

प्रारूप-घ (संलग्नक-3)

औपबन्धिक (प्रोविजनल) अनापत्ति प्रमाणपत्र

यूआईडी संख्या: UPFS/2022/64247/GBN/GAUTAM BUDDH NAGAR/18016/JD

दिनांक: 15-10-2022

प्रमाणित किया जाता है कि मैसर्स **GULSHAN DEVELOPERS PVT LTD.** (भवन/प्रतिष्ठान का नाम) पता **PLOT NO-GH-03A, SECTOR-16B, GREATER NOIDA** तहसील - **DADRI** प्लॉट एरिया **5416.66 sq.mt** (वर्गमीटर), कुल कवर्ड एरिया - (वर्गमीटर), ब्लॉकों की संख्या **2** जिसमें

ब्लॉक/टॉवर	प्रत्येक ब्लॉक में तलों की संख्या	बेसमेन्ट की संख्या	ऊँचाई
TOWER A	25	2	89.00 mt.
TOWER B	25	2	89.00 mt.

है। भवन का अधिभोग मैसर्स **GULSHAN DEVELOPERS PVT LTD.** द्वारा किया जायेगा। इनके द्वारा भवन में अग्नि निवारण एवं अग्नि सुरक्षा व्यवस्थाओं का प्राविधान एन0बी0सी0 एवं तत्संबंधी भारतीय मानक ब्यूरो के आई0एस0 के अनुसार किया गया है। इस भवन को औपबन्धिक अनापत्ति प्रमाणपत्र, एन0बी0सी0 की अधिभोग श्रेणी **Residential** के अन्तर्गत इस शर्त के साथ निर्गत किया जा रहा है कि प्रस्तावित भवन में अधिभोग श्रेणी के अनुसार सभी अग्निशमन व्यवस्थाओं के मानकों का अनुपालन पूर्ण रूप से किया जायेगा तथा भवन के निर्माण के पश्चात भवन के अधिभोग से पूर्व अग्नि सुरक्षा प्रमाण पत्र प्राप्त किया जायेगा। ऐसा न करने पर निर्गत प्रोविजनल अनापत्ति प्रमाणपत्र स्वतः ही निरस्त मान लिया जायेगा, जिसके लिए मैसर्स **GULSHAN DEVELOPERS PVT LTD.** अधिभोगी पूर्ण रूप से जिम्मेदार होगा/होंगे।

Note : In view of the recommendation reports of cfo and fso. The NOC is being issued

"यह प्रमाण-पत्र आपके द्वारा प्रस्तुत अभिलेखों, सूचनाओं के आधार पर निर्गत किया जा रहा है। इनके असत्य पाए जाने पर निर्गत प्रमाण-पत्र मान्य नहीं होगा। यह प्रमाण-पत्र भूमि / भवन के स्वामित्व / अधिभोग को प्रमाणित नहीं करता है।"

निर्गत किये जाने का दिनांक : 21-10-2022
स्थान : LUCKNOW

हस्ताक्षर (निर्गमन अधिकारी)



Digitally Signed By
(AMAN SHARMA)

[6F3173ACF1282848601D36130C6B4188B05EE040]

21-10-2022



Dr. R.S. Jangid
Professor

INDIAN INSTITUTE OF TECHNOLOGY BOMBAY

Department of Civil Engineering

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Ref. No.: **DRD/CE/RSJ-164/22-23**

November 23, 2022

TO WHOM SO EVER IT MAY CONCERN

Subject:- Proof Checking and Approval of design and drawings of “Gulshan Avante at GH-03A, Sector-16-B, Greater Noida, Uttar Pradesh.”

The structural design calculations and drawings for the proposed project “Gulshan Avante at GH-03A, Sector-16-B, Greater Noida, Uttar Pradesh having Floors 2B+G+24 Floors” have been checked based on IS 1893:2016, NBC 2016, IS 16700 & IS 13920:2016 and found to be conforming to the said codes of practice as per the Indian standard. All the stipulated combinations have been considered and duly incorporated in the analysis and design. The corrections if required have been incorporated in the relevant structural drawings.

The responsibility of the Prof. R.S. Jangid (Indian Institute of Technology Bombay) shall be limited to checking of structural design calculations and drawings only. IIT Bombay shall not be responsible for any lapses during execution. All procedural/legal/operational matters and architectural;/functional details will be the responsibility of the owner.

Yours sincerely,

(R.S. Jangid)

Dr. R. S. JANGID
Professor
Department of Civil Engineering
I.I.T. Bombay, Powai, Mumbai-76



UTTAR PRADESH POLLUTION CONTROL BOARD

Building. No TC-12V Vibhuti Khand, Gomti Nagar, Lucknow-226010

Phone:0522-2720828,2720831, Fax:0522-2720764, Email: info@uppcb.com, Website: www.uppcb.com

Validity Period :02/02/2023 To 01/02/2028

Ref No. - 174638/UPPCB/GreaterNoida(UPPCBRO)/CTE/GREATER NOIDA/2023 Dated:- 03/02/2023

To ,

Shri Prabhleen Singh Saggu

M/s GULSHAN DEVELOPERS PRIVATE LIMITED

GH 03A, Sector 16B, Greater Noida, Uttar Pradesh 203207,GAUTAM BUDDHA

NAGAR,203207

GREATER NOIDA

Sub : Consent to Establish for New Unit/Expansion/Diversification under the provisions of Water (Prevention and control of pollution) Act, 1974 as amended and Air (Prevention and control of Pollution) Act, 1981 as amended.

Please refer to your Application Form No.- 19381644 dated - 09/01/2023. After examining the application with respect to pollution angle, Consent to Establish (CTE) is granted subject to the compliance of following conditions :

1. Consent to Establish is being issued for following specific details :

A- Site along with geo-coordinates :

B- Main Raw Material :

Main Raw Material Details		
Name of Raw Material	Raw Material Unit Name	Raw Material Quantity
NA as it is a Group Housing Project	Metric Tonnes/Day	0
Different types of Building materials	Metric Tonnes/Day	

C- Product with capacity :

Product Detail	
Name of Product	Product Quantity
NA as it is a Group Housing Project	0
Group Housing Project	0

D- By-Product if any with capacity :

By Product Detail			
Name of By Product	Unit Name	Licence Product Capacity	Install Product Capacity
NA as it is a Group Housing Project	Metric Tonnes/Day	0	0

2. Water Requirement (in KLD) and its Source :

Source of Water Details		
Source Type	Name of Source	Quantity (KL/D)
Municipal Supply	Domestic	54.61

3. Quantity of effluent (In KLD) :

Effluent Details	
Source Consumption	Quantity (KL/D)
Domestic	55.0
Industrial	0.0

4. Fuel used in the equipment/machinery Name and Quantity (per day) :

Fuel Consumption Details		
Fuel	Consumption(tpd/kld)	Use
Others	0	D.G. Set-1130 KVA
Others	0	D.G. Set-1130 KVA

5. For any change in above mentioned parameters, it will be mandatory to obtain Consent to Establish again. No further expansion or modification in the plant shall be carried out without prior approval of U.P. Pollution Control Board.

For any change in above mentioned parameters, it will be mandatory to obtain Consent to Establish again. No further expansion or modification in the plant shall be carried out without prior approval of U.P. Pollution Control Board.

2. You are directed to furnish the progress of Establishment of plant and machinery, green belt, Effluent Treatment Plant and Air pollution control devices, by 10th day of completion of subsequent quarter in the Board.
3. Copy of the work order/purchase order, regarding instruction and supply of proposed Effluent Treatment Plant/Sewerage Treatment Plant /Air Pollution control System shall be submitted by the industry till 01/02/2028 to the Board.
4. Industry will not start its operation, unless CTO is obtained under water (Prevention and control of Pollution) Act, 1974 and Air (Prevention and control of Pollution) Act, 1981 from the Board.
5. It is mandatory to submit Air and Water consent Application, complete in all respect, four months before start of operation, to the U.P. Pollution Control Board.
6. Legal action under water (Prevention and control of Pollution) Act, 1974 and Air (Prevention and Control of Pollution) Act, 1981 may be initiated against the industry With out any prior information, in case of non compliance of above conditions.

