



D-118

भारतीय विमानपत्तन प्राधिकरण AIRPORTS AUTHORITY OF INDIA

AAI/NOC/2013/148/ 1106

BY REGD./SPEED POST

Dated: 18/04/2013

M/s. I. V. County Pvt. Ltd.
A-39, Sector-63,
Noida-201301 (UP).

SUBJECT: NO OBJECTION CERTIFICATE - (FOR HEIGHT CLEARANCE ONLY)

Sir,

Please refer to your letter no. NIL Dated 12-03-2013, on the subject mentioned above.

This office has no objection to the construction of the proposed Group Housing by M/s. I. V. County Pvt. Ltd., herein after referred to as the applicant(s) at location Plot No-GH-05, Sector-121, Noida, UP (Co-ordinates-1) 28 36 10 N 77 23 18 E, 2) 28 36 10 N 77 23 25 E, 3) 28 35 51 N 77 23 15 E, 4) 28 35 55 N 77 23 30 E for a height of 226.10 Mts. (in figure) Two hundred Twenty Six Decimal One Zero Mts. (in words) above ground level so that the top of the proposed structure when erected shall not exceed 202.00 Mts. (in figure) Two hundred Two Decimal Zero Mts. (in words) (site elevation) plus (+) 226.10 Mts. (in figure) Two hundred Twenty Six Decimal One Zero Mts. (in words) (height of structure) = 428.10 (in figure) Four Hundred twenty eight decimal One Zero Mts. (in words) above mean sea level.

This no objection certificate is being issued on the express understanding that the site elevation (height above mean sea level) viz. 202.00 Mts. relative location of the proposed building/structure & its distances and bearings from ARP/ Runway ends, as tendered by the applicant(s) are correct. If, however, at any stage it is established that the said data as tendered & which could adversely effect aircraft operations, the structure or part(s) thereof in respect of which this 'No Objection Certificate' is being issued will have to be demolished at his own cost as may be directed by the Airports Authority of India. The Applicant(s) are therefore advised in his /their own interest to verify the elevation and other data furnished for the site, before embarking on the proposed construction.

The issue of this 'NOC' is further subject to the provisions of Section 9-A of the Indian Aircraft Act, 1934 and those of any notifications issued there under from time to time and under which also the applicant may be called upon by the Airports Authority of India (National Airports Division) to demolish in whole or in part the structure now being authorized vide this 'No Objection Certificate'.

The use of electric fire or oil fired furnace is obligatory.

This certificate is valid for a period of five years from the date of issue. If the building /structure /chimney is not constructed & completed within the above mentioned period of five years, you will be required to obtain a fresh 'No Objection Certificate' from the Airports Authority of India (National Airports Division) and/or the General Manager, Aerodromes, Northern Region. The date of completion of the building/ structure/chimney should be intimated to the Airports Authority of India and/or the General Manager, Aerodromes, Northern Region.

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.

Day & Night markings with secondary power supply may be provided as per ICAO Standard.

The permissible top elevation/height includes height for superstructures (eg. Wireless, TV antennas, masts, lift machine room, overhead water tank cooling towers etc.)

NOTE: THE SITE IS EXAMINED W.R.T IGI AIRPORT AND SAFDARJUNG AIRPORT ONLY.

(AJAY SHIVA)
JT. GENERAL MANAGER (ATM-NOC)
NORTHERN REGION

- COPY TO: 1. The Chairman, Airports Authority of India, Rajiv Gandhi Bhawan, SAP, N. D-110003.
2. The Chief Architect Town Planner, (NOIDA), Main Administrative Building, Sector-6, Noida-201301.
3. The Chief Executive Officer, DIAL, New Uddan Bhawan, International Terminal-3, Opp.-ATS Complex, IGI Airport, New Delhi-110037.
4. The General Manager (Cargo), AAI, Rajiv Gandhi Bhawan, SAP, N. D-110003 Pvt. Ltd.

JT. GENERAL MANAGER (ATM-NOC) NR

Auth. Sign.

D-19

12.12.24

भारतीय सर्वेक्षण विभाग
SURVEY OF INDIA

निदेशक, सर्वेक्षण (हवाई) एवं
दिल्ली भू-स्थानिक ऑफिस केन्द्र
द्वितीय तल, विंग 4, पश्चिमी खंड संख्या 4,
रामाकृष्णा पुरम, नई दिल्ली - 110066
दूरभाष - 26104554
फैक्स नं. 26196301



DIRECTORATE OF SURVEY (AIR) &
DELHI GEO-SPATIAL DATA CENTRE
2ND FLOOR, WING IV, WEST BLOCK No. 4,
R. K. PURAM, NEW DELHI - 110 066
Tel.No.26104554. Ext. 234
Fax No. : 26196301

SPEED POST

No. T-2677 /42-A(Data)

Dated : 6-11- 2012

To

M/s. I.V. County Pvt. Ltd.
A-39, Sector-63,
Noida-201301

Sub: SUPPLY OF AMSL HEIGHT AND CO-ORDINATES.

Ref: Your letter No. NIL dated 20.10.2012.

The AMSL height (1 No. of sites) / Co-ordinates (1 No. of sites) required vide your above cited letter is furnished herewith comprising 1 No. of pages.

The height (s) / co-ordinates has / have been interpolated / derived from topo maps as per position of site marked on the map by the Indentor. This office is not responsible for correctness of the site as this has not been verified by Survey of India on ground.

Encl: As above.

Suraj Lal
(SURAJ LAL)
OFFICER SURVEYOR
FOR DIRECTOR, SURVEY (AIR) & DGDC

IV County Pvt. Ltd.

Auth. Sign.

IV County Pvt. Ltd.

Auth. Sign

कार्यालय

निदेशक

फायर

सर्विस

मुख्यालय

उ०प्र० लखनऊ।

पत्रांक: अर-44/जे०डी०/लखनऊ-13(गौतम०)/158

दिनांक: जून 10 2016,

सेवा में,

मुख्य वास्तुविद नियोजक,
नौएछा प्राधिकरण सेंटर-6
गौतमबुद्धनगर।

विषय:

मैथर्स आई०वी० काउन्टी प्रा० लि० द्वारा प्लॉट न०-जी०एच०-05 सेक्टर-121, नौएछा जनपद गौतमबुद्धनगर में प्रस्तावित युव हाउसिंग भवन के निर्माण हेतु संशोधित प्रोवीजनल अग्निशमन अनापत्ति प्रमाण निर्गत किये जाने के सम्बन्ध में।

सन्दर्भ:

यूआईडी:2016/22001/जीडीएन/गौतमबुद्धनगर/5276/जे०डी०

महोदय,

कृपया उपरोक्त विषयक आवेदक द्वारा अपने प्रार्थना पत्र के माध्यम से उक्त प्रस्तावित प्लॉट पर आवासीय भवन निर्माण हेतु संशोधित मानचित्र उपलब्ध कराते हुए संशोधित अग्निशमन अनापत्ति प्रमाण पत्र निर्गत किये जाने का अनुरोध किया गया है।

प्रस्तावित भवन के स्थल का निरीक्षण एवं ध्वनिचित्रों का अध्ययन अग्निशमन अधिकारी नौएछा फेज-3 से कराया गया तो उनके द्वारा अपनी संस्तुति आख्या दिनांक: 08-08-2016 मुख्य अग्निशमन अधिकारी गौतमबुद्धनगर को उपलब्ध करायी गयी जिसका सुसंगत मानकों के अनुसार परीक्षण कर उनके द्वारा अपनी संस्तुति आख्या उपनिदेशक, फायर सर्विस मेंस्ट को उपलब्ध करायी गयी तथा उपनिदेशक फा०श० द्वारा अभिलेखों का परीक्षण कर अपनी संस्तुति आख्या अग्निहस्ताक्षरी को उपलब्ध करायी गयी जिसका विवरण निम्नवत है:-

भवन की संरचना:- प्लॉट एरिया-99,820.00 वर्ग मी० है, जिसमें प्रस्तावित 22 टावरों की प्रोवीजनल अग्निशमन अनापत्ति प्रमाण पत्र इस कार्यालय के समांक पत्र दिनांक सार्च 2013 के माध्यम से निर्गत की गयी है, जिसमें 07 टावरों का संशोधित एरिया विवरण निम्नवत है:-

क्रमांक	नाम टावर	तलों की संख्या	भूतल कवर्ड एरिया वर्ग मी०।	टिपिकल कवर्ड एरिया वर्ग मी०।	ऊँचाई मी०।
1	टावर सी-4	बेस०/स्टिक्ट भूतल एवं 26 तल	754.40	564.536	83.40
2	टावर सी-5	बेस०/स्टिक्ट भूतल एवं 26 तल	752.122	570.213	83.40
3	टावर सी-8	बेस०/स्टिक्ट भूतल एवं 26 तल	754.46	564.536	83.40
4	टावर ई०-1	बेस०/स्टिक्ट भूतल एवं 27 तल	732.798	711.613	86.45
5	टावर ई०-2	बेस०/स्टिक्ट भूतल एवं 27 तल	732.798	711.613	86.45
6	टावर ई०-3	बेस०/स्टिक्ट भूतल एवं 27 तल	732.798	711.613	86.45
7	टावर एफ०	बेस०/स्टिक्ट भूतल एवं 26 तल	630.403	617.032	86.45

