

Fire Clearance



गाजियाबाद विकास प्राधिकरण

विकास पथ, गाजियाबाद

पत्र सं.

दिनांक

सेवा में,

मुख्य अग्नि शमन अधिकारी,
फायर स्टेशन कोतवाली,
गाजियाबाद।

विषय : इन्दिरापुरम विस्तार योजना के अन्तर्गत मै. ए.एल.टी. सहकारी आवास समिति लि. के भूखण्ड सं.-एस.एल.-2 पर प्रस्तुत मानचित्र पर आपत्ति/अनापत्ति के सम्बन्ध में।

महोदय,

कृपया उक्त भूखण्ड पर मै. ए.एल.टी. सहकारी आवास समिति लि. द्वारा ग्रुप हाउसिंग के मानचित्र की स्वीकृति हेतु प्रस्ताव प्रस्तुत किया गया है। अतः आपसे अनुरोध है कि मानचित्रों पर अंकित अग्नि सुरक्षा से सम्बन्धित उपायों का अवलोकन कर अनापत्ति प्रमाण पत्र निर्गत करने का कष्ट करें।

संलग्नक :

1. प्रपत्र - च
2. मानचित्र की 3 प्रतियाँ

भवदीय

पृष्ठांकन सं. 378I/MP/13
प्रतिलिपि :-

मुख्य वास्तुविद एवं नगर नियोजक
दिनांक 17-1-13

मानचित्र आवेदक को इस आशय के साथ कि उपरोक्त उल्लिखित विभाग से व्यक्तिगत सम्पर्क कर अनापत्ति प्रमाण-पत्र के सम्बन्ध में सहयोग प्रदान करने का कष्ट करें।

मुख्य वास्तुविद एवं नगर नियोजक

कार्यालय

संयुक्त

निदेशक

फा0स0

मुख्यालय

लखनऊ

पत्रांक:आर-31/जे0डी0/लखनऊ-13(गा0बाद)

दिनांक: फरवरी

128

2013

सेवा मे,

सहायक अभियन्ता,
गाजियाबाद विकास प्राधिकरण,
गाजियाबाद।

विषय:

मैसर्स ए0एल0टी0 सहकारी आवास समिति लि0 द्वारा प्लॉट न0 एस0एल0-2, इन्द्रापुरम जनपद गाजियाबाद मे प्रस्तावित ग्रुप हाऊसिंग भवन के निर्माण हेतु मानचित्रो की अनुज्ञा हेतु प्रोवीजनल अग्निशमन अनापत्ति प्रमाण निर्गत किये जाने के सम्बन्ध मे।

महोदय,

कृपया उपरोक्त विषयक अपने पत्र संख्या: 378आई /एम0पी0/13 दिनांक: 17-01-2013-का सन्दर्भ ग्रहण कर का कष्ट करे जिसके माध्यम से प्रश्नगत आवासीय भवन के निर्माण हेतु प्रोवीजनल अग्निशमन अनापत्ति प्रमाण पत्र निर्गत किये जा की अपेक्षा की गयी है।

उक्त प्रश्नगत भवन के स्थल का निरीक्षण एवं मानचित्रो का अध्ययन अग्निशमन अधिकारी वैशाली जनपद गाजियाबाद से कराया गया तथा उनकी आख्या दिनांक: 20-02-2013 का सुसंगत मानको के अनुसार परीक्षण मुख्य अग्निशमन अधिकारी गाजियाबाद एवं उपनिदेशक फायर सर्विस मेरठ द्वारा कर अपनी संस्तुति आख्या अधोहस्ताक्षरी को उपलब्ध कराई प्रस्तावित भवन का विवरण निम्नवत है:-

भवन की संरचना:-

कुल प्लॉट एरिया-15,845.00 वर्ग मी0 है जिसमे 03 टावर प्रस्तावित है जिनका फ्लोर वाईज एरिया निम्नवत है:-

क्रमांक	नाम तल	टावर ए0 कवर्ड एरिया वर्ग मी0 मे	टावर बी0 कवर्ड एरिया वर्ग मी0 मे	टावर सी कवर्ड एरिया वर्ग मी0 में
1	भूतल/स्टिल्ट	552.817	670.437	654.722
2	प्रथम से सोलहवे तल	784.140 प्रत्येक	745.503 प्रत्येक	743.065
3	सतरहवा तल	221.270	-	743.065
4	ऊँचाई	54.30 मी0	51.30 मी0	54.30 मी0
5	बेसमेन्ट प्रथम	11,744.136		
6	बेसमेन्ट द्वितीय	11,744.136		