Specific Conditions:

1. Project shall provide the NOC of SGWA/CGWA for extracting groundwater within 03 months. The project shall use only STP-treated water for construction purposes.
2. Project shall comply with the provisions of the Environment (Protection) Act 1986, Water (Prevention and Control of Pollution) Act, 1974 as amended, and Air (Prevention and Control of Pollution) Act, 1981 as amended.
3. Project shall dispose of the hazardous waste through authorized recyclers/TSDF.
4. Project shall install Sewage Treated Plant of capacity 75.0 KLD & treated water shall be used in gardening/flushing.
5. At the project site a display board size of 4x6 feet shall be installed to display the provisions of Construction and Demolition Rules 2016.
6. Project shall develop a proper green belt and rainwater harvesting system as per Authority guidelines. For green belt at least 8 feet height plants should be planted which shall be properly protected as proper irrigation and manuring arrangements shall be made. For the development of the green belt the guidelines issued vide Board office order no. H10405/220/2018/02 Dt. 16-02-2018 shall comply.
7. Project shall comply with the provisions of notification dt. 07-10-2016 of Ministry of Water Resources, River Development and Ganga Conservation GOI.
8. Project shall abide by directions given by the Hon'ble Supreme Court, High Court, National Green Tribunals, Central Pollution Control Board and Uttar Pradesh Pollution Control Board for the protection and safeguarding of the environment from time to time.
9. This consent to establish is valid for the Plot Area-5416 sq. mt & Built-up Area-28480.151 sq. mt and total domestic discharge shall not exceed 100 kld.
10. Project shall install at least 0.2KVA mt from the roof level along with acoustic enclosures on DG sets.
11. Project shall use clean fuel as far as possible.
12. Project shall not start gaseous emission & sewage generation without the prior consent of the board.
13. All construction activities shall be according to authority guidelines.
14. The dust emission from the construction sites will be completely controlled and all precautions will be taken in that behalf.
15. Project shall comply with the conditions of EC dated 29.12.2022.
16. Project shall comply with the provisions of Construction & Demolition Rules 2016 & MSW Rules 2016.
17. Project shall not use groundwater in construction activities. Only STP-treated water shall be used.
18. Project shall be constructed as per the approved map.
19. Unit will put tarpaulin scaffolding around the area of construction and the building for effective and efficient control of dust emissions generated during the construction of the project.
20. Storage of any construction material particularly sand will not be done on any part of the street and roads in the project area.
21. The construction material of any kind stored on site will be fully covered in all respect so that it does not disperse in the air in any form.
22. All the construction material & debris will be carried in trucks or vehicles which are fully covered and protected so as to ensure that the construction debris or construction material does not get dispersed into the air or atmosphere in any form whatsoever.
23. The dust emission from the construction sites will be completely controlled and all precautions will be taken in that behalf.
24. The vehicles carrying construction debris or construction material of any kind will be cleaned before it is permitted to ply on the road after unloading of such material.
25. Every worker working on the construction site and involved in loading, unloading and carriage of construction debris or construction material shall be provided with mask to prevent inhalation of dust particles.
26. All medical aid, investigation and treatment will be provided to the workers involved in the construction of building and carrying of construction of the building and carrying of construction debris or construction material related to dust emission.
27. The transportation of construction material and debris waste to the construction site, dumping site or any other place will be carried out in accordance with the rules.
28. Fixing of sprinklers and creating of green air barriers will be done to control fugitive dust emissions and improve the environment.
29. Compulsory use of a wet jet in mixing practices.
30. Wind breaking wall will be constructed around the construction site.
31. All approach roads & in campus roads should be sprinkled with water to suppress the dust emission.
32. Project shall not establish Hot Mix/Ready Mix/Wet Mix Plant without prior permission of the

Board.

33. Project shall submit a NOC issued from the Airport Authority of India if required.

34. This CTE is issued as per the provisions of the Environmental Acts.

NOC/license/Consent/approval of all other concerned departments for installation of the project, as per the statutory provisions, Shall be obtained.

35. This CTE order will not affect the acceptance or order of any other department.

36. Knowingly making any false statement for obtaining CTE or compliance with the conditions shall result in the imposition of criminal penalties as provided under section 42(g) of the Water Act or section 38 (g) of the Air Act.

37. The applicant shall allow the officials of Uttar Pradesh/Central Pollution Control Board and/or their authorized representative, upon the representation of credentials:

a. To inspect raw material stock, premises, etc to perform the functions of the Board.

b. To enter upon the applicant's premises where the pollution source is located or in which any records are required to be kept under the terms and conditions of this CTE.

c. To have access at reasonable times to any records required to be kept under the terms and conditions of this CTE.

38. This CTE is transferable, in case of a change of ownership/management, and the addresses of the new Owner/partner/directors/proprietor should immediately apply for the same.

39. The issuance of this CTE does not convey any property rights in either real or personal property or any exclusive privileges, nor does it authorize any invasion of personal rights, nor any infringement of Central, State, or local laws or regulations.

40. The applicant shall submit such information, forms, and fees as required by the board not later than 180 days prior to the date of expiration of this CTE.

41. The project shall establish a separate environmental cell, headed by a responsible officer of the project for reporting environmental compliances.

42. The project shall provide safety measures such as Helmets, Gumboots, Goggles, Masks, etc. to the workers for their safety.

43. This CTE order is being issued with the intention that no pollution or land ownership dispute is pending and no such litigation is pending in any court, otherwise, the CTE order will be deemed to be nullified.

44. The project shall abide by directions given by the Hon'ble Supreme Court, High Court, National Green Tribunals, Central Pollution Control Board, and Uttar Pradesh Pollution Control Board for the protection and safeguarding of the environment from time to time.

45. Nothing in this N.O.C. shall be deemed to neither preclude the institution of any legal action nor relieve the applicant from any responsibilities or penalties to which the applicant is or may be subjected under the provisions of the Water/Air Acts respectively.

46. All amendments/revisions made by the Board in the emission/stack height standards shall be applicable to the project from the date of such amendments/revisions.

47. An organic converter machine should be established by the project for proper disposal of MSW.

48. If the CPCB or UPPCB or CAQM issues the Closure order against the Project this CTE order stands automatically suspended for that period.

49. The project shall obtain CTE before installing any other source of emission i.e. DG Sets etc.

50. The Project shall abide by orders/directions issued by the Hon'ble Supreme Court Hon'ble High Court, Hon'ble National Green Tribunal, Central Pollution Control Board, and U.P Pollution Control Board for the protection and safeguard of the environment from time to time.

51. The Project shall comply with the CAQM (Commission for Air Quality Management in NCR and Adjoining Areas) direction no. 53 and 62-65 and other directions issued from time to time regarding the use of cleaner fuel.

52. The Project shall comply with the CAQM (Commission for Air Quality Management in NCR and Adjoining Areas) direction no. 55 regarding DG sets.

53. Project shall require to furnish an 'Appraisal report' with regard to the quantity of groundwater available in the area and replenishment measures proposed by the concerned establishment such as rainwater harvesting, sewage treatment, use of treated sewage. Project proponents may also undertake measures to compensate the environment, particularly augmenting water quantity and improving water quality by afforestation, education and other measures which may be mentioned in the different consent conditions.

54. In the period of GRAP (AQI300), DG sets should be operated fully either on PNG or on hybrid/dual fuel mode with retro fitment as per direction dt. 08.02.2022 of Commission for Air Quality Management in National Capital Region and Adjoining Areas (CAQM&AA). The link of the order is <https://caqm.nic.in/admnis/admin/showimg.aspx?ID=10735>.

55. Project shall submit a bank guarantee of Rs. 10 lacs within 15 days for complying with above conditions no 1 to 54.

Please note that consent to Establish will be revoked, in case of, non compliance of any of the above mentioned conditions. Board reserves its right for amendment or cancellation of any of the conditions specified above. Industry is directed to submit its first compliance report regarding above mentioned specific and general conditions till 03/03/2023 in this office. Ensure to submit the regular compliance report otherwise this Consent to Establish will be revoked.

REGIONAL OFFICER

Dated:- 03/02/2023

Copy To -

CEO-1, U.P. Pollution Control Board, TC-12V, Lucknow.

REGIONAL OFFICER



AAI/RHB/NR/ATM/NOC/2022/673/4186-4189

मालिक का नाम एवं पता

M/s Gulshan Developers Pvt. Ltd.