बेसमेन्ट:- प्रस्तावित भवन में डबल बेसमेन्ट प्रस्तावित है। जिसमें बेसमेन्ट प्रथम एवं द्वितीय का कवर्ड एरिया-82,734.634 वर्ग मी० प्रत्येक।

भवन का अधिमोर्ग विवरण:- प्रस्तावित भवन का अधिमोर्ग आवासीय अपार्टमेन्ट (एन०बी०सी-2005 आवासीय श्रेणी ए०-4) के अन्तर्गत वर्गीकृत किया गया है।

ढांचागत व्यवस्था:-

1- पहुँच मार्ग:- भूखण्ड के सामने मानचित्रों में रोड की चौड़ाई 30.00 मी० मानकों के अनुसार अंकित की गई है तथा दूसरी तरफ भी 30.00 मीटर का रोड है जो भवन विनियमावली के मानकों के अनुसार है तथा प्रवेश द्वार जिसकी चौड़ाई एन०बी०सी० मानक के अनुसार प्रस्तावित है।

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

ए०-अग्रभाग-16.00 मी०।

बी०-पृष्ठ भाग-12.00 मी०।

सी०-पार्श्व भाग प्रथम-12.00 मी०।

डी०-पार्श्व भाग द्वितीय-12.00 मी० प्रस्तावित है।

उपरोक्तानुसार भवन विनियमावली मानकों के अनुसार है जो सर्वेय हार्ड सरफेस युक्त एवं अवरोध मुक्त रखे जाये जिसमें किसी प्रकार का स्थाई/अस्थायी निर्माण कार्य अनुमत्य नहीं होगा तथा टावरों के चारों ओर 06.00 मीटर का मोटरेबुल हार्ड सरफेस युक्त खुला स्थान रखा जाना अनिवार्य है।

3- निकस मार्ग:- प्रस्तावित भवन के प्रत्येक टावर में 02 स्टेयरकेस प्रस्तावित है प्रत्येक स्टेयर की चौड़ाई 1.50 एवं 1.25 मी० प्रस्तावित है, जिनकी फ्लोर के समस्त स्थानों से ट्रेवलिंग डिस्टेन्स अधिकतम अनुमत्य सीमा के अन्तर्गत है तथा एक स्टेयर को फायर टावर के सभ में निर्मित किया जायेगा।

4- रिफ्यूज एरिया:- भवन में रिफ्यूज एरिया हेतु प्रत्येक फ्लैट पर बालकनी का प्राविधान है जो एन०बी०सी० मानक के अनुसार है।

घ-अग्निशमन सुरक्षा व्यवस्था:- एन०बी०सी० 2005 के अनुसार निम्नांकित अग्निशमन व्यवस्थाएँ कराया जाना वाँछनीय है।

1-भूमिगत:- प्रस्तावित भवन में 2,00,000 चौ लाख लीटर क्षमता के 02 अदद भूमिगत टैंक एन०बी०सी० मानक के अनुसार वाँछनीय है।

2-पम्पस:- प्रत्येक भूमिगत टैंक के पास 2850 एल०पी०एम० क्षमता के 02 अदद मेन पम्प, इतनी ही क्षमता का एक अदद डीजल चालित पम्प तथा 01 अदद जॉकी पम्प मानकों के अनुसार स्थापित कराये जाने वाँछनीय है।

(मी० क० प्र०) 6
निदेशक, फायर सर्विस
उ० प्र० लखनऊ

3-टेरिस टैंक: समस्त टावरो की टेरिस पर टेरिस टैंक क्षमता 25,000 पच्चीस हजार ली०, क्षमता का टेरिस टैंक स्थापित कराया जाना एन०बी०सी० मानक के अनुसार वॉच्छनीय है।

4-होजरील मय डाउनकामर:- प्रस्तावित भवन में प्रत्येक ब्लाक/टावर में प्रत्येक तल पर होजरील लैमिंग वाल्व, मय होज डाक्स, होज पाइप, एवं ब्रान्च पाइप का प्राविधान एन०बी०सी० मानकों के अनुसार वॉच्छनीय है।

5-वैटराईजर:- प्रस्तावित भवन में 150 एमएम का वैटराईजर का प्राविधान तथा उस पर थर्ड हाईड्रेण्ट्स एवं फायर सर्विस इन्लेट का मानकों के अनुसार वॉच्छनीय है।

6-ऑटोमेटिक सिंक्रलर सिस्टम:- प्रसंगत भवन के बेसमेन्ट एवं समस्त टावरों के सम्पूर्ण भवन में ऑटोमेटिक सिंक्रलर सिस्टम एन०बी०सी० मानकों के अनुसार वॉच्छनीय है।

7-ऑटोमेटिक डिडैक्शन एण्ड एलार्म सिस्टम:- समस्त टावरो के सम्पूर्ण तलों पर ऑटोमेटिक डिडैक्शन एण्ड फायर एलार्म सिस्टम एन०बी०सी० मानकों के अनुसार वॉच्छनीय है।

8-मैन्युअल आपरेटेड इलैक्ट्रिक फायर एलार्म सिस्टम:- सम्पूर्ण भवन के समस्त टावरो में मैन्युअल आपरेटेड इलैक्ट्रिक फायर एलार्म सिस्टम एन०बी०सी० मानकों के अनुसार वॉच्छनीय है।

9-प्राथमिक अग्निशमन उपकरण (फायर एक्सटिंग्यूशर):- प्रस्तावित भवन में निर्माण के उपरान्त फायर एक्सटिंग्यूशर आई०एस०- 2190 के अनुसार प्राविधान किया जाना है जो मानकों के अनुसार है।

10-स्मोक एक्स्ट्रैक्शन:- प्रसंगत भवन के दोनों बेसमेन्ट में स्मोक एक्स्ट्रैक्शन एन०बी०सी० मानकों के अनुसार वॉच्छनीय है।

11-एग्जिट साईनेज:- सम्पूर्ण भवन के समस्त टावरो में एग्जिट साईनेज एन०बी०सी० मानकों के अनुसार वॉच्छनीय है।

12-पी०ए० सिस्टम:- सम्पूर्ण भवन के समस्त टावरो में पी०ए० सिस्टम एन०बी०सी० मानकों के अनुसार वॉच्छनीय है।

13-कम्पार्टमेंटेशन:- भवन में कम्पार्टमेंटेशन एन०बी०सी० मानकों के अनुसार स्थापित कराया जाना वॉच्छनीय है।

14-प्रसंगत भवन में इमरजेन्सी/स्केप लाईटिंग एन०बी०सी०-2005 पार्ट-4 में उल्लेखित प्राविधानों के अनुसार कराया जाना आवश्यक होगा।

15-भवन में निर्माण के पश्चात व उपयोग से पूर्व भवन में अधिष्ठापित अग्निशमन प्रणाली के कुशल संचालन व सदैव कार्यशील बनाये रखने हेतु एन०बी०सी० पार्ट-4 के प्रस्तर सी०-5, सी०-6, सी०-7, सी०-8 एवं सी०-9 में उल्लेखित मानकों का पालन अनिवार्य होगा।

16-भवन के सम्पूर्ण अग्निशमन प्रणाली फायर लिफ्ट, स्टेयरकेसों व फ्लैरीडोर की लाइटों को वैकल्पिक ऊर्जा स्रोत से पृथक विद्युत लाइन (वायरिंग) फायर सेफ डक्ट से सुरक्षित करते हुये संयोजित किया जाना आवश्यक होगा।

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

अतः उपरोक्तानुसार मैसर्स आई०बी० काउन्टी प्रा० लि० द्वारा प्लॉट न०-जी०एच०-05 सेक्टर-121, नौएडा जनपद गौतमबुद्धनगर में प्रस्तावित ग्रुप हाऊसिंग भवन के निर्माण हेतु संशोधित प्रोवैजनल अग्निशमन अनापत्ति प्रमाण पत्र इस शर्त के साथ निर्गत किया जाता है कि आवेदक द्वारा भवन/इकाई में अग्नि से सुरक्षा सम्बन्धी सभी प्राविधान भवन निर्माण एवं विकास उपविधि-2010 तथा नेशनल बिल्डिंग कोड ऑफ इण्डिया-2005 एवं तत्समय प्रवृत्त किसी अन्य विधि में उल्लेखित मानकों के अनुसार कराये जायेंगे तथा भवन के निर्माणोपरान्त भवन का 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 अर्थाई अनापत्ति प्रमाण पत्र स्वतः ही निरस्त समझा जायेगा।

संलग्नक: अनुमोदित मानचित्र अद्वय।

निदेशक, अग्निशमन विभाग
गौतमबुद्धनगर

प्रतिलिपि: 1-उपनिदेशक फायर सर्विस मेरठ को सूचनार्थ एवं आवश्यक कार्यवाही हेतु।

2-मुख्य अग्निशमन अधिकारी गौतमबुद्धनगर को सूचनार्थ एवं आवश्यक कार्यवाही हेतु।

3-अग्निशमन अधिकारी नौएडा फेज-3, जनपद गौतमबुद्धनगर को सूचनार्थ एवं आवश्यक कार्यवाही हेतु।