भवन का अधिभोग विवरण:-

प्रस्तावित भवन का अधिभोग आवासीय अपार्टमेन्ट (एन0बी0सी-2005 आवासीय श्रेणी ए0-4) के अन्तर्गत वर्गीकृत किया गया है।

ढांचागत व्यवस्था:-

ढांचागत व्यवस्था:-

1- पहुच मार्ग:- भूखण्ड के सामने मानचित्रों मे रोड की चौड़ाई 45 मी0 मानको के अनुसार अंकित की गई है, जो भवन विनियमावली के मानको के अनुसार है तथा प्रवेश द्वार जिनकी चौड़ाई एन0बी0सी0 मानक के अनुसार है।

2-प्रवेश द्वार:-प्रश्नगत भवन मे प्रवेश द्वार की चौड़ाई-4.5 मी0 है।

3-सैटबेक:- प्रस्तावित भवन का सैटबेक निम्नवत है:-

ए0-अग्रभाग-15.00 मी0।

बी0-पृष्ठ भाग-15.00 मी0।

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फायर सर्विस मुख्यालय
उ०प्र०, लखनऊ

सी0-पार्श्व भाग प्रथम-15.00 मी0।

डी0-पार्श्व भाग द्वितीय-15.00 मी0 प्रस्तावित है।

उपरोक्तानुसार भवन विनियमावली मानको के अनुसार है जो सदैव हार्ड सरफेस युक्त एवं अवरोध मुक्त रखे जाये जिसमे किसी प्रकार का स्थाई/ अस्थायी निर्माण कार्य अनुमन्य नहीं होगा तथा टावरों के चारों ओर 06 मीटर का मोटरबुल हार्ड सरफेस युक्त खुला स्थान रखा जाना अनिवार्य है जिसमे पार्किंग इत्यादि भी अनुमन्य नहीं है।

3- निकास मार्ग:- प्रस्तावित भवन के ब्लॉक/टावर में 02 स्टेयरकेस प्रस्तावित है जिनकी चौड़ाई 1.5 मी0 प्रस्तावित है, तथा कम्यूनिटी हॉल की स्टेयर 2.00 मी0 वाँछनीय है जिनकी फ्लोर के समस्त स्थानों से ट्रेवलिंग डिस्टेंस अधिकतम अनुमन्य सीमा के अन्तर्गत है।

4- रिफ्यूज एरिया:- भवन में रिफ्यूज एरिया हेतु प्रत्येक फ्लैट में बालकनी का प्राविधान है जो एन0बी0सी0 मानक के अनुसार है।

अग्निशमन सुरक्षा व्यवस्था:- प्रश्नगत भवन में एन0बी0सी0 2005 के अनुसार निर्मांकित अग्निशमन व्यवस्थाएँ कराया जाना वाँछनीय है।

1-भूमिगत:- प्रश्नगत भवन में अग्निशमन 1,00,000 एक लाख हजार लीटर क्षमता का भूमिगत टैंक एन0बी0सी0 मानक के अनुसार वाँछनीय है।

2-पम्पस:- भूमिगत टैंक के पास 2280 एल0पी0एम0 क्षमता के 01 अदद मेन पम्प, इतनी ही क्षमता का एक अदद डीजल चालित पम्प तथा 01 अदद जौकी पम्प मानको के अनुसार स्थापित कराये जाने वाँछनीय है।

3-टेरिस टैंक:- भवन की टेरिस पर टेरिस टैंक क्षमता 10,000 दस हजार ली0, क्षमता का स्थापित कराया जाना एन0बी0सी0 मानक के अनुसार वाँछनीय है।

4-होजरील मय डाउनकामर:- प्रस्तावित भवन के ब्लॉक/टावर में प्रत्येक तल पर होजरील लैण्डिंग वाल्व, मय होज बाक्स, होज पाइप, एवं ब्रान्च पाइप का प्राविधान एन0बी0सी0 मानको के अनुसार वाँछनीय है।

5-वेटराइजर:- प्रस्तावित भवन में 150 एमएम का वेटराइजर का प्राविधान तथा उस पर यार्ड हार्डिनेंटस एवं फायर सर्विस इन्लेट का मानको के अनुसार वाँछनीय है।

6-ऑटोमेटिक स्प्रिंकलर सिस्टम:- सम्पूर्ण भवन में ऑटोमेटिक स्प्रिंकलर सिस्टम नेशनल बिल्डिंग कोड ऑफ इण्डिया-2005 के मानको के अनुसार वाँछनीय है।