दिनांक/DATE:

04-10-2022

OWNERS Name & Address

121, Hargobind Enclave, Delhi-110092

वैधता/ Valid Up to:

03-10-2030

ऊँचाई की अनुमति हेतु अनापत्ति प्रमाण पत्र (एनओसी)

No Objection Certificate for Height Clearance

1) यह अनापत्ति प्रमाण पत्र भारतीय विमानपत्तन प्राधिकरण (भाविप्रा) द्वारा प्रदत्त दायित्वों के अनुक्रम तथा सुरक्षित एवं नियमित विमान प्रचालन हेतु भारत सरकार (नागर विमानन मंत्रालय) की अधिसूचना जी. एस. आर. 751 (ई) दिनांक 30 सितम्बर, 2015, जी. एस. आर. 770 (ई) दिनांक 17 दिसंबर 2020 द्वारा संशोधित, के प्रावधानों के अंतर्गत दिया जाता है।

1. This NOC is issued by Airports Authority of India (AAI) in pursuance of responsibility conferred by and as per the provisions of Govt. of India (Ministry of Civil Aviation) order GSR751 (E) dated 30th Sep.2015 amended by GSR770(E) dated 17th Dec 2020 for safe and Regular Aircraft Operations.

2) इस कार्यालय को निम्नलिखित विवरण के अनुसार प्रस्तावित संरचना के निर्माण पर कोई आपत्ति नहीं है।

2. This office has no objection to the construction of the proposed structure as per the following details:

अनापत्ति प्रमाणपत्र आईडी / NOC ID	SAFD/NORTH/B/092422/699982
आवेदक का नाम / Applicant Name*	Bimal Kumar Srivastava
स्थल का पता / Site Address*	Plot No. GH-3A, Sector 16-B, Greater Noida, Uttar Pradesh, Noida, Gautam Buddha Nagar, Uttar Pradesh
स्थल के निर्देशांक / Site Coordinates*	28 36 34.62N 77 26 45.46E, 28 36 36.97N 77 26 46.35E, 28 36 35.82N 77 26 47.47E, 28 36 34.16N 77 26 49.40E, 28 36 33.65N 77 26 49.91E, 28 36 33.05N 77 26 50.62E
स्थल की ऊँचाई एमएसएल मीटर में (औसतन समुद्र तल से ऊपर), (जैसा आवेदक द्वारा उपलब्ध कराया गया) / Site Elevation in mtrs AMSL as submitted by Applicant*	205.33 M
अनुमन्य अधिकतम ऊँचाई एमएसएल मीटर में (औसतन समुद्र तल से ऊपर) / Permissible Top Elevation in mtrs Above Mean Sea Level(AMSL)	325.33 M

* जैसा आवेदक द्वारा उपलब्ध कराया गया / As provided by applicant*

3) यह अनापत्ति प्रमाण पत्र निम्नलिखित नियम व शर्तों के अधीन है:-

3. This NOC is subject to the terms and conditions as given below:

क) आवेदक द्वारा उपलब्ध कराए गए स्थल की ऊँचाई तथा निर्देशांक को, प्रस्तावित संरचना हेतु अनुमन्य अधिकतम ऊँचाई जारी करने के लिए प्रयोग किया गया है। भारतीय विमान पत्तन प्राधिकरण, आवेदक द्वारा उपलब्ध कराये गए स्थल की ऊँचाई तथा निर्देशांक की यथार्थता का ना तो उत्तरदायित्व वहन करता है, और ना ही इनको प्रमाणीकृत करता है। यदि किसी भी स्तर पर यह पता चलता है कि वास्तविक विवरण, आवेदक द्वारा उपलब्ध कराए गए विवरण से भिन्न है, तो यह अनापत्ति प्रमाण पत्र अमान्य माना जाएगा तथा कानूनी कार्यवाही की जाएगी। सम्बंधित विमान क्षेत्र के प्रभारी अधिकारी द्वारा एयरक्राफ्ट नियम 1994 (भवन, वृक्षों आदि के कारण अवरोध का विध्वंस) के अधीन कार्यवाही की जायेगी।

a. Permissible Top elevation has been issued on the basis of Site coordinates and Site Elevation submitted by Applicant. AAI neither owns the responsibility nor authenticates the correctness of the site coordinates & site elevation provided by the applicant. If at any stage it is established that the actual data is different, this NOC will stand null and void and action will be taken as per law. The officer in-charge of the concerned aerodrome may initiate action under the Aircraft (Demolition of Obstruction caused by Buildings and Trees etc.) Rules, 1994",

ख) अनापत्ति प्रमाण पत्र के आवेदन में आवेदक द्वारा उपलब्ध कराए गए स्थल निर्देशांक को सड़क दृश्य मानचित्र और उपग्रह मानचित्र पर अंकित किया गया है जैसा कि अनुलग्नक में दिखाया गया है। आवेदक / मालिक यह सुनिश्चित करे कि अंकित किए गए निर्देशांक उसके स्थल से मेल खाते हैं। किसी भी विसंगति के मामले में, नामित अधिकारी को अनापत्ति प्रमाण पत्र रद्द करने के लिए अनुरोध किया जाएगा।

b. The Site coordinates as provided by the applicant in the NOC application has been plotted on the street view map and satellite map as shown in ANNEXURE. Applicant/Owner to ensure that the plotted coordinates corresponds to his/her site. In case of any discrepancy, Designated Officer shall be requested for cancellation of the NOC.

ग) एयरपोर्ट संचालक या उनके नामित प्रतिनिधि, अनापत्ति प्रमाण पत्र नियमों और शर्तों का अनुपालन सुनिश्चित करने के लिए स्थल (आवेदक या मालिक के साथ पूर्व समन्वय के साथ) का दौरा कर सकते हैं।

c. Airport Operator or his designated representative may visit the site (with prior coordination with applicant or owner) to ensure that NOC terms & conditions are complied with.

घ) संरचना की ऊँचाई (सुपर स्ट्रक्चर सहित) की गणना अनुमन्य अधिकतम ऊँचाई (ए एम एस एल) से स्थल की ऊँचाई को घटाकर की जायेगी। अर्थात, संरचना की अधिकतम ऊँचाई = अनुमन्य अधिकतम ऊँचाई (-) स्थल की ऊँचाई।

d. The Structure height (including any superstructure) shall be calculated by subtracting the Site elevation in AMSL from the Permissible Top Elevation in AMSL i.e. Maximum Structure Height = Permissible Top Elevation minus (-) Site Elevation.



भारतीय विमानपत्तन प्राधिकरण AIRPORTS AUTHORITY OF INDIA

SAFD/NORTH/B/092422/699982

च) अनापत्ति प्रमाण पत्र जारी करना, भारतीय एयरक्राफ्ट एक्ट 1934, के सैक्शन 9-A तथा इसके अंतर्गत समय-समय पर जारी अधिसूचनाएं तथा एयरक्राफ्ट नियम (1994 भवन, वृक्षों आदि के कारण अवरोध का विध्वंस) के अधीन है।

e. The issue of the 'NOC' is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and any notifications issued there under from time to time including, "The Aircraft (Demolition of Obstruction caused by Buildings and Trees etc.) Rules, 1994".

छ) कोई भी रेडियो/ टीवी एन्टीना, लाइटनिंग अरेस्टर, सीढ़िया, मुम्टी, पानी की टंकी अथवा कोई अन्य वस्तु तथा किसी भी प्रकार के संलग्न उपस्कर पैरा 2 में उल्लेखित अनुमन्य अधिकतम ऊँचाई से ऊपर नहीं जानी चाहिए।

f. No radio/TV Antenna, lightening arresters, staircase, Mumty, Overhead water tank or any other object and attachments of fixtures of any kind shall project above the Permissible Top Elevation as indicated in para 2.

ज) विमानक्षेत्र संदर्भ बिंदु के 8 KM के भीतर तेल, बिजली या किसी अन्य ईंधन का उपयोग जो उड़ान संचालन के लिए धुएं का खतरा पैदा नहीं करता है, ही मान्य है।

g. Use of oil, electric or any other fuel which does not create smoke hazard for flight operation is obligatory, within 8 KM of the Aerodrome Reference Point

झ) यह प्रमाणपत्र इसके जारी होने की तारीख से 8 साल की अवधि के लिए वैध है। एक बार रिवेलीडेशन की अनुमति दी जा सकती है, बशर्ते कि इस तरह का अनुरोध एनओसी की समाप्ति की तारीख से छह महीने के भीतर किया जाए और प्रारंभिक प्रमाणपत्र 8 साल की वैधता अवधि के भीतर प्राप्त किया जाए।

h. The certificate is valid for a period of 8 years from the date of its issue. One-time revalidation shall be allowed, provided that such request shall be made within six months from the date of expiry of the NOC and commencement certificate is obtained within initial validity period of 8 years.