4-मैसर्स आई०बी० काउन्टी प्रा० लि० द्वारा प्लॉट न०-जी०एच०-05 सेक्टर-121, नौएडा जनपद गौतमबुद्धनगर को उक्त के संदर्भ में अनुपालनार्थ।

कार्यालय

संयुक्त निदेशक

फायर सर्विस

मुख्यालय उ०प्र० लेखनांक: 1
दिनांक ०५/०१/२०१८

संज्ञांक: 251/जे०डी०/का०ए०/लेखनांक-17(गैरमार्ग)/19

सेवा में

मुख्य वास्तुनिर्देश निदेशक,
नौएडा अधिकरण सेक्टर-6
जनपद गौतमबुद्धनगर।

विषय: मैसर्स आईवी० काउन्टी प्रा० लि० द्वारा फ्लॉट न०-जी०ए०-05 सेक्टर-121, नौएडा जनपद गौतमबुद्धनगर में प्रस्तावित ग्रुप हाउसिंग भवन के (टावर-एफ०1, एफ०2 एवं जी०) कुल 03 टावरों की अग्निशमन व्यवस्थाओं की स्थापना हेतु प्रोवीजनल अग्निशमन अनापत्ति प्रमाण पत्र निर्गत किये जाने के सम्बन्ध में।

सन्दर्भ: यूआईसी:2017/38714/जीवीएन/गौतमबुद्धनगर/7894/जे०डी०

प्रतिपद:

कृपया उपरोक्त दिश्यात अवेदक द्वारा अपने प्रार्थना पत्र के माध्यम से उक्त प्रस्तावित प्लॉट पर अप्पासीय भवन निर्माण हेतु संश्लेषित मानचित्र उपलब्ध कराते हुए सशोचित प्रोवीजनल अग्निशमन अनापत्ति प्रमाण पत्र निर्गत किये जाने का अनुरोध मुख्य अग्निशमन अधिकारी, गौतमबुद्धनगर से किया गया है।

उक्त प्रस्तावित भवन के स्थल का निरीक्षण एवं मानचित्रों का अध्ययन अग्निशमन अधिकारी नौएडा फ्लॉट-3 सेक्टर-71 श्री संप्रसाद सिंह से कराया गया तो उनके द्वारा अपनी संस्तुति अर्थात् दिनांक: 23-12-2017 मुख्य अग्निशमन अधिकारी गौतमबुद्धनगर श्री अरुण कुमार सिंह को सफाई कवाची नहीं जिसका सुसंगत मानकों के अनुसार परीक्षण कर उनके द्वारा अपनी संस्तुति अर्थात् दिनांक: 24-12-2017 समन्वयक फायर सर्विस गैर/सहायक निरीक्षक श्री अमन शर्मा को सफलता कवाची नहीं तथा उपनिदेशक फायर सर्विस गैर द्वारा अभिलेखों का परीक्षण कर अपनी संस्तुति अर्थात् 25-12-2017 इस कार्यक्षेत्र को उपलब्ध कराती गयी, जिसकी का सुसंगत मानकों के अनुसार परीक्षण अफेडरसिअरी द्वारा किया गया जिसका विवरण निम्नवत है:-

भवन की संरचना:- कुल फ्लॉट एरिया-99,820.00 वर्ग मी० है, जिसमें प्रस्तावित टावरों का प्रोवीजनल अग्निशमन अनापत्ति प्रमाण पत्र इस कार्यक्षेत्र के समक्ष पत्र दिनांक मार्च 2013 एवं जून 2016 के द्वारा संस्तुति प्रोवीजनल अनापत्ति प्रमाण पत्र निर्गत किया गया है तथा वर्तमान में 03 टावरों का एरिया विवरण निम्नवत है:-

क्रमांक	नाम टावर	तलों की संख्या	भूतल कवर्ड एरिया वर्ग मी०।	टिपिकल कवर्ड एरिया वर्ग मी०।	ऊँचाई मी०।
01	टावर एफ०-01	02बेस/स्टोर ग्राउंड एवं 27 तल	657.034	580.458/579.130	93.40/99.65
02	टावर एफ०-02	02बेस/स्टोर भूतल एवं 27 तल	857.034	580.458/579.160	93.40/99.65
03	टावर-जी०	02बेस/स्टोर भूतल एवं 29 तल	1093.85	829.503	96.75/103.20
04	जर्नेशियल	भूतल एवं 02 तल	2031.214	1336.976/586.286	69.00
05	बेसमेंट-प्रस्तावित भवन में एडल बेसमेंट प्रत्येक का कवर्ड एरिया-67,718.212 वर्ग मी० प्रस्तावित है।				

भवन का अधिगोचर विवरण:- प्रस्तावित भवन का अधिगोचर अप्पासीय अपार्टमेंट (एन०बी०सी-2005 अक्टो० ३० रू० 4) के अन्तर्गत वर्गीकृत किया गया है।

वांछागत व्यवस्था:-

1-पहुँच मार्ग:- मुख्य गेट के सामने मानचित्रों में रोड की चौड़ाई 33.00 मी० मानकों के अनुसार अंकित की गई है तथा दूसरी तरफ में 33.00 मी० का रोड है जो नया दिनिगवली के मानकों के अनुसार है तथा प्रवेश/निकास द्वार जिनकी चौड़ाई 08.00 मी० एन०बी०सी० मानकों के अनुसार प्रस्तावित है।

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

ए०-अग्रभाग-16.00 मी०।

बी०-पृष्ठ भाग-12.00 मी०।

सी०-पार्श्व भाग प्रथम-12.00 मी०।

डी०-पार्श्व भाग द्वितीय-12.00 मी० प्रस्तावित है।

उपरोक्तानुसार नवन दिनिगवली मानकों के अनुसार है जो सर्वेड हार्ड सरफेस युक्त एवं अवरोध मुक्त रखे जाने जिसमें किसी प्रकार का स्थाई/अस्थायी निर्माण कार्य अनुमति नहीं होगा तथा टावरों के जाने और 06.00 मी० का नोटदेबुल हार्ड सरफेस युक्त खुला स्थान रखा जाना अनिवार्य है तथा अक्सिड एरिया को हार्ड मोटेरेबल रखा जाये।

3-निकास मार्ग:- प्रस्तावित भवन के प्रत्येक टावर में 02 स्टेयरकेस प्रस्तावित है प्रत्येक स्टेयर की चौड़ाई 01.50 मी० प्रस्तावित है एवं जर्नेशियल में 03 स्टेयर चौड़ाई 1.5 मी० प्रस्तावित है, जिनकी प्लॉट के समस्त स्थानों से ट्रेनिंग डिस्टेंस अधिकतम अनुमति सीमा के अन्तर्गत है तथा एक स्टेयर को फायर टावर के रूप में निर्मित किया जायेगा।

4-रिफ्यूज एरिया:- प्रस्तावित भवन में रिफ्यूज एरिया हेतु प्रत्येक प्लॉट पर बाल्कनी एवं रिफ्यूज एरिया का प्राविधान है, जो एन०बी०सी० मानकों के अनुसार है।

संयुक्त निदेशक

घ-अग्निशमन सुरक्षा व्यवस्था- गद्दीप भवन पूर्व से प्रस्तावित है, एनबीसी-2016 के अनुसार निर्माणित अग्निशमन व्यवस्था मानक के अनुसार प्राविधानित है।

1-होजरैल/साउथवर्क- प्रस्तावित भवन के प्रत्येक टावर के प्रत्येक तल पर होजरैल अलार्मिंगर लीफ्टिंग टावर, गैस डिक्सीड एन जीव रचना, अग्निशमन टावर पाइप का प्राविधान मानक के अनुसार प्राविधानित है।

2-स्मॉगमैट टैंक- स्मॉगमैट टैंक 2,50,000 की क्षमता लीटर, क्षमता नेशनल बिल्डिंग कोड ऑफ इण्डिया के अनुसार स्थापित कराया जाने प्राविधानित है।

3-फायर अग्निशमन टैंक के पास 2850 एलपीएलएम क्षमता को 02 अग्नि विद्युत चालित गैस पाइप, टैंकल चालित पाइप 2850 एलपीएलएम क्षमता को 02 अग्नि जीव रचना 180 एलपीएलएम क्षमता मानक के अनुसार स्थापित कराया जाने प्राविधानित है।

4-टेरिस टैंक- प्रस्तावित भवन की टेरिस पर टेरिस टैंक क्षमता 10,000 लीटर लीटर एनबीसी मानक के अनुसार प्राविधानित है।

5-टेरिस पाइप- प्रस्तावित भवन में एनबीसी मानक के अनुसार बॉयलरी लगी है।

6-वेटराइजर- प्रस्तावित भवन में वेटराइजर सिस्टम एनबीसी मानक के अनुसार प्राविधानित है।

