

Date: 06/05/2023

To,

Ministry of Environment, Forest & Climate Change Integrated Regional Office, Ground Floor, East Wing, New Secretariat Building, Civil Lines, Nagpur – 440 001, Maharashtra.

Sub

: Submission of six-monthly compliance status report as per terms & Conditions stipulated in Environmental clearance letter for the proposed 'Sahar Plaza', located at plot no. 179A to H (new CTS no.) of village Mulgaon & CTS nos. 243/A, 243A/1, 230/A, 230/B, 230/C & 230/D (new CTS no.) & 238/B,

Kondivita of M. V. Road, Andheri (East), Mumbai. Maharashtra'

Ref. No.

: Environmental clearance no. SEAC-2013/CR-185/TC-1, dated: 10/12/2014.

Respected SIr / Madam,

In reference to the above referred letter of your highly revered office we would like to submit the current status of our construction work and point-wise compliance status to various stipulations laid down by the Ministry in its clearance letter no. SEAC-2013/CR-185/TC-1, dated: 10/12/2014 along with the necessary annexure.

This compliance report is submitted for the period from October 2022 to March 2023.

This is for your kind consideration and records. Kindly acknowledge the same.

Thanking You,

Yours Sincerely.

For, Tulsiani Sumer Associates

Authorized Signatory

Encl : Part A: Current status of construction work.

Part B: Point-wise compliance status.

Datasheets & Annexures.

Copy to Regional Office, MPCB, Sion, Mumbai.

Regional Office, CPCB, Pune

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INDEX

Sl. No.	PARTICULARS
1.	Part A : Current status of work
2.	Part B : Point-wise compliance status
3.	Datasheet
4.	Annexures
Annexure – 01	Copies of Occupancy certificates
Annexure – 02	Minutes of the 87 th meeting of SEIAA
Annexure – 03	Copies of Environmental clearance
Annexure – 04	Commencement certificate
Annexure – 05	Re-validation letter for CC
Annexure – 06	Fire NOC
Annexure – 07	Approved building plan
Annexure – 08	Revised DP Remarks
Annexure – 09	Height clearance (AAI NOC)
Annexure – 10	Copies of Consent to Establish
Annexure – 11	Health screening report
Annexure – 12	Debris NOC
Annexure – 13	Aarey Tree Plantation Letter
Annexure – 14	Environmental Monitoring Reports
Annexure – 15	PUC certificate
Annexure – 16	Structural stability certificate
Annexure – 17	Copies of consent to operate
Annexure – 18	Advertisement copy

: PART A:

Current status of work

Curr	ent status of construction work	:	: Construction work completed on site as of march 2023 is 1,12,000 Sq. meters.	
			 Building no. 3 Wing aa1 – Basement Completed. 5th floor slab in progress. Brick work completed up to 4th floor. Wing bb1 – Completed & OC granted. Club House: Completed & OC granted. ❖ Please refer Annexure – 1 for copies of Part Occupancy certificate. 	
a.	Date of commencement (Actual and/or planned)	:	13/01/2007 (Actual)	
b.	Date of completion (Actual and/or planned)	:	December, 2023 (Planned)	

: PART B:

Compliance status of conditions stipulated in Environmental clearance for the proposed 'Sahar Plaza', Commercial complex development at plot no. 179A to 179H (New VTS no.), of village Mulgaon and CTS no. 243/A, 243/A1, 230/A, 230/B, 230/C & 230/D (New CTS nos.) and 238/B of village Kondivita, M.V. Road, Andheri (East), Mumbai - 400 059 granted by SEIAA, Govt. of Maharashtra vide letter no. SEAC-2013/CR.185/TC-1, dated: 10/12/2014 are as follows;