ट) भवन के निर्माण के दौरान या उसके बाद किसी भी समय स्थल पर ऐसी कोई भी लाइट या लाइटों का संयोजन नहीं लगाया जाएगा जिसकी तीव्रता, आकृति या रंग के कारण वैमानिक ग्राउंड लाइटों के साथ भ्रम उत्पन्न हो। विमान के सुरक्षित प्रचालन को प्रभावित करने वाली कोई भी गतिविधि मान्य नहीं होगी।

i. No light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the aeronautical ground lights of the Airport shall be installed at the site at any time, during or after the construction of the building. No activity shall be allowed which may affect the safe operations of flights.

ठ) आवेदक द्वारा विमानपत्तन पर या उसके आसपास विमान से उत्पन्न शोर, कंपन या विमान प्रचालन से हुई किसी भी क्षति के विरुद्ध कोई शिकायत/दावा नहीं किया जाएगा।

j. The applicant will not complain/claim compensation against aircraft noise, vibrations, damages etc. caused by aircraft operations at or in the vicinity of the airport.

ड) डे मार्किंग तथा सहायक विद्युत आपूर्ति सहित नाइट लाइटिंग (डीजीसीए भारत की वेबसाइट www.dgca.nic.in पर उपलब्ध) नागर विमानन आवश्यकताएं श्रृंखला 'बी' पार्ट I सैक्शन-4 के चैप्टर 6 तथा अनुलग्नक 6 में विनिर्दिष्ट दिशानिर्देशों के अनुसार उपलब्ध कराई जाएंगी।

k. Day markings & night lighting with secondary power supply shall be provided as per the guidelines specified in chapter 6 and appendix 6 of Civil Aviation Requirement Series 'B' Part I Section 4, available on DGCA India website: www.dgca.nic.in

ढ) भवन के नक्शे के अनुमोदन सहित अन्य सभी वैधानिक अनापत्ति, संबंधित प्राधिकरणों से लेना आवेदक की जिम्मेदारी होगी, क्योंकि इस ऊँचाई हेतु अनापत्ति प्रमाणपत्र लेने का उद्देश्य सुरक्षित एवं नियमित विमान प्रचालन सुनिश्चित करना है तथा इसे भूमि के स्वामित्व आदि सहित किसी अन्य उद्देश्य/ दावे के लिए दस्तावेज के रूप में प्रयोग नहीं किया जा सकता।

l. The applicant is responsible to obtain all other statutory clearances from the concerned authorities including the approval of building plans. This NOC for height clearances is only to ensure safe and regular aircraft operations and shall not be used as document for any other purpose/claim whatsoever, including ownership of land etc.

ण) इस अनापत्ति प्रमाणपत्र आईडी का मूल्यांकन I.G.I Airport, Meerut, NIAJEWAR, Rohini Heliport, Safdarjung Airport, Sikandrabad विमानक्षेत्रों के संबंध में किया गया है। यह अनापत्ति प्रमाणपत्र भारतीय विमान पत्तन प्राधिकरण के विमानक्षेत्रों और अन्य लाइसेंस प्राप्त सिविल विमानक्षेत्रों, जो जी. एस. आर. 751 (ई) जी. एस. आर. 770 (ई) द्वारा संशोधित के अनुसूची - III, अनुसूची - IV (भाग - I), अनुसूची - IV (भाग - 2); केवल RCS हवाई अड्डे और अनुसूची - VII में सूचीबद्ध हैं, के लिए जारी किया गया है।

m. This NOC ID has been assessed with respect to the I.G.I Airport, Meerut, NIAJEWAR, Rohini Heliport, Safdarjung Airport, Sikandrabad Airports. NOC has been issued w.r.t. the AAI Aerodromes and other licensed Civil Aerodromes as listed in Schedule - III, Schedule - IV (Part-I), Schedule - IV (Part-2); RCS Airports Only and Schedule - VII of GSR 751(E) amended by GSR 770(E)

त) यदि स्थल रक्षा विभाग के विमान क्षेत्र के अधिकार क्षेत्र में आता है, जैसा कि जीएसआर 751 (ई) की अनुसूची-V में सूचीबद्ध है, तो आवेदक को रक्षा विभाग से अलग से अनापत्ति प्रमाणपत्र लेना होता है। जीएसआर 751 (ई) जी. एस. आर. 770 (ई) द्वारा संशोधित के नियम 13 के अनुसार, आवेदकों को उन स्थलों के लिये, जो जीएसआर 751 (ई) जी. एस. आर. 770 (ई) द्वारा संशोधित के अनुसूची- IV (भाग - 2); आरसीएस हवाई अड्डों के अलावा के रूप में सूचीबद्ध बिना लाइसेंस वाले विमान क्षेत्र के अधिकार क्षेत्र में आता है, तो संबंधित राज्य सरकार से भी अनापत्ति प्रमाणपत्र लेने की आवश्यकता है।

n. Applicant needs to seek separate NOC from Defence, if the site lies within the jurisdiction of Defence Aerodromes as listed in Schedule - V of GSR 751 E amended by GSR 770(E). As per rule 13 of GSR 751 E amended by GSR 770(E), applicants also need to seek NOC from the concerned state government for sites which lies in the jurisdiction of unlicensed aerodromes as listed in Schedule-IV (Part-2; other than RCS airports) of GSR 751 E amended by GSR 770(E)

थ) अनापत्ति प्रमाण पत्र (एनओसी) की किसी भी त्रुटि/व्याख्या की स्थिति में अंग्रेजी अनुवाद ही मान्य होगा।

o. In case of any discrepancy/interpretation of NOC letter, English version shall be valid.

द) स्थल की ऊँचाई और/या संरचना की ऊँचाई के किसी भी विवाद में अनुमन्य अधिकतम ऊँचाई एएमएसएल में ही मान्य होगी।

p. In case of any dispute with respect to site elevation and/or AGL height, Permissible Top Elevation in AMSL shall prevail.



क्षेत्र का नाम / Region Name: उत्तर/NORTH

पदनामित अधिकारी/Designated Officer	Manminder Singh General Manager (ATM) उत्तरी क्षेत्र/Northern Region भारतीय विमानपत्तन प्राधिकरण/Airports Authority Of India प्रयागन कार्यालय/Operational Offices रंगपुरी, नई दिल्ली-37/Rangpuri, New Delhi-37
नाम/ पदनाम/दिनांक सहित हस्ताक्षर Name/Designation/Sign with date	5/10/22
द्वारा तैयार Prepared by	Narench Dev Asst M (ATM) 04/10/2022
द्वारा जांचा गया Verified by	Dheeraj Kumar DGM(ATM) 4/10/22

ईमेल आईडी / EMAIL ID : noc_nr@aai.aero

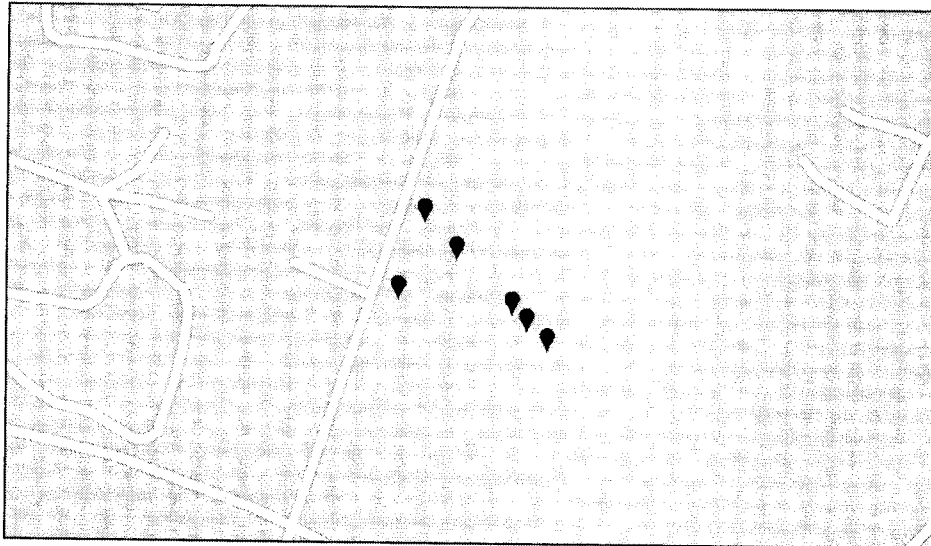
फोन/ Ph: 011-25653551

ANNEXURE/अनुलग्नक

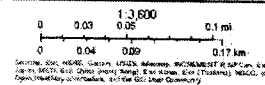
Distance From Nearest Airport And Bearing/निकटतम विमानक्षेत्र से दूरी और बीयरिंग

