (SEPARATE FOR EACH WING):**
Wet riser of internal diameter of 15 cms. of G.I. 'C' class pipe shall be provided in duct as shown on the enclosed plan, with twin hydrant outlet and hose reel on each floor in such a way as not to reduce the width of the passage. Pressure reducing discs or orifices shall be provided at lower level so as not to exceed the pressure of 5.5 kgs/sq.cm.
- D) **FIRE SERVICE INLET (FOR EACH WING):-**
- i) A fire service inlet on the external face of the building near the tank directly fronting the courtyards shall be provide to connect the mobile pump of the fire service independently to (a) The wet riser, (b) Sprinkler system (c) Drencher system.
 - ii) Breeching connection inlet shall be provided to refill U.G. tank,
 - iii) Operating switches of fire pumps shall be also provided in glass fronted boxes at ground floor.
- E) **AUTOMATIC SPRINKLERS SYSTEM (FOR EACH WING):**
Automatic sprinkler system will be provided in car parking areas on ground floor & each podium floor covering each car parking, in each fitness centre, in society office, in each residential flat on each floor of each wing & in each lift lobby/common corridor of each floor of each wing as per relevant I.S. standards laid down.

F) AUTOMATIC DRENCHER SYSTEM:

Automatic drencher system shall be provided on the periphery of each podium floors & shall be at the external wall at the ceiling level of the podium floors & connected to the main sprinkler pump. The automatic drencher system shall be installed as per the standard laid down by T.A.C. & relevant I.S. specifications.

G) FIRE PUMP, SPRINKLER PUMP, JOCKEY PUMP (COMMON FOR WING 'A', 'B' & 'C') & BOOSTER PUMP (SEPARATE FOR EACH WING):

- i) Wet riser shall be connected to a fire pump at ground level of 2400 litres / min capacity giving a pressure of not less than 3.2 kgs / sq.cms. at the topmost hydrant along with jockey pump of a suitable size.
- ii) Booster pump of capacity of 900 liters / min. having a pressure of not less than 3.2 kgs./sq.cms. at the hydrant outlets of the wet riser shall be provided at the terrace level of the building.
- iii) An independent sprinkler pump of suitable capacity along with jockey pump shall be provided for automatic sprinkler system.
- iv) Electric supply (normal) to these pumps shall be on independent circuit.
- v) Only surface mounted pump or vertical turbine pump shall be installed for fire-fighting system.
- vi) Two way switches for booster pump shall be provided at terrace level, top three floors as well as on ground floor of each wing.

H) EXTERNAL HYDRANTS:

External courtyard hydrants shall be provided at the distance of 30 mtrs within the confines of the site on the wet riser on the ground & on each podium floor.

I) HOSES & HOSE BOXES (FOR EACH WING):

One Hose Box, each with two hoses of 15mts length of 63mm dia. along with branch shall be provided shall be kept at ground floor, each podium floor as well as on each floor at easily accessible places.

J) ALTERNATE SOURCE OF POWER SUPPLY (COMMON FOR ALL WING):

An alternate source of power supply from a separate sub-station OR from a D.G. set with appropriate change over switch shall be provided for fire lifts, fire pumps, booster pump, sprinkler pump, jockey pump, staircase and corridor lighting circuits and fire alarm system. It shall be housed in separate cabin.

K) PORTABLE FIRE EXTINGUISHERS (FOR EACH WING):

- i) One dry chemical powder type fire extinguisher of 09 kgs. capacity having B.I.S. certification mark and two bucket filled with dry clean sand shall be kept in each fitness centre, near each electric meter room as well as in each lift machine room of each wing.
- ii) 02 nos. of dry chemical powder type fire extinguisher of 09 kgs. capacity having B.I.S. certification mark and two bucket filled with dry clean sand shall be kept at for every 100 sq.mtrs of car parking area on ground floor as well as on each podium floor.