7-ऑटोमेटिक डिडेक्शन एण्ड एलार्म सिस्टम:- सम्पूर्ण भवन में ऑटोमेटिक डिडेक्शन एण्ड फायर एलार्म सिस्टम एन0बी0सी0 मानक के अनुसार वाँछनीय है।

8-मैनुवल आपरेटिड इलैक्ट्रिक फायर एलार्म सिस्टम:- समस्त भवन में मैनुवल आपरेटिड इलैक्ट्रिक फायर एलार्म सिस्टम एन0बी0सी0 मानक के अनुसार वाँछनीय है।

9-प्राथमिक अग्निशमन उपकरण (फायर एक्सटिंग्यूशर):- प्रस्तावित सम्पूर्ण भवन में निर्माण के उपरान्त फायर एक्सटिंग्यूशर आई0एस0- 2190 के अनुसार प्राविधान किया जाना है जो मानक के अनुरूप है।

10-स्मोक एक्स्ट्रैक्शन:- प्रश्नगत भवन के 02 बेसमेन्ट प्रस्तावित है जिसमें स्मोक एक्स्ट्रैक्शन एन0बी0सी0 मानक के अनुसार वाँछनीय है।

11-एग्जिट साईनेज:- सम्पूर्ण भवन के समस्त तलों पर एग्जिट साईनेज की स्थापना मानको के अनुसार वाँछनीय है।

12-पी0ए0 सिस्टम:- सम्पूर्ण भवन के समस्त टावरों पी0ए0 सिस्टम एन0बी0सी0 मानक के अनुसार वाँछनीय है।

13-प्रशिक्षित स्टाफ:- प्रश्नगत भवन में अधिष्ठापित अग्निशमन व्यवस्थाओं के संचालन हेतु व्यवसायिक रूप से दक्ष कर्मी एवं प्रशिक्षित फायर आफिसर एन0बी0सी0-2005 के प्रस्तर सी0-6 के अनुसार नियुक्त किया जाना वाँछनीय है।


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फायर सर्विस मुख्यालय
उ०३०, लखनऊ

उपरोक्त के अतिरिक्त निर्माण कार्य के उपरान्त अग्निशमन व्यवस्थाओं को वैकल्पिक विद्युत आपूर्ति के श्रोत रं संयोजित किया जाना एवं इनके संचालन हेतु प्रशिक्षित स्टॉफ रखा जाना अनिवार्य होगा तथा भवन में फायर ड्रिल, अग्निशमन पद्धति का अनुरक्षण व सावधि अग्नि सुरक्षा लेखा परीक्षा कराई जानी मानकों के अनुसार वॉच्छनीय होगी यदि किसी प्रकार का निर्माण कार कराया जाता है तो उसके लिए अग्निशमन विभाग अलग से स्वीकृति प्राप्त की जानी अनिवार्य होगी।

अतः उपरोक्तानुसार मैसर्स ए०एल०टी० सहकारी आवास समिति लि० द्वारा प्लॉट न० एस०एल०-२, इन्द्रापुरम जनपद गाजियाबाद में प्रस्तावित ग्रुप हाउसिंग भवन के निर्माण हेतु प्रोवीजनल अग्निशमन अनापत्ति प्रमाण पत्र इस शर्त के साथ निर्गत क जाती है कि आवेदक द्वारा भवन/इकाई में अग्नि से सुरक्षा सम्बन्धी सभी प्राविधान भवन निर्माण एवं विकास उपविधि-२०१० तथा नेशनल बिल्डिंग कोड ऑफ इण्डिया-२००५ में उल्लेखित मानकों के अनुसार करायें जायेंगे तथा भवन के निर्माणोपरान्त भवन क प्रयोग करने से पहले भवन में अग्नि से सुरक्षा व्यवस्थायें मानकों के अनुसार स्थापित कर उनका निरीक्षण/परीक्षण अग्निशमन विभाग से कराकर स्थाई अग्निशमन अनापत्ति प्रमाण पत्र प्राप्त किया जायेगा अन्यथा निर्गत किया जा रहा भवन निर्माण हेतु अस्थाई अनापत्ति प्रमाण पत्र स्वतः ही निरस्त समझा जायेगा।

संलग्नक: अनुमोदित मानचित्र अदद।


सुपरी निदेशक
महानगरपालिका, काठमाडौं
उपसहसंयोजक

प्रतिलिपि: १-उपनिदेशक फायर सर्विस मेरठ को सूचनार्थ।

२-मुख्य अग्निशमन अधिकारी जनपद गाजियाबाद को सूचनार्थ एवं आवश्यक कार्यवाही हेतु।

३-अग्निशमन अधिकारी वैशाली, गाजियाबाद को सूचनार्थ एवं आवश्यक कार्यवाही हेतु।

४-मैसर्स ए०एल०टी० सहकारी आवास समिति लि०, प्लॉट न० एस०एल०-२, इन्द्रापुरम जनपद गाजियाबाद को उक्त के सन्दर्भ में अनुपालनार्थ।

New Delhi, the 30 July, 2013.