Airport Name/विमानक्षेत्र का नाम	Distance (Meters) from Nearest ARP/निकटतम विमानक्षेत्र संदर्भ बिंदु से दूरी (मीटर में)	Bearing(Degree) from Nearest ARP/निकटतम विमानक्षेत्र संदर्भ बिंदु से बीयरिंग (डिग्री)
I.G.I Airport	32973.5	81
Meerut	39699.98	213.39
NIAJEWAR	50527.57	340.84
Rohini Heliport	41039.6	111.43
Safdarjung Airport	23556.45	82.08
Sikandrabad	34995.02	311.88
NOCID	SAFD/NORTH/B/092422/699982	

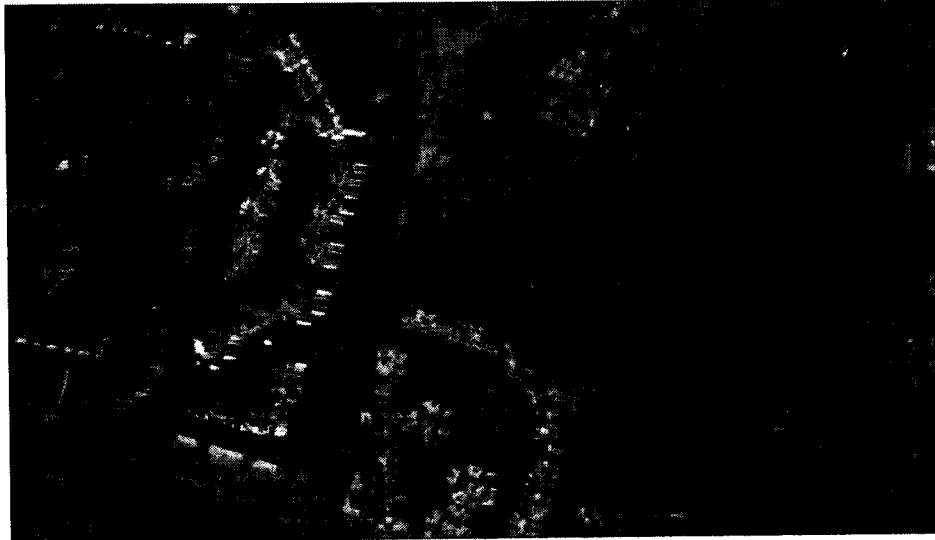
Street View



September 24, 2022



Satellite View



September 24, 2022

1:3,600
0 0.03 0.05 0.1 mi
0 0.04 0.05 0.17 km
Source: Geo. Mass. Satellite Services, Inc. (GSS) User Guide v1.0



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

To,

The General Manager Architecture
 GULSHAN DEVELOPERS PRIVATE LIMITED
 Plot No. -7, 3rd Floor, Plot No. -4, Dayanand Vihar, Delhi -110092

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/UP/INFRA2/405395/2022 dated 04 Nov 2022. The particulars of the environmental clearance granted to the project are as below.

- | | |
|--|---|
| 1. EC Identification No. | EC22B000UP152783 |
| 2. File No. | 7321 |
| 3. Project Type | New |
| 4. Category | B |
| 5. Project/Activity including Schedule No. | N/A |
| 6. Name of Project | Proposed Group Housing at Plot No: GH-03A, Sector- 16B, Greater Noida, Uttar Pradesh. |
| 7. Name of Company/Organization | GULSHAN DEVELOPERS PRIVATE LIMITED |
| 8. Location of Project | UTTAR PRADESH |
| 9. TOR Date | N/A |

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

Date: 29/12/2022

(e-signed)
 Member Secretary
 Member Secretary
 SEIAA - (UTTAR PRADESH)

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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State Level Environment Impact Assessment Authority, Uttar Pradesh

Directorate of Environment, U.P.

Vineet Khand-1, Gomti Nagar, Lucknow- 226010

E-Mail- doeuplko@yahoo.com, seiaaup@yahoo.com

Phone no- 0522-2300541

Reference- MoEFCC Proposal no- SIA/UP/INFRA-2/405395/2022 & SEIAA, U.P File no-7321

Sub: Environmental Clearance for Proposed Group Housing at Plot No: GH-03 A, Sector- 16B, Greater Noida, Uttar Pradesh, M/s Gulshan Developers Private Limited.

Dear Sir,

This is with reference to your application / letter dated 04-11-2022 & 22-11-2022 on above mentioned subject. The matter was considered by 703th SEAC in meeting held on 23-11-2022 and 681th SEIAA in meeting held on 05-12-2022.

A presentation was made by the project proponent along with their consultant M/s Ind Tech House Consult Limited to SEAC on 23-11-2022.

Project Details Informed by the Project Proponent and their Consultant

The project proponent, through the documents and presentation gave following details about their project –

1. The environmental clearance is sought for Group Housing at Plot No: GH-03 A, Sector- 16B, Greater Noida, Uttar Pradesh, M/s Gulshan Developers Private Limited.
2. The plot area is 5416 m² whereas built-up area will be 28480.151 m².
3. Expected population will be 891 (644 Residential+247 Floating) people.
4. Maximum number of floors will be 2B+ST/G+24 and maximum height of the building will be 89m.
5. Salient features of the project:

Sr. No.	Description	Quantity	Unit
GENERAL			
1	Plot Area	5416	SQMT
2	Proposed Built Up Area	28480.151	SQMT
3	Total no of Saleable DU's	92	No.
4	Max Height - (Height of tallest block)	89	M
5	No of Building Blocks (Residential + Community facilities)	2	No.
6	Max No of Floors	2B+ST/G+24	No.
7	Expected Population (644 Residential+237 Floating)	891	No.
8	Total Cost of Project	57	CR
9	Proj Activity : Group Housing,club & convt shopping		
AREAS			
10	Permissible Ground Coverage Area (35%)	1896	SQMT
11	Proposed Ground Coverage Area (22.461%)	1216.636	SQMT
12	Permissible FAR Area (Including Purchasable FAR & EXTRA 5% for Green Bldg Certification)	19906.23	SQMT
13	Proposed FAR Area	19864.51	SQMT
14	Non FAR Areas - Basement Area etc	5771.89	SQMT
15	Non FAR areas - Services etc	2843.747	SQMT
16	Proposed Total Built Up Area	28480.151	SQMT

WATER			
17	Total Water Requirement	76.73	KLD
18	Fresh water requirement	54.61	KLD
19	Treated Water Requirement	22.12	KLD
20	Waste water Generation	56.44	KLD
21	Proposed Capacity of STP	75	KLD
22	Treated Water Available for Reuse	50.79	KLD
23	Treated Water Recycled	22.12	KLD
24	Surplus treated water to be discharged in Municipal Sewer with Prior permission	28.67	KLD
RAIN WATER HARVESTING			
25	Rain Water Harvesting - Recharge Pits	2	No.
PARKING			
26	Total Parking Required as / Building Bye Laws	249	ECS
27	Proposed Total Parking	264	ECS
28	Parking on Surface	19	ECS
29	Stilt Parking	24	ECS
30	Parking in Basements (Including Mechanical)	221	ECS
GREEN AREA			
31	Proposed Green Area (24.1% of plot area)	1303.449	SQMT
WASTE			
32	Total Solid Waste Generation	0.36	TPD
33	Organic waste	0.22	TPD
34	Quantity of E-Waste Generation- Kg/Day	4.23	KG/DAY
35	Quantity of Hazardous waste Generation	1.7	LPD
36	Quantity of Sludge Generated from STP	4	KG/DAY
ENERGY			
37	Total Power Requirement	890	KVA
38	DG set backup	1130	KVA
39	No of DG Sets	2	No.