7-गार्ड हर्ड्रेड्रेड- प्रस्तावित सम्पूर्ण भवन परिसर में गैस लाइन विलेज पर गार्ड हर्ड्रेड्रेड होल कंभिनैट एन कंभिनैट डेलीवरी लेव गैस टावर पाइप एन कंभिनैट डेलीवरी होल एनबीसी एन कंभिनैट बीआरईएस मानक के अनुसार प्राविधानित है।

8-ऑटोमेटिक रिप्रिक्लर सिस्टम- प्रस्तावित भवन के बेसमेंट स्टाई प्रत्येक टावर के समस्त तलों पर ऑटोमेटिक रिप्रिक्लर सिस्टम एनबीसी मानक के अनुसार प्राविधानित है।

9-ऑटोमेटिक डिटेक्शन एंड एलार्म सिस्टम सिस्टम- प्रस्तावित सम्पूर्ण भवन में ऑटोमेटिक डिटेक्शन एंड एलार्म सिस्टम एनबीसी मानक के अनुसार प्राविधानित है।

10-मैनुअली ऑपरेटेड इलेक्ट्रिक फायर एलार्म सिस्टम- प्रस्तावित सम्पूर्ण भवन में मैनुअल ऑपरेटेड इलेक्ट्रिक फायर एलार्म सिस्टम एनबीसी मानक के अनुसार प्राविधानित है।

11-प्राथमिक अग्निशमन उपकरण (फायर एक्सटिंग्यूशर)- प्रस्तावित भवन में निर्माण के उपरान्त फायर एक्सटिंग्यूशर आईएस-2190 के अनुसार बॉयलरी लगी है।

12-स्मोक एक्स्ट्रैक्शन सिस्टम- प्रस्तावित भवन में स्मोक एक्स्ट्रैक्शन सिस्टम की व्यवस्था एनबीसी मानक के अनुसार स्थापित कराया जाने प्राविधानित है।

13-प्रेशराइजेशन सिस्टम- प्रस्तावित भवन के स्टेयरकेस को मैनुअली वैन्टीलेटेड रखा जाने अनिवार्य है।

14-कंपार्टमेंटेशन- प्रस्तावित भवन में कंपार्टमेंटेशन एनबीसी-2016 के सुसंगत मानक के अनुसार बॉयलरी लगी है।

15-पीएल सिस्टम- प्रस्तावित भवन में पीएल सिस्टम एनबीसी मानक के अनुसार बॉयलरी लगी है।

16-एग्जिट साईनेज- प्रस्तावित भवन में निर्माण के उपरान्त एग्जिट साईनेज स्थापित कराया जाने अनिवार्य होगा।

17-प्रस्तावित भवन में इमरजेंसी/रफेज लाईटिंग एनबीसी-2016 में उल्लेखित प्रावधानों के अनुसार कराया जाने आवश्यक होगा।

18-भवन में निर्माण के परिकल्पना के पूर्व भवन में अभिषेकित अग्निशमन प्रणाली के कुरल संचालन व सदैव कार्यरत बनाये रखने हेतु एनबीसी-2016 में उल्लेखित मानक का पालन अनिवार्य होगा।

अतः उपरोक्तानुसार संरक्षित आरक्षणों के अन्तर्गत प्रस्तावित भवन में आईबीसी कडरटी 310 लिट द्वारा प्लॉट नं-जीएच-05 सेक्टर-121, नौरा जम्बूद नगर में प्रस्तावित भवन हाउसिंग भवन के (टॉवर-एच01, एच02 एच जी0) कुल 03 टॉवरों की अग्निशमन व्यवस्थाओं सम्बन्धी प्रोजेक्शन अग्निशमन अनापति प्रमाण पत्र इस शर्त के साथ निर्गत किया जाता है कि आवेदक द्वारा भवन/इकाई में अग्नि से सुरक्षा सम्बन्धी सभी प्राविधान भवन निर्माण एवं विकास समिति-2008 तथा नेशनल बिल्डिंग कोड ऑफ इण्डिया-2016 में उल्लेखित मानक के अनुसार कराये जायेंगे तथा भवन के निर्माणोपरान्त भवन का प्रयोग करने से पहले भवन में अग्नि से सुरक्षा व्यवस्थाओं मानक के अनुसार स्थापित कर समस्त निरीक्षण/परीक्षण अग्निशमन विभाग से कराकर स्थाई अग्निशमन अनापति प्रमाण पत्र प्राप्त किया जायेगा अन्यथा निर्गत किया जा रहा भवन निर्माण हेतु स्थाई अनापति प्रमाण पत्र रद्द है निरस्त समझा जायेगा।

संलग्नक: मानचित्र।

अग्निशमन विभाग
संयुक्त निदेशक आरक्षण विभाग
05/10/2024

प्रतिलिपि-1-उपनिदेशक, फायर सर्विस ग्रेड विभाग के उपरोक्तानुसार अनुमतिार्थ।

2-मुख्य अग्निशमन अधिकारी गौतमबुद्धनगर के उपरोक्तानुसार अनुमतिार्थ।

3-अग्निशमन अधिकारी फेज-03 नौरा जम्बूद नगर गौतमबुद्धनगर के उपरोक्तानुसार अनुमतिार्थ।

4-गैसर्स आईबीसी कडरटी 310 लिट द्वारा प्लॉट नं-जीएच-05 सेक्टर-121, नौरा जम्बूद गौतमबुद्धनगर के अनुमतिार्थ।

State Level Environment Impact Assessment Authority, Uttar Pradesh

Directorate of Environment, U.P.

Vineet Khand-1, Gomti Nagar, Lucknow-226 010

Phone: 91-522-2300 541, Fax: 91-522-2300 543

E-mail: docuplko@yahoo.com

Website: www.seiaaup.in

To,

Shri Avnish Agrawal,
Director,
M/s I.V. County Pvt. Ltd.,
A-39, Sector-63,
Noida, U.P.- 201301

Ref No. 408/Parya/SEAC/3659/2016

Date 23/03/2017

Sub: Environmental Clearance for Expansion of Group Housing Project "Cleo County" at GH-05, Sector-121, Noida U.P. M/S I.V. County Pvt. Ltd., Regarding.

Dear Sir,

Please refer to your application/letters 07-04-2016, 03-08-2016 & 16-09-2016 addressed to the Secretary, State Level Expert Appraisal Committee (SEAC) and Director, Directorate of Environment Govt. of UP on the subject as above. A presentation was made by the representative of the project proponent along with their consultant M/s GRC India Pvt. Ltd. in the SEAC meeting dated 19-09-2016.

The Project proponent, through documents (submitted to SEAC) and presentation made during meeting, has informed to the SEAC that:-

1. The environmental clearance is sought for Expansion of Group Housing Project "Cleo County" at GH-05, Sector-121, Noida U.P. M/S I.V. County Pvt. Ltd.
2. Environmental clearance for the earlier proposal was issued through SEIAA letter no. 1530/Parya/SEAC/1449/2013/JDCA(S) dated 07.10.2013 for plot area of 99,820 sq.m and built-up area of 4,39,729.08 sq.m.
3. Area details of the project:

S. No.	PARTICULARS	AREA (Sq.m.)	Percentage (%)
1.	Plot Area	99820	100
2.	Area under Residential	22029.715	22.07
3.	Area under Commercial	1944.424	1.95
4.	Area under Community	1641.319	1.64
5.	Area under School	424.578	0.43
6.	Guard room, Meter room and Milk Booth	282.45	0.28
7.	Landscape area	36850.26	36.92
8.	Surface Parking Area	2700	2.70
9.	Road Area and paved area	33,947.254	34.01

4. Ground coverage details:

PARTICULARS	AREA (Sq.m.)	Percentage (%)
Ground Coverage	26322.486	100
Residential	22029.715	83.69
Commercial	1944.424	7.39
Community	1641.319	6.24
School	424.578	1.61
Milk Booth	200	0.76
Guard room and Meter room	82.45	0.31

5. Salient feature details of the project:

PROJECT FEATURES	DESCRIPTION
Estimated Population	15,724 persons (Residents, staffs and visitors)

M/S I.V. County Pvt. Ltd.