To

Shri I. S. Gangolia
H. No. 454, Sector - 16,
Vasundhara, Ghaziabad,
Uttar Pradesh - 201012.

Subject: Issue of 'NOC' for construction of building at Khasra No. 294, 297, 308-312, 317, 318, 323, 326, 327, at SL-2, Indirapuram Extn. Ghaziabad by Shri IS Gangolia.

Sir,

I am directed to refer to your application dated 02.03.2013 on the above subject and to say that Air HQ has no objection for construction of 294, 297, 308-312, 317, 318, 323, 326, 327, at SL-2, Indirapuram Extn. Ghaziabad, UP by Shri IS Gangolia, subject to the following conditions:-

- a) The vertical extent (highest point) of the buildings at Latitude 28° 39' 14" N Longitude 77° 22' 32" E shall not exceed 95.70 meters above ground level/ 299.70 meters above mean sea level. No extension or structure permanent or temporary (eg. Antennas, munties, lift machine room, overhead water tank, cooling towers, sign boards etc) shall be permitted above the cleared height.
 - b) Standard obstruction lightings to be provided by the company. The lights shall be switched 'ON' during night and poor visibility. Provision shall be made for standby power supply to the light to keep them 'ON' during power failure.
 - c) Periodic maintenance of obstruction lightings is to be carried out by the company at regular intervals to keep them in visible/serviceable condition.
 - d) A garbage treatment plant shall be installed prior to the construction of buildings for the purpose of avoiding bird activity. The plant shall be shown to the AOC/his nominated representative at AF Stn Hindan on installation.
 - e) No light or combination of lights which by reason of its intensity, configuration or colour may cause confusion with aeronautical ground lights of an airport shall be installed at the site at any time during or after the construction of the building.
 - f) The commencement and completion of works, inclusive of installation of obstruction lights are to be intimated to AOC, AF Stn Hindan and CATCO, WAC, IAF, Subroto Park, New Delhi - 110010. Failure to render these certificates within the stipulated time may lead to cancellation of NOC.
 - g) The validity of this NOC is five years from the date of issue. If the construction for which NOC has been issued, does not complete within five years of issue or found to be in deviation from original proposal the NOC shall be deemed null and void. It will be the responsibility of the applicant to obtain fresh NOC for the proposal.
 - h) Required security clearance should be obtained through MHA/IB of the foreign Nationals/Indian representative employed/to be employed by the company in India.
2. You are also requested to obtain No Objection from other concerned Government Organization/Agencies as required.

Yours faithfully,

(A.S. Chowdhury)

Under Secretary to the Government of India

State Level Environment Impact Assessment Authority, Uttar Pradesh

Directorate of Environment, U.P.

Dr. Bhim Rao Ambedkar Paryavaran Parisar
Vineet Khand-1, Gomti Nagar, Lucknow - 226 010
Phone : 91-522-2300 541, Fax : 91-522-2300 543
E-mail : doeuplko@yahoo.com
Website : www.seiaaup.com

To,

Shri Arvind Kumar Tyagi,
Secretary,
ALT Campus, M/s ALT Sahkari Awas Samiti Ltd,
Raj Nagar, Ghaziabad, U.P.-201204.

Ref. No. 1593/Parya/SEAC/1615/2013/DDY

Date: 08 October, 2013

Sub: Environmental Clearance for proposed residential complex at plot no. SL-02, Indrapuram Vistar, Ghaziabad, U.P. M/s ALT Sahkari Awas Samiti Ltd.

Dear Sir,

Please refer to your application/letter dated 21/05/2013 and 14/08/2013 addressed to the Secretary, SEAC, Directorate of Environment, U.P. on the subject as above. The matter was considered by the State Level Expert Appraisal Committee in its meetings held on dated 14/08/2013.