6. Population details:

RESIDENTIAL	DU'S	POP/DU	TOTAL POPULATION
TOTAL SALEABLE DU'S (All 4 BHK)	92	7	644
TOTAL			644
NON RESIDENTIAL			
CLUB (Employees etc.)	Area		
CLUB	727.00	1/50	15
COMMERCIAL	189.36	As/NBC	19
FACILITY MANAGEMENT STAFF		LS	42
TOTAL			75
VISITORS			
RESIDENTIAL		10% of Resdl Population	64
CLUB		10% of Resdl Population	64
COMMERCIAL		As/NBC	44
TOTAL VISITORS			172
TOTAL POPULATION			891

7. Water Requirement details:

	POPULATION/ AREA/UNIT	RATE IN LTS	TOTAL QTY IN KL
RESIDENTIAL			
DOMESTIC	644	65	41.86
FLUSHING	644	21	13.52
NON RESIDENTIAL (Working)			
DOMESTIC	75	25	1.89
FLUSHING	75	20	1.51
VISITORS			
DOMESTIC	172	5	0.86
FLUSHING	172	10	1.72
TOTAL POPULATION	891		
SWIMMING POOL	1	LS	5
FILTER BACK WASH		LS	5
	Area in sqm		
GARDENING	1303.4	1	1.30
	KVA		
D G COOLING	1130	0.9	4.07
TOTAL WATER REQUIREMENT			76.73

8. Waste water details:

- Estimated waste water Generation: 56.42 kld
- Waste water will be treated in onsite STP of 75 kld of MBBR Technology.
- Treated water usage: 22 kld Treated Water will be used from onsite STP and 29 kld surplus treated water will be discharged in public sewer with prior permission.
- Treated waste water will be used for Flushing, Gardening and DG Cooling.

9. Parking details:

Sr. No.	Description	Total Quantity	Unit
1.	Total Parking Required as / Building Bye Laws	249	ECS
2.	Proposed Total Parking	264	ECS
3.	Parking on Surface	19	ECS
4.	Stilt Parking	24	ECS
5.	Parking in Basements (Including Mechanical)	221	ECS

10. Solid waste details:

Waste Category	Quantity	Unit
Total Solid Waste Generation	0.36	TPD
Organic waste	0.22	TPD
Quantity of E-Waste Generation- Kg/Day	4.23	KG/DAY
Quantity of Hazardous waste Generation	1.7	LPD
Quantity of Sludge Generated from STP	4	KG/DAY

11. The project proposal falls under category-8(a) of EIA Notification, 2006 (as amended).

Based on the recommendations of the State Level Expert Appraisal Committee Meeting (SEAC) held on 23-11-2022 the State Level Environment Impact Assessment Authority (SEIAA) in its Meeting held 05-12-2022 and decided to grant of environmental clearance on the proposal as above alongwith standard environmental clearance conditions prescribed by MoEF&CC, GoI and following additional conditions:

Additional Conditions:

1. Project proponent shall use fuels for DG sets approved in NCR region.
2. EC is granted with the condition that EC is valid only for the building plan which has been submitted by PP for seeking EC. In case approved building plan is different from the one submitted for seeking EC then this EC will stand null and void.
3. The project proponent shall submit within the next 3 months the details of solar power plant and solar electrification details within the project.
4. The project proponent shall ensure to plant broad leaf trees and their maintenance. The CPCB guidelines in this regard shall be followed.
5. The project proponent shall submit within the next 3 months the details on quantification of year wise CER activities along with cost and other details. CER activities must not be less 2% of the project cost. The CER activities should be related to mitigation of Environmental Pollution and awareness for the same.
6. The project proponent shall submit within the next 3 months the details of estimated construction waste generated during the construction period and its management plan.
7. The project proponent shall submit within the next 3 months the details of segregation plan of MSW.
8. The project proponent shall ensure that waste water is properly treated in STP and maximum amount should be reused for gardening flushing system and washing etc. For reuse of water for irrigation sprinkler and drip irrigation system shall be installed and maintained for proper function. Part of the treated sewage, if discharged to sewer line, shall meet the prescribed standards for the discharge.
9. Under any circumstances untreated sewage shall not be discharged to municipal sewer line.
10. The project proponent will ensure that proper dust control arrangements are made during construction and proper display board is installed at the site to inform the public the steps taken to control air pollution as per the Construction and Demolition Waste Management Rules.
11. The project proponent shall install micro solar power plants, toilets in nearby villages, public place or school from CER fund of the project for which E.C is granted in addition to and water harvesting pits and carbon sequestration parks / designed ecosystems.
12. A certificate from Forest Department shall be obtained that no forest land is involved and if forest land is involved the project proponent shall obtain forest clearance and permission of Central and State Government as per the provisions of Forest (conservation) Act, 1980 and submit before the start of work.
13. In compliance to Hon'ble Supreme Court order dated 13/01/2020 in IA no. 158128/2019 and 158129/2019 in Writ petition no. 13029/1985 (MC Mehta Vs GOI and others) anti-smog guns shall be installed to reduce dust during excavation. If the proposed project is situated in notified area of ground water extraction, where creation of new wells for ground water extraction is not allowed, requirement of fresh water shall be met from alternate water sources other than ground water or legally valid source and permission from the competent authority shall be obtained to use it.
14. Provision for charging of electric vehicles as per the guidelines of GoI / GoUP should be submitted within the next 3 months.
15. PP should display EC granted to them on their website. 6-monthly compliance report should be

displayed on their website and to be given every six month to residents / occupants of the building.

16. Three tier green belt shall be developed with native species all along the periphery of the project site. Survival rate of green belt developed shall be monitored on periodic basis to ensure that damaged plants are replaced with new plants in the subsequent years (Miyawaki method to be adopted for plantation).
17. In compliance to Hon'ble Supreme Court order dated 13/01/2020 in IA no. 158128/2019 and 158129/2019 in Writ petition no. 13029/1985 (MC Mehta Vs. Gol and others) anti-smog guns shall be installed to reduce dust during excavation.
18. The project proponent shall comply the use of fuel for backup power as per guidelines by "Commission of Air Quality Management in NCR", directions of courts and CPCB shall be strictly adhered regarding DG sets (cleaner fuel as PNG/CNG/permissible fuel in NCR). The project proponent shall follow the orders/guidelines issued by Hon'ble Court(s)/Competent authorities from time to time.
19. Project proponent is advised to explore the possibility and getting the cement in a closed container rather through the plastic bag to prevent dust emissions at the time of loading/unloading.
20. Project proponent should ensure that there will be no use of "Single use of Plastic" (SUP).
21. The proponent should provide the sufficient electric vehicle charging points as per the requirements at ground level and allocate the safe and suitable place in the premises for the same.
22. The project proponent should develop 03 tier plantations to all around the boundary of project.
23. Project Proponent should adopt 01 village & develop them as model village.

Standard Environmental Clearance Conditions prescribed by MoEF&CC:

1. Statutory compliance:
 1. The project proponent shall obtain all necessary clearance/ permission from all relevant agencies including town planning authority before commencement of work. All the construction shall be done in accordance with the local building byelaws.
 2. The approval of the Competent Authority shall be obtained for structural safety of buildings due to earthquakes, adequacy of firefighting equipment etc as per National Building Code including protection measures from lightning etc.
 3. The project proponent shall obtain forest clearance under the provisions of Forest (Conservation) Act, 1986, in case of the diversion of forest land for non-forest purpose involved in the project.
 4. The project proponent shall obtain clearance from the National Board for Wildlife, if applicable.
 5. The project proponent shall obtain Consent to Establish / Operate under the provisions of Air (Prevention & Control of Pollution) Act, 1981 and the Water (Prevention & Control of Pollution) Act, 1974 from the concerned State Pollution Control Board/ Committee.
 6. The project proponent shall obtain the necessary permission for drawl of ground water / surface water required for the project from the competent authority.
 7. A certificate of adequacy of available power from the agency supplying power to the project along with the load allowed for the project should be obtained.
 8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department shall be obtained, as applicable, by project proponents from the respective competent authorities.
 9. The provisions of the Solid Waste (Management) Rules, 2016, e-Waste (Management) Rules, 2016, and the Plastics Waste (Management) Rules, 2016 shall be followed.