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Estimated Water Requirement	1276 KLD (Fresh water = 830 KLD) (Source: NHDA)
Estimated waste water Generation	Approx. 1019 KLD
Power Demand	14,972 KW (NPCL)
Power Back-up	14 nos. of DG sets having total capacity 10,000 KVA (12 x 750 KVA + 2 x 500 KVA each)
Source of Power	Noida Power Company Limited (NPCL)
Green area (50.13% of open area)	36,850.26 sq.m.
Rain Water Harvesting Pits & Tanks	Pits = 7 Tanks = 3
Solid Waste Generation	2036 kg/day
Parking Facilities Required	As per MoEF norms: 3702 ECS
Proposed	As per Greater Noida bye-laws: 4585 ECS
Project Cost	4600 ECS INR 947 Crore

6. Comparative area details of earlier proposal and proposed expansion project:

S. No.	Particulars	Values accorded (m ²)	in EC	Expansion (m ²)	Revision Area (m ²)	Total Area (EC accorded + Expansion Revision (m ²))
1.	Total Plot Area	99,820.00		0.0	0.0	99,820.00
2.	Permissible Ground Coverage (@ 40%)	39,928.00		0.0	0.0	39,928.00
3.	Proposed Ground Coverage (@ 24.156%)	19,553.36		6,988.993	0.0	26,322.486
4.	Permissible FAR (@ 3.5)	2,74,505.00				3,49,370.00
5.	Additional FAR for green building certification (5% of 3.5 FAR)	0.00		17,468.50	0.00	17,468.50
6.	Additional 15% area for Service FAR (15% of 3.5 FAR)	41,175.75		11,229.75	0.0	52,405.5
7.	Total Permissible FAR (@3.675) [4+5+6]	2,74,505.00		92,333.5	0.0	4,19,244
8.	Proposed FAR (@ 3.5)	2,74,504.99		93,713.12	-1380.65	3,66,837.46
	Residential	2,70,465.05		92879.108	0.0	3,63,344.158
	Commercial	2659.29		834.012	0.0	3493.302
	Club/community centre	1318.1		0.0	-1318.1	0.00
	Guard room (2 Nos.)	42.55		0.0	-42.55	0.00
	Connecting Bridge	20.00		0.0	-20.00	0.00
9.	Proposed 15% area for Service FAR	37,129.086		15,272.574	0.00	52,401.662
	Residential	32,821.525		10,092.398	0.0	42,913.923
	Commercial	492.927		215.56	0.0	708.487
	Club/Community centre	2,123.184		3,844.374	0.0	5967.558
	Milk Booth	200.00		0.0	0.0	200.00
	School	1,350		851.542	0.0	2201.542
	Guard room- 1	22.5		1.38	0.0	23.8
	Guard room- 2	22.5		1.38	0.0	23.8
	Guard room 3	0.00		16.96	0.0	16.96
	Meter room	12.45		0.0	0.0	12.45
	STP	84.00		248.98		332.98
10.	Total Proposed FAR (@ 3.5)	3,11,634.076		1,089,85.69	-1380.65	4,19,239.12

11.	Basement area	1,77,095	3374.268	0.0	1,75,468.26
	Basement-1				62,734.63
	Basement-2				62,734.64
12.	Stilt Area	4,000	2,699.000	0.0	6699.000
13.	Service Area	2000.00		2000.00	0.00
14.	Total Built Up Area	4,39,729.08	1,15,058.968	3380.64	5,51,407.396
15.	Open Area	80,266.638	0.0	6769.174	73,497.514
16.	Landscape Area (@50.12% of Open area)	57,518.47	0.0	20,468.703	36,850.765
17.	Maximum Building Height				92.75m

7. Population details for earlier proposal and proposed expansion project

S. No.	Particulars	DU/Area	PPU	Total Population (existing + expansion)
1.	Residential	2907	4.5	13,081.5
	Staff	(@5%)		654.075
	Visitors	(@10%)		1308.15
	Sub-total			15,044
2.	Commercial (Staff)			45
3.	Community (Staff)	5967.558 m ²		30
4.	School (Students)	2201.542 m ²		550
	Staff			55
GRAND TOTAL = 15,724				

8. Water requirement details for earlier proposal and proposed expansion project:

S. No.	Description	Area (in m ²)	Total Occupancy	Rate of water demand (lpcd)	Total Water Requirement (KLD)
A.	Domestic Water				
1.	Residents		13082	86	1125
	Staff		654	30	19.62
	Visitors		1308	15	19.62
2.	Commercial (Staff)		45	30	1.35
3.	Community centre Staff		30	30	0.90
4.	School Students		550	30	16.50
	Staff		55	30	1.65
Total Domestic Water Requirement (A)					1184.64 or say 1185 KLD
B.	Horticulture	36,850.25		1 l/sq.m	37
C.	DG Sets Cooling (12 X 750 kVA + 2 X 500 kVA)			0.9 l/KVA/hr	54
Grand Total (A+B+C)					1276 KLD

9. Waste water calculation details for existing and expansion project:

Domestic Water Requirement	1185 KLD
Fresh (70% of domestic)	830 KLD
Flushing (30% of domestic)	355 KLD
Waste Water Generated (80% fresh + 100% flushing)	664+355 = 1019 KLD

10. Solid waste generation details:

S. No.	Category	kg per capita per day	Waste generated (kg/day)
1.	Residents	13082 @ 0.5 kg/day	6540.75

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	Staff	654 @ 0.25 kg/day	163.52
	Visitors	1308.15 @ 0.15 kg/day	196.22
2.	Commercial Staff	45 @ 0.25 kg/day	11.25
3.	Community centre Staff	30 @ 0.25 kg/day	7.5
4.	School Students	550 @ 0.25 kg/day	137.5
	Staff	55 @ 0.25 kg/day	13.75
5.	Landscape waste	9.10 acres @ 0.2 kg/acre/day	1.82
	TOTAL SOLID WASTE GENERATED		7.035.63 kg/day say 7.036 kg/day

11. Parking details

S. No.	Particular	Area proposed for Parking (m ²)	Area required /ECS	ECS Proposed
1.	Surface	2700	20	135
2.	Basement I Stack Parking	39,152	18	2175
3.	Basement II Primary Parking	48,523	30	1617
	Stack Parking	9080	18	504
4.	Stilt	4775.285	30	169
Total Parking Proposed				4600

12. The project proposals are covered under category 8"b" of EIA Notification, 2006.

13. The details of proposed expansion (floor wise and tower wise) are not included in the presentation. The proponent submitted a status sheet showing status of construction undertaken till date and proposed expansion for the project. The approved revised maps and layout plan alongwith structural design for revised proposals vetted by IIT, Delhi, NOC from fire department has been submitted. Copy of Green building certificate for the project has also been submitted.

Based on the recommendations of the State Level Expert Appraisal Committee Meeting (SEAC) held on 19-09-2016 the State Level Environment Impact Assessment Authority (SEIAA) in its Meeting held on 22/02/2017 decided to grant the Environmental Clearance for proposed project along with subject to the effective implementation of the following general and specific conditions:-

General Conditions:

1. 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.
2. It shall be ensured that obtain the no objection certificate from the U P pollution control board before start of construction.
3. 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.
4. 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.
5. 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.
6. Impact of drainage pattern on environment should be provided.
7. Surface hydrology and water regime of the project area within 10 km should be provided.
8. 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.
9. Measures shall be undertaken to recycle and reuse treated effluents for horticulture and plantation. A suitable plan for waste water recycling shall be submitted.
10. Obtain proper permission from competent authorities regarding enhanced traffic during and due to construction and operation of project.
11. Obtain necessary clearances from the competent Authority on the abstraction and use of ground water during the construction and operation phases.

IV Closure of project

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12. 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 regard shall be obtained.
13. 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 regard.
14. Suitable rainwater harvesting systems as per designs of groundwater department shall be installed. Complete proposals in this regard should be submitted.
15. 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.
16. 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.
17. 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.
18. Separate stock piles shall be maintained for excavated top soil and the top soil should be utilized for preparation of green belt.
19. 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.
20. 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.
21. Alternate technologies for solid waste disposals (like vermin-culture etc.) should be used in consultation with expert organizations.
22. No wetland should be infringed during construction and operation phases. Any wetland coming in the project area should be suitably rejuvenated and conserved.
23. 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.
24. 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.
25. Compliance with the safety procedures, norms and guidelines as outlined in National Building Code 2005 shall be compulsorily ensured.
26. Ensure usage of dual flush systems for flush cisterns and explore options to use sensor based fixtures, waterless urinals and other water saving techniques.
27. Explore options for use of dual pipe plumbing for use of water with different qualities such as municipal supply, recycled water, ground water etc.
28. Ensure use of measures for reducing water demand for landscaping and using xeriscaping, efficient irrigation equipments & controlled watering systems.
29. 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.
30. Make separate provision for segregation, collection, transport and disposal of e-waste.
31. Educate citizens and other stake-holders by putting up hoardings at different places to create environmental awareness.
32. 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.
33. Prepare and present disaster management plan.
34. The project proponents shall ensure that no construction activity is undertaken without obtaining pre-environmental clearance.
35. A report on the energy conservation measures conforming to energy conservation norms finalize by Bureau of Energy efficiency should be prepared incorporating details about building materials and technology, R & U Factors etc.

TV County Pvt. Ltd.

36. 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)
37. 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
38. Alternate technology 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.
39. 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.
40. 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.
41. The building should be designed so as to take sufficient safeguards regarding seismic zone sensitivity
42. High rise buildings should obtain clearance from aviation department or concerned authority
43. 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.
44. 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.
45. The use of Compact Fluorescent lamps should be encouraged. A management plan for the safe disposal of used/damaged CFLs should be submitted.
46. 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.
47. Solar water heater shall be installed to the maximum possible capacity. Plans may be drawn up accordingly and submitted with justification.
48. 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.
49. 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.
50. Construction activities including movements of vehicles should be so managed so that no disturbance is caused to nearby residents.
51. 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.
52. Parking areas should be in accordance with the norms of MOEF, Government of India. Plans may be drawn up accordingly and submitted.
53. 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.
54. 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.
55. Detailed plans for safe disposal of STP sludge shall be provided along with ultimate disposal location, quantitative estimates and measures proposed.
56. 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.
57. Specific location along with dimensions with reference to STP, Parking, Open areas and Green belt etc. should be provided on the layout plan.
58. 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.
59. E-Waste Management should be done as per MoEF guidelines.
60. Electrical waste should be segregated & disposed suitably as not to impose Environmental Risk.
61. ~~The use of Poly Bags~~ Disposed plastic waste in the construction of roads should be considered.
62. Displaced persons shall be suitably rehabilitated as per prescribed norms.