A Presentation was made by the representatives of project proponents along with their consultant M/s Ind Tech House Consult. The project proponent, through the documents submitted and the presentation made, informed the committee that:

1. The environmental clearance is sought for Residential Complex at Plot No-SL-02, Indrapuram, Ghaziabad, U.P. M/s ALT Sahkari Awas Samiti Ltd.
2. The project details are as follows:

1.	Plot Area	15845 sq m
2.	Ground Coverage Permissible (@35%)	5545.75 sq m
3.	Ground Coverage Proposed (@ 16.37%)	2594.08 sq m
4.	FAR permissible (@375)	59418.5sq m
5.	FAR proposed (@ 374)	59415.99 sq m
6.	Non FAR Area (Including Basement I & II, Stilt, Fire Stair, Mumty & Machine Room)	25636.82 sq m
7.	Total Built Up Area	85052.813 sq m
8.	Total Basement Area	22264.895 sqm
9.	Green area Proposed (33.5 %)	5308.4 sq m
10.	No. of ECS required	892
11.	No. of ECS proposed	894
12.	No. of towers	3
13.	No. of Stories	2B+Stilt+26
14.	Total Dwelling Units	647
16.	Expected Population	3647 (permanent & floating) • Housing- 3235 • Service Staff- 20 • Commercial - 40 • Community - 20 • Visitors - 332
17.	Total water Demand	300 KLD (including flushing & horticulture use)

- identified. The program me can include activities such as old age homes, rain water harvesting provisions in nearby areas, development of fodder farm, fruit bearing orchards, vocational training etc. In addition, vocational training for individuals shall be imparted so that poor section of society can take up self employment and jobs. Separate budget for community development activities and income generating programmers shall be specified.
3. Use of LEDs CFL should be explored in place of CFL. Solar light is to be provided in the common areas with 50% of them may be with dual provision.
 4. All internal and peripheral roads should be minimum 9 m. wide and all entry & exit should be bell mouth shaped.
 5. The three tier Green Belt shall be raised all around the plant site which shall comprise of not less than 33% of the total area. The project proponent shall ensure that the density of trees are not less than 2500 per ha and rate of survival of plantation shall be not less than 80%. The selection of plant species shall be as per the CPCB guidelines in consultation with the DFO.
 6. Motion sensor based lights to be provided in parking areas, corridors, passages, aisles, stairways.
 7. Wheel wash arrangement is to be made at exit point during construction phase.
 8. STP to be constructed during construction phase. 100% waste water is to be treated in STP confirming to prescribe standards of receiving body or designated use. Monitoring of STP to be done weekly till its stabilizations then monthly.
 9. Discharge of excess treated waste water into public drainage system/drains permission from the competent authority to be taken before prior to any discharge.
 10. LIG & EWS housing to be provided as per Ghaziabad Development Authority Norms.
 11. Provision for 100% Rain Water Harvesting in the project premises shall be made. RWH shall be initially done only from the roof top. RWH from green and other open areas shall be done only after permission from CGWB. No. of rain water harvesting pits shall be increased towards open area.
 12. Dedicated guest parking at stilt should be provided.
 13. Management of manure shall be adequately undertaken.
 14. Stack Height should be calculated based on combined Gen-sets capacity and shall be higher than the tallest building in the project.
 15. The total excavated soil will be completely utilized at project site for leveling and back filling. The top soil generated during basement construction will be used for plantation and green area development. The management of surplus soil, if any, will be transported and managed in Eco- friendly manner and the plan will be submitted within 3 month.
 16. Crèche to be provided during the construction and operation phase.
 17. Provision of separate dedicated room to be made for senior citizen commensurate with proper amenities (TV, music system, indoor games etc.) for end user in and around the club house.
 18. E-waste shall be managed as per e-waste notification. Temporary storage at secure place be made till it is given to recycler approved by CPCB. Temporary storage for MSW for two days shall be provided.
 19. Ground water should not be abstracted for the purpose of construction or otherwise. In case it is unavoidable, permission from the competent Authority is to be taken before abstraction.
 20. Post project monitoring for air, water (surface+ ground), Stack (including CO and HC) Noise of D.G. sets, STP to be carried out as CPCB Guidelines.