10. The project proponent shall follow the ECBC/ECBC-R prescribed by Bureau of Energy Efficiency, Ministry of Power strictly.
2. Air quality monitoring and preservation:
 1. Notification GSR 94(E) dated 25.01.2018 of MoEF&CC regarding Mandatory Implementation of Dust Mitigation Measures for Construction and Demolition Activities for projects requiring Environmental Clearance shall be complied with.
 2. A management plan shall be drawn up and implemented to contain the current exceedance in ambient air quality at the site.
 3. The project proponent shall install system to carryout Ambient Air Quality monitoring for common/criterion parameters relevant to the main pollutants released (e.g. PM10 and PM25) covering upwind and downwind directions during the construction period.
 4. Construction site shall be adequately barricaded before the construction begins. Dust, smoke & other air pollution prevention measures shall be provided for the building as well as the site. These measures shall include screens for the building under construction, continuous dust/ wind breaking walls all around the site (at least 3 meter height). Plastic/tarpaulin sheet covers shall be provided for vehicles bringing in sand, cement, murram and other construction materials prone to causing dust pollution at the site as well as taking out debris from the site.
 5. Sand, murram, loose soil, cement, stored on site shall be covered adequately so as to prevent dust pollution.
 6. Wet jet shall be provided for grinding and stone cutting.
 7. Unpaved surfaces and loose soil shall be adequately sprinkled with water to suppress dust.
 8. All construction and demolition debris shall be stored at the site (and not dumped on the roads or open spaces outside) before they are properly disposed. All demolition and construction waste shall be managed as per the provisions of the Construction and Demolition Waste Rules 2016.
 9. The diesel generator sets to be used during construction phase shall be low sulphur diesel type and shall conform to Environmental (Protection) prescribed for air and noise mission standards.
 10. The gaseous emissions from DG set shall be dispersed through adequate stack height as per CPCB standards. Acoustic enclosure shall be provided to the DG sets to mitigate the noise pollution. The location of the DG set and exhaust pipe height shall be as per the provisions of the Central Pollution Control Board (CPCB) norms.
 11. For indoor air quality the ventilation provisions as per National Building Code of India.
3. Water quality monitoring and preservation:
 1. The natural drain system should be maintained for ensuring unrestricted flow of water. No construction shall be allowed to obstruct the natural drainage through the site, on wetland and water bodies. Check dams, bio-swales, landscape, and other sustainable urban drainage systems (SUDS) are allowed for maintaining the drainage pattern and to harvest rain water.
 2. Buildings shall be designed to follow the natural topography as much as possible. Minimum cutting and filling should be done.
 3. Total fresh water use shall not exceed the proposed requirement as provided in the project details.
 4. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
 5. A certificate shall be obtained from the local body supplying water, specifying the total annual water availability with the local authority, the quantity of water already committed, the quantity of water allotted to the project under consideration and the balance water

- available. This should be specified separately for ground water and surface water sources, ensuring that there is no impact on other users.
6. At least 20% of the open spaces as required by the local building bye-laws shall be pervious. Use of Grass pavers, paver blocks with at least 50% opening, landscape etc. would be considered as pervious surface.
 7. Installation of dual pipe plumbing for supplying fresh water for drinking, cooking and bathing etc and other for supply of recycled water for flushing, landscape irrigation car washing, thermal cooling, conditioning etc. shall be done.
 8. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
 9. Use of water saving devices/ fixtures (viz. low flow flushing systems; use of low flow faucets tap aerators etc) for water conservation shall be incorporated in the building plan.
 10. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
 11. The local bye-law provisions on rain water harvesting should be followed. If local byelaw provision is not available, adequate provision for storage and recharge should be followed as per the Ministry of Urban Development Model Building Byelaws, 2016. Rain water harvesting recharge pits/storage tanks shall be provided for ground water recharging as per the CGWB norms.
 12. A rain water harvesting plan needs to be designed where the recharge bores of minimum one recharge bore per 5,000 square meters of built up area and storage capacity of minimum one day of total fresh water requirement shall be provided. In areas where ground water recharge is not feasible, the rain water should be harvested and stored for reuse. The ground water shall not be withdrawn without approval from the Competent Authority.
 13. All recharge should be limited to shallow aquifer.
 14. No ground water shall be used during construction phase of the project.
 15. Any ground water dewatering should be properly managed and shall conform to the a approvals and the guidelines of the CGWA in the matter. Formal approval shall be taken from the CGWA for any ground water abstraction or dewatering.
 16. The quantity of fresh water usage, water recycling and rainwater harvesting shall be measured and recorded to monitor the water balance as projected by the project proponent. The record shall be submitted to the Regional Office, MoEF&CC along with six monthly Monitoring reports.
 17. Sewage shall be treated in the STP with tertiary treatment. The treated effluent from STP shall be recycled/re-used for flushing, AC make up water and gardening. As proposed, not related water shall be disposed in to municipal drain.
 18. No sewage or untreated effluent water would be discharged through storm water drains.
 19. Onsite sewage treatment of capacity of treating 100% waste water to be installed. The installation of the Sewage Treatment Plant (STP) shall be certified by an independent expert and a report in this regard shall be submitted to the Ministry before the project is commissioned for operation. Treated waste water shall be reused on site for landscape, flushing, cooling tower, and other end-uses. Excess treated water shall be discharged as per statutory norms notified by Ministry of Environment, Forest and Climate Change. Natural treatment systems shall be promoted.
 20. Periodical monitoring of water quality of treated sewage shall be conducted. Necessary measures should be made to mitigate the odor problem from STP.
 21. Sludge from the onsite sewage treatment, including septic tanks, shall be collected, conveyed and disposed as per the Ministry of Urban Development, Centre Public Health and Environmental Engineering Organization (CPHEEO) Manual on Sewerage and Sewage Treatment Systems, 2013.

4. Noise monitoring and prevention:
 1. Ambient noise levels shall conform to residential area/commercial area/industrial area/silence zone both during day and night as per Noise Pollution (Control and Regulation) Rules, 2000. Incremental pollution loads on the ambient air and noise quality shall be closely monitored during construction phase. Adequate measures shall be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB / SPCB.
 2. Noise level survey shall be carried as per the prescribed guidelines and report in this regard shall be submitted to Regional Officer of the Ministry as a part of six-monthly compliance report.
 3. Acoustic enclosures for DG sets, noise barriers for ground-run bays, ear plugs for operating personnel shall be implemented as mitigation measures for noise impact due to ground sources.
5. Energy Conservation measures:
 1. Compliance with the Energy Conservation Building Code (ECBC) of Bureau of Energy Efficiency shall be ensured. Buildings in the States which have notified their own ECBC, shall comply with the State ECBC.
 2. Outdoor and common area lighting shall be LED.
 3. Concept of passive solar design that minimize energy consumption in buildings by using design elements, such as building orientation, landscaping, efficient building envelope, appropriate fenestration, increased day lighting design and thermal mass etc. shall be incorporated in the building design. Wall, window, and roof u-values shall be as per ECBC specifications.
 4. Energy conservation measures like installation of CFLs/ LED for the lighting the area outside the building should be integral part of the project design and should be in place before project commissioning.
 5. Solar, wind or other Renewable Energy shall be installed to meet electricity generation equivalent to 1% of the demand load or as per the state level/ local building bye-laws requirement, whichever is higher.
 6. Solar power shall be used for lighting in the apartment to reduce the power load on grid. Separate electric meter shall be installed for solar power. Solar water heating shall be provided to meet 20% of the hot water demand of the commercial and institutional building or as per the requirement of the local building bye-laws, whichever is higher. Residential buildings are also recommended to meet its hot water demand from solar water heaters, as far as possible.
6. Waste Management :
 1. A certificate from the competent authority handling municipal solid wastes, indicating the existing civic capacities of handling and their adequacy to cater to the M.S.W. generated from project shall be obtained.
 2. Disposal of muck during construction phase shall 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.
 3. Separate wet and dry bins must be provided in each unit and at the ground level for facilitating segregation of waste. Solid waste shall be segregated into wet garbage and inert materials.
 4. Organic waste compost/ Vermiculture pit/ Organic Waste Converter within the premises with a minimum capacity of 0.3 kg /person/day must be installed.
 5. All non-biodegradable waste shall be handed over to authorized recyclers for which a written tie up must be done with the authorized recyclers.