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63. Dispensary for first aid shall be provided.
64. Safe disposal arrangement of used toiletries items in Hotels should be arranged. Toiletries items could be given complementary to guests, adopting suitable measures.
65. Diesel generating set stacks should be monitored for CO and HC.
66. 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.
67. The green belt shall consist of 50% trees, 25% shrubs and 25% grass as per MoEF norms.
68. A Separate electric meter shall be provided to monitor consumption of energy for the operation of sewage/effluent treatment in tanks.
69. An energy audit should be annually carried out during the operational phase and submitted to the authority.
70. 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.
71. Environmental Corporate Responsibility (ECR) plan along with budgetary provision amounting to 2% of total project cost shall be submitted (within the month) on need base assessment study in the study area. Income generating measures which can help in up-liftment of weaker section of society consistent with the traditional skills of the people identified. The programme 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 programmes shall be specified. Revised ECR plan is to be submitted within 3 month. Failing which, the environmental Clearance shall be deemed to be cancelled.
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.

SPECIFIC CONDITIONS:

1. Provision of parking should be restricted to ECS as required under Development Authority bye-laws. 15 nos. of excess parking is to be deleted and revised plans should be submitted.
2. Provision of setback on all sides should be made as per Development Authority bye-laws.
3. Copy of all NOCs from different Departments shall be obtained prior to start of construction.
4. Necessary planning for any anticipated expansion should be incorporated in present design in view of structural stability.
5. An underground tank shall be planned within the premises for storage of rain water for water recharge purposes.
6. Municipal solid waste shall be disposed/managed as per Municipal Solid Waste (Management and Handling) Rules, 2000 (as amended).
7. 03 m peripheral green shall be provided around the project inside the project boundary.
8. 15% area of the total plot area shall be compulsorily made available for the soft green belt development including the peripheral green belt.
9. Project falling within in norm 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.
10. Criteria/ norms provided by competent Authority regarding the seismic zone be followed for construction work. Provision of alarm system, to timely notify the residents, in case of occurrence of earthquake/other natural disasters/fire should be provided. A well defined evacuation plan should also be prepared and regular mock drills should be arranged for the residents. Rise of stairs should be constructed in a way, so that it should provide smooth movement.
11. For the treatment for total sewage, a full-fledged STP is to be provided with 20% more capacity than waste water generated during operation phase. 100% waste water is to be treated in captive STP conforming to prescribed standards of receiving body for designated use. Monitoring of STP to be done daily till its stabilization.
12. Dual plumbing should be adopted. Recycling of water as proposed shall be undertaken with regular testing and monitoring of treated water.

I.V. County Pvt. Ltd.

13. Dedicated power supply for STPs is to be ensured during operation. Sludge of STP is to be used in house as manure and surplus manure should be managed by giving it to end users. STP shall be suitably located nearest to back side boundary with shortest out let. Operation and the maintenance cost of the STP is to also be informed along with the compliance of the waste and municipal solid waste disposal.
14. Corporate Social Responsibility (CSR) plan along with budgetary provision amounting to minimum 2% of the total project cost shall be prepared phase wise and approved by Board of Directors of the company. A copy of resolution as above shall be submitted to the authority. A list of beneficiaries with their mobile nos. & Address should be submitted along with six monthly compliance reports.
15. LEDs should be used in all common areas and corridors. 100% solar lighting is to be provided in the open areas/ stairs/ lawns.
16. Parking guidelines as per Development Authority should be followed. Parking for disabled persons should be explored.
17. All entry/exit points should be bell mouth shaped.
18. To discharge effluent treated waste water into public drainage system, permission from the competent authority to be taken prior to any discharge.
19. 100 % provision of Rain Water Harvesting is to 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.
20. Height of the stack should be provided based on combined DG sets capacity and be 6mt higher than the tallest building.
21. Post project monitoring for air, water (surface + ground), Stack noise of D.G. sets, STP to be carried out as CPCB Guideline.
22. Crèche to be provided during the construction/operation phase.
23. LIG & EWS housing to be provided as per U.P. Govt. Orders and building bye laws.
24. Provision of separate room for senior citizen with proper amenities shall be made.
25. Protection shall be provided on the windows of the high rise flats for security of residents.
26. Unless and until all the environmental issues are sorted out the occupancy will be restricted and would be only allowed after achieving the Permission from the competent authority.
27. The project proponent shall ensure that the project site does not attract/infringe any buffer zone of no activity identified/declared under law.
28. For any extraction of ground water, prior permission from CGWB shall be taken.
29. Sprinkler to be used for curing and quenching and ready mix concrete may be used for construction.
30. Possibilities of use of treated waste water for irrigation purposes should be explored. Drip irrigation should be tried upto extent possible. No fresh water will be used for irrigation purpose.
31. Mobile toilets, safe drinking water facility, sanitation facility and eco friendly fuels etc. Shall be made available to the temporary residents/workers at the project site including the proper treatment and the disposal of the wastes.

No construction/operation is to be started without obtaining Prior Environmental Clearance. 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.

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 deemed to be 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 and submitted before start of any construction activity.

I.V. County Pvt. Ltd.

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.

(S.C. Yadav)
Member Secretary, SEIAA

No. /Parya/SEAC/3659/2016

Dated: As above

Copy with enclosure 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 & Climate Change, Govt. of India, Indira Paryavaran Bhawan, Jor Bagh Road, Aliganj, New Delhi.
3. Chief Conservator, Regional Office, Ministry of Environment & Forests, (Central Region), Kendriya Bhawan, 5th Floor, Sector-H, Aliganj, Lucknow.
4. District Magistrate, G.B.nagar.
5. The Member Secretary, U.P. Pollution Control Board, TC-12V, Paryavaran Bhawan, Vibhuti Khand, Gomti Nagar, Lucknow.
6. Regional Officers, Regional Office, UP Pollution Control Board, Noida.
7. Copy to Web Master/ guard file.


(Shruti Shukla)
Deputy Director,
Directorate of Environment, U.P.


IV County Pvt. Ltd.
Auth. Sign.

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: docuplko@yahoo.com
Website: www.seiaaup.com

Ref.: 1530/Parya/SEAC/1449/2013/JDCA(S)

Date: 07/10 September, 2013

To,

Sri Avnish Agrawal (Director),
A-39, Sector-63,
NOIDA-201301

Sub: Regarding Environment Clearance for the proposed Group Housing "Cleo County" by M/s IV County Pvt. Ltd., at GH-05, Sector- 121, NOIDA, G.B. Nagar, Uttar Pradesh.

Dear Sir,

Please refer to your letter dated 19/12/2012, 28/06/2013 addressed to the Secretary, SEAC, Directorate of Environment, Lucknow. The State Level Expert Appraisal Committee considered the matter in its meetings held on dated 28/01/2013 and 06/08/2013. The case was presented by the project proponent along with the consultant M/s Grass Roots Research & Creation India (P) Ltd. The proponents have submitted the EIA through letter dated 28/06/2013. The proponent, through the documents submitted and the presentation made, informed the committee that:-

1. The environmental clearance is sought for proposed group housing project "Cleo County" by M/s I. V. County Pvt. Ltd. located at Plot No. GH-05, Sector 121, Noida, U.P.
2. The area details are as follows:

1.	Plot Area	99,820.00 sqm
2.	Permissible Ground Coverage (@ 40%)	39,928.00 sqm
3.	Proposed Ground Coverage (@ 19.58 %)	19,553.36 sqm
4.	Permissible FAR (@ 2.75)	2,74,505.00 sqm
5.	Proposed FAR (@ 2.749) • Residential • Club • Commercial • Guard rooms (2 nos.) • Connecting bridge	2,74,504.992 2,70,465.052 1,318.1 2,659.29 42.55 20.00
6.	Permissible Ancillary Area (@ 15% of FAR)	41,175.75 sqm
7.	Proposed Ancillary Area (@ 13.526% of FAR) • Residential • Club • Commercial • School • Milk Booth • Guard Room (2 nos.) • Meter Room • STP	37,129.086 32,821.525 2,123.184 492.927 1,350 200.00 45.00 12.45 84.00

8.	Basement area (2 Basements)	1,22,095.00 sqm
9.	Stilt Area	4,000 sqm
10.	Service Area	2,000 sqm
11.	Built Up Area	4,39,729.078 sqm
12.	Open Area	80,266.638 sqm
13.	Landscape Area (@ 71.65 % of open area)	57,518.47 sqm

3. For the proposed project total water requirement is 1010 KLD. Fresh water demand is 6 KLD sourced from municipal supply.
4. The total waste water to be generated is 819 KLD which will be treated in STP of capacity 985 KLD. Treated waste water shall be used for flushing (286 kld), horticulture (58 kld) and 311 KLD treated waste water shall be discharged to CSTP.
5. Green belt/Soft Landscape area of the proposed project is 57,518.47 m².
6. 3,810 ECS is proposed for the project.
7. Total municipal solid waste generated will be 5,884 Kg/day.
8. Total power requirement for the proposed project is 10,558 KVA which will be sourced from NPCL & power back up will be provided by 12 DG sets (12 × 750 KVA) = 9000 KVA.
9. Total no of proposed RWH pits are 12.
10. The project is covered under category 8 "b" of EIA notification, 2006 as amended.
11. The pre and post monsoon depth to ground water table are 36 and 30m.
12. All internal roads are proposed to be at least 9 meter wide.