7. Impact of drainage pattern on environment should be provided.
8. Surface hydrology and water regime of the project area within 10 km should be provided.
9. A suitable plan for providing shelter, light and fuel, water and waste disposal for construction labour during the construction phase shall be provided along with the number of proposed workers.
10. Measures shall be undertaken to recycle and reuse treated effluents for horticulture and plantation. A suitable plan for waste water recycling shall be submitted.
11. Obtain proper permission from competent authorities regarding enhanced traffic during and due to construction and operation of project.
12. Obtain necessary clearances from the competent Authority on the abstraction and use of ground water during the construction and operation phases.
13. Hazardous/inflammable/Explosive materials likely to be stored during the construction and operation phases shall be as per standard procedure as prescribed under law, Necessary clearances in this regards shall be obtained.
14. Solid wastes shall be suitably segregated and disposed. A separate and isolated municipal waste collection center should be provided. Necessary plans should be submitted in this regards.
15. Suitable rainwater harvesting systems as per designs of groundwater department shall be installed. Complete proposals in this regard should be submitted.
16. The emissions and effluents etc. from machines, Instruments and transport during construction and operation phases should be according to the prescribed standards. Necessary plans in this regard shall be submitted.
17. Water sprinklers and other dust control measures should be undertaken to take care of dust generated during the construction and operation phases. Necessary plans in this regard shall be submitted.
18. Suitable noise abatement measures shall be adopted during the construction and operation phases in order to ensure that the noise emissions do not violate the prescribed ambient noise standards. Necessary plans in this regard shall be submitted.
19. Separate stock piles shall be maintained for excavated top soil and the top soil should be utilized for preparation of green belt.
20. Sewage effluents shall be kept separate from rain water collection and storage system and separately disposed. Other effluents should not be allowed to mix with domestic effluents.
21. Hazardous/Solid wastes generated during construction and operation phases should be disposed off as prescribed under law. Necessary clearances in this regard shall be obtained.
22. Alternate technologies for solid waste disposals (like vermin-culture etc.) should be used in consultation with expert organizations.
23. No wetland should be infringed during construction and operation phases. Any wetland coming in the project area should be suitably rejuvenated and conserved.
24. Pavements shall be so constructed as to allow infiltration of surface run-off of rain water. Fully impermeable pavements shall not be constructed. Construction of pavements around trees shall be as per scientifically accepted principles in order to provide suitable watering, aeration and nutrition to the tree.
25. The Green building Concept suggested by Indian Green Building Council, which is a part of CII-Godrej GBC, shall be studied and followed as far as possible.
26. Compliance with the safety procedures, norms and guidelines as outlined in National Building Code 2005 shall be compulsorily ensured.
27. Ensure usage of dual flush systems for flush cisterns and explore options to use sensor based fixtures, waterless urinals and other water saving techniques.
28. Explore options for use of dual pipe plumbing for use of water with different qualities such as municipal supply, recycled water, ground water etc.
29. Ensure use of measures for reducing water demand for landscaping and using xeriscaping, efficient irrigation equipments & controlled watering systems.
30. Make suitable provisions for using solar energy as alternative source of energy. Solar energy application should be incorporated for illumination of common areas, lighting for gardens

- and street lighting in addition to provision for solar water heating. Present a detailed report showing how much percentage of backup power for institution can be provided through solar energy so that use and polluting effects of DG sets can be minimized.
31. Make separate provision for segregation, collection, transport and disposal of e-waste.
 32. Educate citizens and other stake-holders by putting up hoardings at different places to create environmental awareness.
 33. 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.
 34. Prepare and present disaster management plan.
 35. The project proponents shall ensure that no construction activity is undertaken without obtaining pre-environmental clearance.
 36. A report on the energy conservation measures confirming to energy conservation norms finalized by Bureau of Energy efficiency should be prepared incorporating details about building materials and technology, R & U Factors etc.
 37. 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 August, 2003 (The above condition is applicable only if the project lies within 100 km of Thermal Power Station).
 38. The DG sets to be used during construction phase should use low sulphur diesel type and should conform to E.P. rules prescribed for air and noise emission standards.
 39. Alternate technologies to Chlorination (for disinfection of waste water) including methods like Ultra Violet radiation, Ozonation etc. shall be examined and a report submitted with justification for selected technology.
 40. The green belt design along the periphery of the plot shall achieve attenuation factor conforming to the day and night noise standards prescribed for residential land use. The open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous variety.
 41. The construction of the building and the consequent increased traffic load should be such that the micro climate of the area is not adversely affected.
 42. The building should be designed so as to take sufficient safeguards regarding seismic zone sensitivity.
 43. High rise buildings should obtain clearance from aviation department or concerned authority.
 44. Suitable measures shall be taken to restrain the development of small commercial activities or slums in the vicinity of the complex. All commercial activities should be restricted to special areas earmarked for the purpose.
 45. It is suggested that literacy program for weaker sections of society/women/adults (including domestic help) and under privileged children could be provided in a formal way.
 46. The use of Compact Fluorescent lamps should be encouraged. A management plan for the safe disposal of used/damaged CFLs should be submitted.
 47. It shall be ensured that all Street and park lighting is solar powered. 50% of the same may be provided with dual (solar/electrical) alternatives.
 48. Solar water heater shall be installed to the maximum possible capacity. Plans may be drawn up accordingly and submitted with justification.
 49. Treated effluents shall be maximally reused to aim for zero discharge. Where ever not possible, a detailed management plan for disposal should be provided with quantities and quality of waste water.
 50. The treated effluents should normally not be discharged into public sewers with terminal treatment facilities as they adversely affect the hydraulic capacity of STP. If unable, necessary permission from authorities should be taken.
 51. Construction activities including movements of vehicles should be so managed so that no disturbance is caused to nearby residents.