- L) **FIRE ALARM SYSTEM (FOR EACH WING):**
The building shall be provided with manual fire alarm system with main control panel at ground floor level and pill-boxes and hooters at each upper floor level in accordance with I.S. specification.
- M) **AUTOMATIC SMOKE DETECTION SYSTEM (FOR EACH WING):**
Automatic smoke detection system shall be installed in each fitness centre, in each electric meter room & in each lift machine room of each wing as well as in each electric duct on each floor level of each wing, as per IS specifications with main console panel at ground floor level.
- N) **SIGNAGES (FOR EACH WING):**
Self-glowing/fluorescent exit signs in green color shall be provided showing the means of escape for the entire building.
- O) **PUBLIC ADDRESS SYSTEM (FOR EACH WING):**
The building shall be provided with public address system as per the rules with main control operator at console panel at ground floor.
- P) **PANEL BOARD OF FIRE-FIGHTING SYSTEM:**
Fire alarm system, public address system, Automatic smoke detection system, Automatic sprinkler system, alternate supply, etc. panels shall be installed on ground floor of the building.
- Q) **TRAINED STAFF / SECURITY GUARDS:**
The trained staff / Security guards having basic knowledge of firefighting & fix firefighting installation shall be provided / posted in the building. They will be responsible for the following;
a) Maintenance of all the first aid firefighting equipment's, fixed installations & other firefighting equipment's / appliance in good working condition at all times.
b) Imparting training to the occupants of the building in the use of firefighting equipment provided on the premises & to conduct the fire drills and evacuation drills.
- 16) **FIRE FIGHTING REQUIREMENTS AT THE CONSTRUCTION STAGE OF BUILDING (FOR EACH WING):**
Following fire protection arrangement shall be provided with the following fire protection measures shall be provided & same shall be maintained in good working condition at all the times.
a) Dry riser of minimum 10 cm diameter pipe with hydrant outlets on the floor constructed with fire service inlet to boost the water in the dry riser & maintenance should be in accordance with good practice.
b) Drums of 200 liters capacity filled with water & two fire buckets shall be kept of each floor.

- c) Water storage tank of minimum 20,000 liters capacity shall be kept at site ready to use in case of emergency, which may be used for other construction purpose also

17) ELEVATION FEATURE:

As shown on plan, elevation feature/treatment shall be given as per the MCGM guidelines, DCPR-2034, circular u/no. Ch. Eng./D.P./30449/Gen. Dtd.03.01.2017 and circular u/no. Ch. Eng./D.P./110/Gen. Dtd. 30.01.2020.

18) REFUGE AREA (FOR EACH WING):

Refuge area provided on 4th & 11th floor level of each wing shall be conforming to the following requirements:

i) Manner of refuge area:

- a) The refuge area shall be so located that it shall preferably face the access road /wider open space of the building.
- b) The refuge area shall be provided with railing / parapet of 1.20 mt.
- c) The refuge area shall have a door which shall be painted or fixed with a sign in luminous paint mentioning "**REFUGE AREA**"
- d) The lift/s shall not be permitted to open into the refuge areas.
- e) The refuge area provided within building line shall be accessible from common passage/ staircase.

ii) Use of refuge area :

- a. The refuge area shall be earmarked exclusively for the use of occupants as temporary shelter and for the use of Fire Brigade Department or any other organization dealing with fire or other emergencies when occur in the building and also for exercises/drills if conducted by the Fire Brigade Department.
- b. The refuge areas shall not be allowed to be used for any other purpose and it shall be the responsibility of the owner/occupier to maintain the same clean and free of encumbrances and encroachments at all times.

iii) Facilities to be provided at refuge area

Adequate emergency lighting facility shall be provided.

iv) Terrace of each wing as a refuge floor:

- a. The necessary facilities such as emergency lighting, drinking water etc. shall be provided.
- b. The access door/s from the enclosed staircase/s to the terrace floor shall have louvers at top half portion of the door. The entrance doors to the terrace shall be painted or fixed with sign painted in luminous paint mentioning "**REFUGE AREA**".