Based on the recommendation of the SEAC meeting dated 06/08/2013 the SEIAA in meeting dated 20/09/2013 has agreed to grant the Environment Clearance to the proposed project subject to the effective implementation of the following general and specific conditions.

a. General Conditions:

1. It shall be ensured that all standards related to ambient environmental quality and emission/effluent standards as prescribed by the MoEF are strictly complied with.
2. It shall be ensured that obtain the no objection certificate from the U P pollution control board before start of construction.
3. 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 with the prior environmental clearance.
4. The proposed land use shall be in accordance to the prescribed land use. A certificate issued by the competent Authority shall be obtained in this regards.
5. All trees felling in the project area shall be as permitted by the forest department under prescribed rules. Suitable clearance in this regard shall be obtained from the competent Authority.
6. Impact of drainage pattern on environment should be provided.
7. Surface hydrology and water regime of the project area within 10 km should be provided.
8. A suitable plan for providing shelter, light and fuel, water and waste disposal construction labour during the construction phase shall be provided along with the number of proposed workers.
9. Measures shall be undertaken to recycle and reuse treated effluents for horticulture plantation. A suitable plan for waste water recycling shall be submitted.
10. Obtain proper permission from competent authorities regarding enhanced traffic during due to construction and operation of project.
11. Obtain necessary clearances from the competent Authority on the abstraction and use of ground water during the construction and operation phases.
12. Hazardous/inflammable/Explosive materials likely to be stored during the construction operation phases shall be as per standard procedure as prescribed under law, Necessary clearances in this regards shall be obtained.

13. 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.
14. Suitable rainwater harvesting systems as per designs of groundwater department shall be installed. Complete proposals in this regard should be submitted.
15. 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.
16. 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.
17. 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.
18. Separate stock piles shall be maintained for excavated top soil and the top soil should be utilized for preparation of green belt.
19. 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.
20. 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.
21. Alternate technologies for solid waste disposals (like vermin-culture etc.) should be used in consultation with expert organizations.
22. No wetland should be infringed during construction and operation phases. Any wetland coming in the project area should be suitably rejuvenated and conserved.
23. 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.
24. 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.
25. Compliance with the safety procedures, norms and guidelines as outlined in National Building Code 2005 shall be compulsorily ensured.
26. Ensure usage of dual flush systems for flush cisterns and explore options to use sensor based fixtures, waterless urinals and other water saving techniques.
27. Explore options for use of dual pipe plumbing for use of water with different qualities such as municipal supply, recycled water, ground water etc.
28. Ensure use of measures for reducing water demand for landscaping and using xeriscaping, efficient irrigation equipments & controlled watering systems.
29. 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.
30. Make separate provision for segregation, collection, transport and disposal of e-waste.
31. Educate citizens and other stake-holders by putting up hoardings at different places to create environmental awareness.
32. 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.
33. Prepare and present disaster management plan.
34. The project proponents shall ensure that no construction activity is undertaken without obtaining pre-environmental clearance.

35. A report on the energy conservation measures conforming to energy conservation norms to be finalized by Bureau of Energy efficiency should be prepared incorporating details about building materials and technology, R & U Factors etc.
36. 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).
37. The DG sets to be used during construction phase should use low sulphur diesel type which should conform to E.P. rules prescribed for air and noise emission standards.
38. 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.
39. 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. open spaces inside the plot should be suitably landscaped and covered with vegetation of indigenous variety.
40. 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.
41. The building should be designed so as to take sufficient safeguards regarding seismic sensitivity.
42. High rise buildings should obtain clearance from aviation department or concerned authorities.
43. 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.
44. 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.
45. The use of Compact Fluorescent lamps should be encouraged. A management plan for safe disposal of used/damaged CFLs should be submitted.
46. 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.
47. Solar water heater shall be installed to the maximum possible capacity. Plans may be drawn up accordingly and submitted with justification.
48. Treated effluents shall be maximally reused to aim for zero discharge. Where ever possible, a detailed management plan for disposal should be provided with quantitative quality of waste water.
49. The treated effluents should normally not be discharged into public sewers with tertiary treatment facilities as they adversely affect the hydraulic capacity of STP. If unnecessary permission from authorities should be taken.
50. Construction activities including movements of vehicles should be so managed so that disturbance is caused to nearby residents.
51. All necessary statutory clearances should be obtained and submitted before start of construction activity and if this condition is violated the clearance, if and when given, shall be automatically deemed to have been cancelled.
52. Parking areas should be in accordance with the norms of MOEF, Government of India. Plans may be drawn up accordingly and submitted.
53. 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.
54. 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 implementation of the environment management plan.

55. Detailed plans for safe disposal of STP sludge shall be provided along with ultimate disposal location, quantitative estimates and measures proposed.
56. 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.
57. Specific location along with dimensions with reference to STP, Parking, Open areas and Green belt etc. should be provided on the layout plan.
58. 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.
59. E-Waste Management should be done as per MoEF guidelines.
60. Electrical waste should be segregated & disposed suitably as not to impose Environmental Risk.
61. The use of suitably processed plastic waste in the construction of roads should be considered.
62. Displaced persons shall be suitably rehabilitated as per prescribed norms.
63. Dispensary for first aid shall be provided.
64. Safe disposal arrangement of used toiletries items in Hotels should be ensured. Toiletries items could be given complementary to guests, adopting suitable measures.
65. Diesel generating set stacks should be monitored for CO and HC.
66. 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.
67. The green belt shall consist of 50% trees, 25% shrubs and 25% grass as per MoEF norms.
68. A Separate electric meter shall be provided to monitor consumption of energy for the operation of sewage/effluent treatment in tanks.
69. An energy audit should be annually carried out during the operational phase and submitted to the authority.
70. 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.
71. Environmental Corporate Responsibility (ECR) plan along with budgetary provision amounting to 2% of total project cost shall be submitted (within the 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 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. Revised ECR plan is to be submitted within 3 month. Failing which, the environmental Clearance shall be deemed to be cancelled.
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 with in 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.

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

- 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 orchard vocational training etc. In addition, vocational training for individuals shall be imparted that poor section of society can take up self employment and jobs. Separate budget community development activities and income generating programmers shall be specified.
3. Use of LEDs/ Greens 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. Green belt should be developed as per CPCB norms.
 6. STP to be constructed during construction phase. 100% waste water is to be treated in conforming to prescribe standards of receiving body or designated use. Monitoring of STP to be done weekly till its stabilizations then monthly. To discharge excess treated waste water into public drainage system/drain permission from the competent authority to be taken before prior to any discharge.
 7. 100 % provision of Rain Water Harvesting is to be made. RWH shall be initially done from the roof top, RWH from green and other open areas shall be done only after a permission from CGWB. No. of rain water harvesting pits shall be increased towards the area.
 8. Dedicated guest parking at stilt should be provided.
 9. Management of manure from organic waste convertor shall be adequately undertaken.
 10. Stack Height should be calculated based on combined D.G. sets capacity and shall be higher than the tallest building in the project.
 11. The total excavated soil will be completely utilized at project site for leveling and back fill. 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.
 12. Crèche to be provided during the construction and operation phase.
 13. Provision of separate dedicated room to be made for senior citizen commensurate proper amenities (TV, music system, indoor games etc.) for and user in and around the house.
 14. E-waste shall be managed as per e-waste notification. Temporary storage at secure place shall be made till it is given to recycler approved by CPCB. Temporary storage for MSW for 7 days shall be provided.
 15. Ground water should not be extracted for the purpose of construction or otherwise. In case of default the Environmental Clearance will deem to be cancelled.
 16. Post project monitoring for air, water (surface+ ground), Stack (including CO and HC) from D.G. sets, STP to be carried out as CPCB Guidelines.
 17. Adequate Ventilation arrangement for the basement shall be undertaken along with installation of CO Monitors.
 18. The basement should be constructed in consultation with CGWB to avoid infringement of water table.