52. All necessary statutory clearances should be obtained and submitted before start of any construction activity and if this condition is violated the clearance, if and when given, shall be automatically deemed to have been cancelled.
53. Parking areas should be in accordance with the norms of MOEF, Government of India. Plans may be drawn up accordingly and submitted.
54. The location of the STP should be such that it is away from human habitation and does not cause problem of odor. Odorless technology options should be examined and a report submitted.
55. The Environment Management plan should also include the break up costs on various activities and the management issues also so that the residents also participate in the implementation of the environment management plan.
56. Detailed plans for safe disposal of STP sludge shall be provided along with ultimate disposal location, quantitative estimates and measures proposed.
57. Status of the project as on date shall be submitted along with photographs from North, South, West and East side facing camera and adjoining areas should be provided.
58. Specific location along with dimensions with reference to STP, Parking, Open areas and Green belt etc. should be provided on the layout plan.
59. The DG sets shall be so installed so as to conform to prescribed stack heights and regulations and also to the noise standards as prescribed. Details should be submitted.
60. E-Waste Management should be done as per MoEF guidelines.
61. Electrical waste should be segregated and disposed suitably as not to impose Environmental Risk.
62. The use of suitably processed plastic waste in the construction of roads should be considered.
63. Displaced persons shall be suitably rehabilitated as per prescribed norms.
64. Dispensary for first aid shall be provided.
65. Safe disposal arrangement of used toiletries items in Hotels should be ensured. Toiletries items could be given complementary to guests, adopting suitable measures.
66. Diesel generating set stacks should be monitored for CO and HC.
67. Ground Water downstream of Rain Water Harvesting pit nearest to STP should be monitored for bacterial contamination. Necessary Hand Pumps should be provided for sampling. The monitoring is to be done both in pre and post monsoon, seasons.
68. The green belt shall consist of 50% trees, 25% shrubs and 25% grass as per MoEF norms.
69. A Separate electric meter shall be provided to monitor consumption of energy for the operation of sewage/effluent treatment in tanks.
70. An energy audit should be annually carried out during the operational phase and submitted to the authority.
71. Project proponents shall endeavor to obtain ISO: 14001 certification. All general and specific conditions mentioned under this environmental clearance should be included in the environmental manual to be prepared for the certification purposes and compliance.
72. Appropriate safety measures should be made for accidental fire.
73. Smoke meters should be installed as warning measures for accidental fires.
74. Plan for safe disposal of R.O reject is to be submitted.
75. Project falling within 10 K.M. area of Wild Life Sanctuary should obtain a clearance from National Board for Wild Life (NBWL) even if the eco- sensitive zone is not earmarked.

B. Specific Conditions:

1. Sprinkler to be used for curing and quenching during construction phase. No ground water to be used during construction and operation phase.
2. Environmental Corporate Responsibility (ECR) plan along with budgetary provision amounting to 2% of total project cost shall be submitted (within three month) on need base assessment study in the study area. Income generating measures which can help in upliftment of weaker section of society consistent with the traditional skills of the people

18.	Fresh water requirement	214 KLD
19.	Dual flushing requirement	70.89 KLD
20.	Horticulture water requirement	5.3 KLD
21.	DG Cooling (6 hours)	9.5 KLD
22.	Wastewater Generation	242.16 KLD
23.	STP Capacity	300 KLD
24.	Solid waste generation	1.31 TPD including 0.78TPD biodegradable waste
25.	Maximum Power Demand	1867 KW
26.	DG set backup	1750 KVA (1 @ 750 KVA and 2@ 500 KVA)