19) OTHER NOC / PERMISSIONS (if any): -

Necessary permissions / N.O.C. for licensable trade, addition/ alteration, interior work, etc. shall be obtained from competent Municipal Authorities & CFO's Department.

Necessary approval from Hon' M.C. sir shall be obtained for the following:

- 1) Open space deficiency, if any.
- 2) Non provision of 3rd refuge area on 18th floor of each wing.

The Architect vide his letter dated 05/08/2021 has certified the total gross built-up area as 38702.98 sq. mtrs. for the said proposed high-rise residential building and party has paid scrutiny fees of Rs. 24,86,779/- vide online challan No. : CHE/BP/59367/21 dated 05/08/2021 & Rs. 28,915/- vide online challan No. : CHE/CFO/59513/21 dated 06/08/2021.

However, E.E.B.P.(W.S) is requested to verify the gross built up area and inform this department if the same is found to be more for levying the additional scrutiny fees if any.

As per MFS & LA 2006, u/s. 11(1) & as certified by the Architect in the classification of building stated in schedule II/part I/ part III, the party has paid fire service fees of Rs. 5,80,545/- vide online Challan No. : CHE/CFO/59513/21 dated 06/08/2021 on the total gross built-up area of 38702.98 sq. mtrs.

Note:

- 1) The fire-fighting installation shall be carried out by Govt. of Maharashtra approved Licensing Agency.
- 2) The width of abutting road & open spaces are mentioned in plans as submitted by the Architect attached herewith and these parameters shall be certified by the Architect.
- 3) E.E.B.P. (W.S.) shall examine the proposal in context with the relevant Regulations of DCPR-2034.
- 4) The schematic drawings/plans of automatic sprinkler system, automatic smoke detection system, wet riser system, public address system, manual fire alarm system shall be got approved from CFO.
- 5) The area, size, etc. for the sprinkler system, detection system, fire alarm system, wet riser system, public address system, Fire duct, electrical duct etc. to be verified & examined by MEP Consultant.
- 6) Separate necessary permission for any licensable activity shall be obtained from concerned authorities of MCGM/CFO's department, till then shall not be allowed to use.
- 7) There shall be no any tree located in the compulsory open spaces or in the access way near the Entrance gates.
- 8) This recommendation letter is issued only from Fire Protection & Fire-Fighting requirements point of view on behalf of the online application from Architect. If any matter pertaining to authenticity or legality shall be cleared by concerned Owner/Occupier/Developer/Architect, etc.
- 9) The plans approved along with this approval are issued from Fire Risk & Life Safety point of view only. Approval of these plans does not mean in any way of allowing construction of the building. It is Architect/Developers responsibility to take necessary prior approval from all concerned competent authorities for the proposed construction of the building.
- 10) As per section 3 of Maharashtra Fire Prevention and Life Safety Measures Act 2006, it is the liability of Owner/Occupier to provide the Fixed Fire Fighting installations and shall be maintained in good working order & in efficient

condition all the time, in accordance with the provisions of Maharashtra Fire Prevention and Life Safety Measures Act or the rules.

- 11) This approval is issued without prejudice to legal matters pending in court of law, if any.

**Divisional Fire Officer
(Scrutiny, NOC preparation &
Primary approval)**

**Deputy Chief Fire Officer
Final Approval**

Copy to: E.E.B.P.(W.S.)

TREE AUTHORITY

Office of the Supdt. Of Gardens,
Veermata Jijabai Bhosale Udyan,
Dr.Ambedkar Road, Byculla (East),
Mumbai-400 027.

No: **DYSG/TA/Z-VII/129**

Date : - **22/02/2022**

To,

M/s. Arkade Developers Pvt. Ltd.,
Arkade House, Opp. Bhoomi Arkade,
Nr Children's Academy, A.S. Marg,
Ashok Nagar, Kandivali (E.),
Mumbai-400 101 .