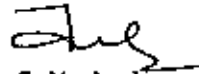
You are also directed to ensure that the proposed site is not a part of any no-development zone as required/prescribed/identified under law. In case of violation, this permission shall automatically deem to be invalid and cancelled. Also, in the event of any dispute on ownership of the proposed site,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

The above conditions will be enforced inter-alia, under the provisions of the Environment (Protection) Act, 1986, the Air (Prevention & Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and the Public Liability Insurance Act, 1991 with their amendments and rules made there under and also any other orders passed by Hon'ble Courts of Law relating to the subject matter.

The project proponent will have to submit approved plans and proposals incorporating the conditions specified in the Environmental Clearance within 03 months of issuance of this 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.

This is to request you to take further necessary action in matter as per provision of Gazette Notification No. S.O. 1533(E) dated 14-09-2006, as amended and send regular compliance reports to the authority as prescribed in the aforesaid notification.


(J. S. Yadav)

Member Secretary, SEIAA

No. /Parya/SEAC/1449/2013/IDCA(S) as above

Copy for information and necessary action to:

1. The Principal Secretary, Environment, U.P. Govt., Lucknow.
2. Dr. P.L. Ahuja Rai, Advisor, IA Division, Ministry of Environment & Forests, Govt. of India, Paryavaran Bhavan, CGO Complex, Lodhi Road, New Delhi.
3. Chief Conservator, Ministry of Environment & Forests, Regional Office (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, Gautam Buddh Nagar, U.P.
6. Deputy Director, Regional Office, Environment Directorate, Meerut.
7. Copy for Web Master/Guard File


(O.P. Varma)

Director (I/C)/Secretary SEAC,
Directorate of Environment, U.P.



State Level Expert Appraisal Committee, Uttar Pradesh

Directorate of Environment, U.P.

Dr. Bhim Rao Ambedkar Paryavaran Parishad
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

Date: 30 March, 2013

Ref.No. 3480 /SEAC/1449/2013/JDCA(S)

To,

Sri Avnish Agrawal,
Director,
A-39, Sector-63, NOIDA-201301

Sub: Regarding Environment Clearance for the proposed Group Housing "Cleo County" by M/s IV County Pvt. Ltd., at GH_05, Sector- 1221, NOIDA, G.B. Nagar, Uttar Pradesh.

Dear Madam,

Please refer to your letter dated 19/12/2012 addressed to the secretary SEAC & Director, Directorate of Environment Govt. of U.P., Vineet Khand-1, Gomti Nagar, Lucknow on the subject as above. The State Level Expert Appraisal Committee considered the matter in its meeting held on dated 28/01/2013. The case was presented by the consultant M/s Grass Roots Research & Creation India (P) Ltd. along with the representative of the project proponent. The SEAC considered the case on the basis of submitted form-1, 1A, Terms of Reference and presentation made by the consultant before the committee. The SEAC have been given to understand that:-

1. The environmental clearance is sought for the Group Housing "Cleo County" by M/s IV County Pvt. Ltd., at GH-05, Sector- 1221, NOIDA, G.B. Nagar, Uttar Pradesh.
2. The project is covered under category 8 "b" of EIA notification, 2006 as amended.
3. The total plot area of proposed project is 99,820.00 sqm and the built-up area is 4,39,729.078 sqm.
4. For the project the Green belt area is proposed as 57,518.47 sqm.
5. Total water requirement as 1010 KLD and total Fresh water as 666 KLD has been estimated. This will be met through Municipal Supply. 819 KLD total waste water will be generated and will be treated in STP of capacity 985 KLD and 369 KLD will be discharged into CSTP. Total 3.21 Tons/day municipal solid wastes have estimated to be generated.
6. Parking provision for 3810 ECS has been proposed.
7. Total power requirement as 10558 KVA have been proposed and will be sourced from Noida power Company Ltd. The 9000 KVA power backup will be met through 12x750 KVA DG sets.

Based on the recommendations of the State Level Expert Appraisal Committee (meeting held on 28-01-2013) on the above said project, the State Level Environment Impact Assessment Authority (meetings held on dated 07-03-2013) agreed to issue the following additional TORs and general guidelines for conducting EIA studies regarding:-

Additional TORs

1. A site plan showing the project site and its surroundings with physical features and topographical details, such as land use, contours and drainage pattern, along with photographs of the site from all four sides, should be included in the background information.
2. Examine in detail the proposed site with reference to impact on infrastructure covering water supply, storm water drainage, sewerage, power, etc., and the disposal of treated/raw wastes from the complex on land/water body and into sewerage system.
3. Details of activities that is proposed/likely to come up in the project.
4. Hydro-geological investigations be carried out and obtain permission from Central Ground Water Authority for withdrawal of ground water.
5. Consider soil characteristics and permeability for rainwater harvesting proposals, should be made to prevent ground water contamination. Maximize use of treated water by recycling and utilization of rainwater.
6. Make provision for safety against failure in the operation of wastewater treatment facilities. Identify acceptable outfall for treated effluent.
7. Details of green belt as a measure for mitigation of dust and noise and buffer between habitation and proposed project.

IV County Pvt. Ltd.

Auth. Sign.

8. Landscape plan, green belts and open spaces may be described separately.
9. Study the existing flora and fauna of the area and the impact of the project on them.
10. Examine existing crèche, education, health facilities, police, post Office, Banks and other services and make adequate provisions in the proposal.
11. Assess soil erosion in view of the soil characteristics, topography and rainfall pattern.
12. Application of renewable energy/alternate energy, such as solar and wind energy may be described including solar water heating in the guidelines for entrepreneurs.
13. Consider solid wastes, including e-waste in addition to other solid wastes and their disposal.
14. Identification of recyclable wastes and waste utilization arrangements may be made.
15. Explore possibility of generating biogas from biodegradable wastes.
16. Arrangements for hazardous waste management may be described as also the common facilities for waste collection, treatment, recycling and disposal of all effluent, emission and refuse including MSW, biomedical and hazardous wastes. Special attention should be made with respect to bird menace.
17. Provisions made for safety in storage of materials, products and wastes may be described.
18. Disaster management plan should be prepared.
19. Traffic management plan including parking and loading/unloading areas may be described. Traffic survey should be carried out both on weekdays and weekend.
20. Parking provision is to be made for higher ECS worked out either as per state bye-laws or construction manual of the MoEF
21. Exclusive Parking area in the basement (excluding other facilities) and surface is to be clearly mentioned
22. Provide service road for entry and exit to project site.
23. Use of local building materials should be described.
24. Consider provision of DG Flue Gas emissions to be treated in a scrubber. Stack details with provisos of sampling port for monitoring be described.
25. Work out MGLC for the combined capacity of DG sets.
26. Provide for conservation of resources, energy efficiency and use of renewable sources of energy in the light of ECBC code.
27. Application of resettlement and rehabilitation policy may be described. Project affected persons should be identified and rehabilitation and resettlement plan should be prepared.
28. Examine separately the details for construction and operation phases both for Environmental Management Plan and Environmental Monitoring Plan.
29. Environment Corporate Responsibility (ECR) plan along with budgetary provision of minimum 2% of total project cost shall be submitted on need base assessment study in the study area. Income generating measures which can help in up-liftment of weaker section of society consistent with the traditional skills of the people identified. The programme can include activities such as 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 programmes shall be specified.
30. Base line data as per EIA annexure- 4.
31. Criteria/ norms provided by competent Authority regarding the seismic zone are followed.
32. Details of all internal and peripheral roads width.
33. Copy of letter of land allotment be submitted.
34. Source and quantity of required water during construction and management of generated waste water.
35. Project falling within in 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.

General Guidelines:

- a. A legal affidavit by the Project proponent on Rs. 100/- non-judicial Stamp Paper, duly attested by Public Notary, stating that:
 - i. "There is no litigation pending against the project and/or land in which the project is proposed to be set up (please give name & ownership etc. of the project) and that for any such litigation what so ever, the sole responsibility will be borne by the Project proponent."
 - ii. "No activity relating to this project (i.e. name of the project) including civil construction has been undertaken at site except fencing of the site to protect it from getting encroached and construction of temporary shed(s) for the guard(s). (if fencing has not been done, then the same may be deleted).

- The information's no (a I, II, III & c) asked under the general guidelines is to be submitted within 15 days from the date of receipt of the letter and remaining of the information's is to be submitted along with the EIA.

The project proponent should be requested to submit the final EIA/EMP prepared as per TORs to the SEIAA UP for considering the proposal for environmental clearance.

This is to request you to take further necessary action in matter as per provision of Gazette Notification No. S.O. 1533(E) dated 14/09/2006.

(O.P. Varmia) 30/3
charge & Secretary SEAC
te of Environment, U.P.

No. /Parya/SEAC/1449/JDCA(S)/2013 Dated: As above
Copy for information and necessary action to:

1. The Principal Secretary, Environment, U.P. Govt., Lucknow.
2. Dr. P.L. Ahuja Rai, Advisor, IA Division, Ministry of Environment & Forests, Govt. of India, Paryavaran Bhavan, CGO Complex, Lodhi Road, New Delhi.
3. Chief Conservator, Ministry of Environment & Forests, Regional Office (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, Gautam Buddh Nagar, U.P.
6. Copy for Guard File

Auth. Sign.

(O.P. Varma)

Director in charge & Secretary SEAC
Directorate of Environment, U.P.