6. Any hazardous waste generated during construction phase, shall be disposed off as per applicable rules and norms with necessary approvals of the State Pollution Control Board.
 7. Use of environment friendly materials in bricks, blocks and other construction materials, shall be required for at least 20% of the construction material quantity. These include Fly Ash bricks, hollow bricks, AACs, Fly Ash Lime Gypsum blocks, Compressed earth blocks, and other environment friendly materials.
 8. Fly ash should be used as building material in the construction as per the provision of Fly Ash Notification of September, 1999 and amended as on 27th August, 2003 and 25th January, 2016. Ready mixed concrete must be used in building construction.
 9. Any wastes from construction and demolition activities related thereto shall be managed so as to strictly conform to the Construction and Demolition Rules, 2016.
 10. Used CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/ rules of the regulatory authority to avoid mercury contamination.
7. Green Cover:
1. No tree can be felled/transplant unless exigencies demand. Where absolutely necessary, tree felling shall be with prior permission from the concerned regulatory authority. Old trees should be retained based on girth and age regulations as may be prescribed by the Forest Department. Plantations to be ensured species (cut) to species (planted).
 2. A minimum of 1 tree for every 80 sqm of land should be planted and maintained. The existing trees will be counted for this purpose. The landscape planning should include plantation of native species. The species with heavy foliage, broad leaves and wide canopy cover are desirable. Water intensive and/or invasive species should not be used for landscaping.
 3. Where the trees need to be cut with prior permission from the concerned local Authority, compensatory plantation in the ratio of 1:10 (i.e. planting of 10 trees for every 1 tree that is cut) shall be done and maintained. Plantations to be ensured species (cut) to species (planted). Area for green belt development shall be provided as per the details provided in the project document.
 4. Topsoil should be stripped to a depth of 20 cm from the areas proposed for buildings, roads, paved areas, and external services. It should be stockpiled appropriately in designated areas and reapplied during plantation of the proposed vegetation on site.
8. Transport:
1. A comprehensive mobility plan, as per MoUD best practices guidelines (URDPFI), shall be prepared to include motorized, non-motorized, public, and private networks. Road should be designed with due consideration for environment, and safety of users. The road system can be designed with these basic criteria.
 - a. Hierarchy of roads with proper segregation of vehicular and pedestrian traffic.
 - b. Traffic calming measures.
 - c. Proper design of entry and exit points.
 - d. Parking norms as per local regulation.
 2. 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 be operated only during non-peak hours.
 3. A detailed traffic management and traffic decongestion plan shall be drawn up to ensure that the current level of service of the roads within a 05 kms radius of the project is maintained and improved upon after the implementation of the project. This plan should be based on cumulative impact of all development and increased habitation being carried out or proposed to be carried out by the project or other agencies in this 05 Kms radius of the site in different scenarios of space and time and the traffic management plan shall be duly validated and certified by the State Urban Development department and the P.W.D./ competent

authority for road augmentation and shall also have their consent to the implementation of components of the plan which involve the participation of these departments.

9. Human health issues :

1. All workers working at the construction site and involved in loading, unloading, carriage of construction material and construction debris or working in any area with dust pollution shall be provided with dust mask.
2. For indoor air quality the ventilation provisions as per National Building Code of India.
3. Emergency preparedness plan based on the Hazard identification and Risk Assessment (HIRA) and Disaster Management Plan shall be implemented.
4. Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche etc. The housing may be in the form of temporary structures to be removed after the completion of the project.
5. Occupational health surveillance of the workers shall be done on a regular basis.
6. A First Aid Room shall be provided in the project both during construction and operations of the project.

10. Corporate Environment Responsibility:

1. The project proponent shall comply with the provisions contained in this Ministry's OM vide F.No. 22-65/2017-IA.III dated 1st May 2018, as applicable, regarding Corporate Environment Responsibility.
2. The company shall have a well laid down environmental policy duly approved by the Board of Directors. The environmental policy should prescribe for standard operating procedures to have proper checks and balances and to bring into focus any infringements/deviation/violation of the environmental / forest / wildlife norms / conditions. The company shall have defined system of reporting infringements / deviation / violation of the environmental / forest / wildlife norms / conditions and / or shareholders / stake holders. The copy of the board resolution in this regard shall be submitted to the MoEF&CC as a part of six-monthly report.
3. A separate Environmental Cell both at the project and company head quarter level, with qualified personnel shall be set up under the control of senior Executive, who will directly to the head of the organization.
4. Action plan for implementing EMP and environmental conditions along with responsibility matrix of the company shall be prepared and shall be duly approved by competent authority. The year wise funds earmarked for environmental protection measures shall be kept in separate account and not to be diverted for any other purpose. Year wise progress of implementation of action plan shall be reported to the Ministry/Regional Office along with the Six Monthly Compliance Report.

11. Miscellaneous:

1. The project proponent shall prominently advertise it at least in two local newspapers of the District or State, of which one shall be in the vernacular language within seven days indicating that the project has been accorded environment clearance and the details of MoEFCC/SEIAA website where it is displayed.
2. The copies of the environmental clearance shall be submitted by the project proponents to the Heads of local bodies, Panchayats and Municipal Bodies in addition to the relevant offices of the Government who in turn has to display the same for 30 days from the date of receipt.
3. The project proponent shall upload the status of compliance of the stipulated environment clearance conditions, including results of monitored data on their website and update the same on half-yearly basis.

4. The project proponent shall submit six-monthly reports on the status of the compliance of the stipulated environmental conditions on the website of the ministry of Environment, Forest and Climate Change at environment clearance portal.
5. The project proponent shall submit the environmental statement for each financial year in Form-V to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently and put on the website of the company.
6. The project proponent shall inform the Regional Office as well as the Ministry, the date of financial closure and final approval of the project by the concerned authorities, commencing the land development work and start of production operation by the project.
7. The project authorities must strictly adhere to the stipulations made by the State Pollution Control Board and the State Government.
8. The project proponent shall abide by all the commitments and recommendations made in the EIA/EMP report, commitment made during Public Hearing and also that during their presentation to the Expert Appraisal Committee.
9. No further expansion or modifications in the plant shall be carried out without prior approval of the Ministry of Environment, Forests and Climate Change (MoEF&CC).
10. Concealing factual data or submission of false/fabricated data may result in revocation of this environmental clearance and attract action under the provisions of Environment (Protection) Act, 1986.
11. The Ministry may revoke or suspend the clearance, if implementation of any of the above conditions is not satisfactory.
12. The Ministry reserves the right to stipulate additional conditions if found necessary. The Company in a time bound manner shall implement these conditions.
13. The Regional Office of this Ministry shall monitor compliance of the stipulated conditions. The project authorities should extend full cooperation to the officer (s) of the Regional Office by furnishing the requisite data / information/monitoring reports.
14. The above conditions shall be enforced, inter-alia under the provisions of the Water (Prevention & Control of Pollution) Act, 1974, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, Hazardous and Other Wastes (Management and Transboundary Movement) Rules, 2016 and the Public Liability Insurance Act, 1991 along with their amendments and Rules and any other orders passed by the Hon'ble Supreme Court of India / High Courts and any other Court of Law relating to the subject matter.
15. Any appeal against this EC shall lie with the National Green Tribunal, if preferred, within a period of 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

Concealing factual data and information or submission of false/fabricated data and failure to comply with any of the conditions stipulated in the Prior Environmental Clearance attract action under the provision of Environmental (Protection) Act, 1986.

This Environmental Clearance is subject to ownership of the site by the project proponents in confirmation with approved Master Plan for G.B.Nagar. In case of violation; it would not be effective and would automatically be stand cancelled.

The project proponent has to ensure that the proposed site is not a part of any no-development zone as required/prescribed/identified under law. In case of the violation this permission shall automatically be deemed to be cancelled. Also, in the event of any dispute on ownership or land use of the proposed site, this Clearance shall automatically be deemed to be cancelled.

Further project proponent has to submit the regular 6 monthly compliance report regarding general & specific conditions as specified in the E.C. letter and comply the provision of EIA notification 2006 (as Amended).

These stipulations would be enforced among others under the provisions of Water

(Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986, the Public Liability (Insurance) Act, 1991 and EIA Notification, 2006 including the amendments and rules made thereafter.

Copy, through email, for information and necessary action to –

1. The Principal Secretary, Department of Environment, Forest and Climate Change, Government of Uttar Pradesh, Lucknow (email – soenvups@rediffmail.com)
2. Joint Secretary, Ministry of Environment, Forest and Climate Change, Government of India, 3rd Floor, Prithvi-Block, Indira Paryavaran Bhawan, Jor Bagh Road, New Delhi-110003 (email – sudheer.ch@gov.in)
3. Deputy Director General of Forests (C), Integrated Regional Office, Ministry of Environment, Forest and Climate Change, Kendriya Bhawan, 5th Floor, Sector “H”, Aliganj, Lucknow – 226020 (email – rocz.lko-mef@nic.in)
4. District Magistrate G.B.Nagar.
5. Member Secretary, Uttar Pradesh Pollution Control Board, TC-12V, Paryavaran Bhawan, Vibhuti Khand, Gomti Nagar, Lucknow-226010 (email – ms@uppcb.com)
6. Copy to Web Master for uploading on PARIVESH Portal.
7. Copy for Guard File.

(Ajay Kumar Sharma)
Member Secretary, SEIAA