Sub:- Permission for cutting / transplanting of trees coming in the work of **proposed redevelopment of Vitthal Mandir Co. op. Hsg. Soc. On plot bearing CTS No. 1430 of village Eksar, Jn. Of SVP road and Devidas road, Borivali (W.), Mumbai in R/North ward.**

With reference to above it is to inform that your request for "removal of trees coming in the **proposed redevelopment of Vitthal Mandir Co. op. Hsg. Soc. On plot bearing CTS No. 1430 of village Eksar, Jn. Of SVP road and Devidas road, Borivali (W.), Mumbai in R/North ward** has been considered by Tree Authority under Section 8(3) of The Maharashtra (Urban Areas) Protection & Preservation of Trees Act 1975, as modified up to 16th January 2017.

Permission for **Cutting 27 (Twenty Seven) nos. of trees i.e. (Sr. No. 01 to 03, 05, 06, 08, 11, 12, 25, 27, 37, 40, 42, 56 to 58, 63, 64, 68 to 72, 76 to 79) & for Transplanting of 39 (Thirty Nine) no. of trees i.e. (Sr. No. 6A, 24, 26, 28 to 33, 38, 39, 43 to 50, 50A, 50B, 51, 52, 52A, 53 to 55, 59 to 62, 65 to 67, 67A, 73 to 75, 80) and to Retain 23 (Twenty Three) no. of trees i.e. (Sr. No. 04, 6B, 6C, 07, 09, 9A, 10, 13 to 17, 17A, 18 to 23, 34 to 36, 41) trees**, is granted by the Tree Authority vide its **Resolution No. 42, dated. 20.01.2022.**

As per the provision under Section 8 (3)(a) of the said Act, you are hereby directed that no tree shall be cut/transplanted until fifteen days (15) after the permission is given by the Tree Authority.

You are directed to plant **54 (Fifty Four) trees** in the said property within 15 days in accordance with the provision under section 8(5) of the said Act and intimate to the Tree Officers about the action taken thereto.

Further in accordance with the provision under section 11(1) of the said Act, you are hereby directed to give undertaking that you will take good care of the newly planted trees so that they will grow properly and give a report to the Tree Officer about the condition of these trees once in six months for a period of three (3) years.

As per provision under section 19(b), you are directed to obtain the N.O.C. of the Tree Officer for planting of trees in open spaces as well as in R.G. Area as per the norms of tree Authority i.e. in open spaces Two (2) trees per 100 sq.mtr. and in R.G. area Five (5) trees per 100 sq.mtr. Before getting Occupation / Completion Certificate of the newly constructed building.

Your attention is kindly drawn to the provision under section of 21 of The Maharashtra (Urban Areas) Protection & Preservation of Tree Act 1975, as modified on 16th January 2017.

P.T.O.

- 3) Whoever fells any tree or causes any tree to be felled in contraventions of the provisions of the Act or without reasonable excuse fails to comply with any order issued or condition imposed by the Tree Officer or the Tree Authority or voluntarily obstructs any member of the Tree Authority or the Tree Officer or any Officers and Servants subordinate to him in the discharge of their functions under this Act, shall, on conviction, be punished with the fine of not less than one thousand rupees which may extend upto five thousand rupees for every offense and also with imprisonment for a term of not less than one week
- 4) The felling or causing of felling of each tree without the permission of the Tree Authority shall constitute a separate offense.

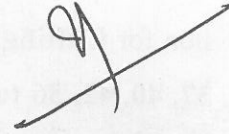
As per direction of the Tree Authority, you are hereby directed to submit the photographs taken while transplanting of trees and the C.D. of the transplantation of the trees, so as to ensure proper transplantation of the trees.

As per the Tree Authority's Resolution no. 500 dt. 18/03/2011, you are also requested to plant indigenous variety of trees having circumference of 6" above and height of 10'-12' above. The list of indigenous variety of trees is enclosed herewith for your ready reference and compliance.

You are requested to contact Horticultural Assistant R/North ward to monitor the technical aspects for transplantation and plantation of trees whose contact No. 9923206732.

Thanking you.

Yours faithfully,



Supdt.of Gardens & Tree Officer