3. The quantity of earth to be excavated is proposed as - 66794.67 M³/TPA
4. The total nos. of proposed Towers and Floors are respectively 3 and S+26.
5. Height of the highest Tower will be 78.3 m.
6. Parking facility is required for 892 ECS. and proposed for 894 ECS.
7. The Parking areas if proposed as:-
(a) Surface 4324 sqm (b) Stilt 304.597 sqm (c) Nos. of basement and area 2B, 22264.89 sqm.
8. The total water requirement is proposed as 300 KLD. Total Fresh water requirement is proposed as 214 KLD which shall be sourced from Municipal Supply.
9. The total waste water generation is proposed as 242.16 KLD to be treated in STP of 300 KLD capacity.
10. Quantity of sludge from STP to be generated is proposed as 85 KgPD.
11. Quantity of e-waste to be generated is proposed as 12.5 KgPD.
12. Quantity of hazardous wastes to be generated is proposed as 0.89 KgPD.
13. The proposed quantity of RW to be harvested is 4563.58 M³. The volume of RWH pits is proposed as 31.40 M³, whereas the total no of proposed RWH pits are 4.
14. The pre and post monsoon depth to ground water table are 22.7m and 21.9 m
15. All internal roads are proposed to be at least 9 meter wide.
16. 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 held on 14/08/2013), the State Level Environment Impact Assessment Authority (meeting held on 26/09/2013) has decided to grant the Environmental Clearance to the project subject to the effective implementation of the following general and specific conditions:

A. General Conditions:

1. The proposed project shall be in conformity to land use approved by competent Authority.
2. It shall be ensured that all standards related to ambient environmental quality and the emission/effluent standards as prescribed by the MoEF are strictly complied with.
3. It shall be ensured that obtain the no objection certificate from the U P pollution control board before start of construction.
4. It shall be ensured that no construction work or preparation of land by the project management except for securing the land is started on the project or the activity without the prior environmental clearance.
5. The proposed land use shall be in accordance to the prescribed land use. A land use certificate issued by the competent Authority shall be obtained in this regards.
6. All trees felling in the project area shall be as permitted by the forest department under the prescribed rules. Suitable clearance in this regard shall be obtained from the competent Authority.

21. Adequate Ventilation arrangement for the basement shall be made along with installation of CO Monitors.
22. The basement should be constructed in consultation with CGWB to avoid infringement of water table.
23. Project falling within 10 Km. area of Wild Life Sanctuary is to obtain a clearance from National Board Wild Life (NBWL) even if the eco-sensitive zone is not earmarked.
24. Detailed MSW management plan including collection and transportation is to be submitted within 03 months.

This environmental clearance is subject to ownership of the site by the project proponents in confirmation with approved Master Plan for Ghaziabad by the competent Authority. In case of violation, it would not be effective and would automatically stand cancelled.

The project proponent will have to submit approved plans and proposals incorporating the conditions specified in the Environmental Clearance within 03 months of issue of the clearance. The SEIAA/MoEF reserves the right to revoke the environmental clearance, if conditions stipulated are not implemented to the satisfaction of SEIAA/MoEF. SEIAA may impose additional environmental conditions or modify the existing ones, if necessary. Necessary statutory clearances should be obtained.

You are also directed to ensure that the proposed site is not a part of any no-development zone as required/prescribed/identified under law. In case of violation, this permission shall automatically deem to be cancelled. Also, in the event of any dispute on ownership or land use of the proposed site, this clearance shall automatically deem to be cancelled.

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.

This is to request you to take further necessary action in the matter as per provision of Gazette Notification No. S.O. 1533(E) dated 14.9.2006, as amended and send regular compliance reports to the authority as prescribed in the aforesaid notification.

(J.S. Yadav)

Member Secretary, SEIAA

Dated: As above

No. 1593 /Parva/SEAC/1615/2013/DDY

Copy for Information and necessary action to:

1. The Principal Secretary, Department of Environment, Govt. of Uttar Pradesh, Lucknow.
2. Advisor, IA Division, Ministry of Environment & Forests, Govt. of India, Paryavaran Bhavan, CGO Complex, Lodhi Road, New Delhi.
3. Chief Conservator, Regional Office, Ministry of Environment & Forests, (Central Region), Kendriya Bhawan, 5th Floor, Sector-H, Aliganj, Lucknow.
4. The Member Secretary, U.P. Pollution Control Board, PICUP Bhawan, Gomti Nagar, Lucknow.
5. District Magistrate, Ghaziabad.
6. Deputy Director, Regional Office, Directorate of Environment, Meerut.
7. Copy for Web Master/Guard file.

(O.P. Varma)

Director (I/c)/Secretary, SEAC
Directorate of Environment