Sl. No	Stipulated clearance condition	Compliance status		
Gener	ral conditions for pre-construction phase:			
i	This environmental clearance is issued subject to restricting total FSI 71,613 sq m & parking to 215 as per approved plans by MCGM vide letter dated 17.06.2011 & 12.06.2014 approved. This Environmental clearance is issued subject to	 As per the 87th meeting held on 10th to 12th August, 2015. SEIAA, Govt. of Maharashtra granted amended in the parking to 636 nos. Received concession document from MCGM dated: 12/06/2014. Please refer Annexure – 2 for minutes of the 87th meeting of SEIAA. Obtained Environmental clearance from 		
	land use verification. Local authority / planning authority should ensure this with respect to Rules, Regulations, Notifications, Government Resolutions, Circulars, etc. issued if any. Judgments / Orders issued by Hon'ble High Court, Hon'ble NGT, Hon'ble Supreme Court regarding DCR provisions, environmental issues applicable in this matter should be verified. PP should submit exactly the same plans appraised by concern SEAC and SEIAA. If any discrepancy found in the plans submitted or details provided in the above para may be reported to environment department. This environmental clearance issued with respect to the environmental consideration and it does not mean that State Level Impact Assessment Authority (SEIAA) approved the proposed land use.	 MoEF, Govt. of India vide file no. 21-139/2006-IA-III, dated: 19/10/2006 and Amendment in EC by SEIAA, Govt. of Maharashtra vide letter no. SEAC-2013/CR-185/TC-1, dated: 10/12/2014. Please refer Annexure – 3 for copies of Environmental clearance. MCGM issued commencement certificate for the project vide letter no. CE/9152/WS/AK, dated: 27/03/2012. Please refer Annexure – 4 for Commencement certificate. Applied to MCGM for Re-validation of Commencement certificate for proposed Commercial building vide letter dated: 09/03/2021, 06/07/2021 and 13/05/2022. Please refer Annexure – 5 for Re-Validation letter for CC. Dy. Chief Fire Officer, Mumbai Fire Brigade, MCGM issued Fire NOC for the Project vide letter no. FB/HR/RIV/501, dated: 06/12/2013. Please refer Annexure – 6 for Fire NOC. 		
iii	This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angel	❖ NOC from Wild Life Board is Not Applicable as per Final Notification reg.		

Sl. No	Stipulated clearance condition		Compliance status
	including clearance from the standing committee of		ESZ of SGNP published by MoEF & CC
	the National Board for Wild life as if applicable &		u/no. S.O.3645 (E), dated: 05/12/2016 as
	this environmental clearance does not necessarily		our project site is not affected by the ESZ
	imply that Forestry & Wild life clearance granted		belt.
	to the project which will be considered separately		
	on merit.		
iv	PP has to abide by the conditions stipulated by SEAC & SEIAA.	*	Agreed to comply with.
V	The height, construction built up area of proposed	*	Obtained Environmental clearance from
	construction shall be in accordance with the		MoEF, Govt. of India vide file no. 21-
	existing FSI/FAR norms of the urban local body &		139/2006-IA-III, dated: 19/10/2006 and
	it should ensure the same along with survey		Amendment in EC by SEIAA, Govt. of
	number before approving layout plan & before		Maharashtra vide letter no. SEAC-
	according commencement certificate to proposed		2013/CR-185/TC-1, dated: 10/12/2014.
	work. Plan approving Authority should also ensure	*	MCGM issued commencement certificate
	the zoning permissibility for the proposed project		for the project vide letter no.
	as per the approved development plan of the area.		CE/9152/WS/AK, dated: 27/03/2012.
		*	Applied to MCGM for Re-validation of
			Commencement certificate for proposed
			Commercial building vide letter dated:
			09/03/2021, 06/07/2021 and 13/05/2022.
		*	Dy. Chief Fire Officer, Mumbai Fire
			Brigade, MCGM issued Fire NOC for the
			Project vide letter no. FB/HR/RIV/501,
			dated: 06/12/2013.
		*	MCGM issued approved building plan for
			the project vide letter no.
			CE/9152/WS/AK, dated: 13/08/2019.
		*	Please refer Annexure – 7 for
			Approved Building plan.
		*	Construction built-up area, height of the
			building is in accordance with the existing FSI norms of the MCGM.
		*	Height of the building is as per the
			approved building plan.
		*	MCGM issued Sanctioned Revised
			Development Plan Remarks for the
			Project vide letter no. CHE/183/
			DPWS/K/E, dated: 28/05/2014.
		*	As per DP remarks project site falls under
			Special Industrial Zone (I-3).
		*	Please refer Annexure – 8 for Revised
			DP Remarks.
		*	Airports Authority of India issued Height
			Clearance for the project vides NOC no.
			BT-1/NOCC/CS/MUM/14/550/419,

Sl. No	Stipulated clearance condition	Compliance status	
		dated: 25/02/2015.	
		❖ Please refer Annexure - 9 for AAI NOC.	
vi	"Consent for Establishment "shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment Department before start of any construction work at the site.	 ❖ MPCB granted consent to establish for the projects vide order no. BO/RO (P&P) 338, dated: 22/03/2006 and Re-validation of consent to establish vide order no. Format 1.0/BO/RO-HQ/MU-7088-16/CE-Revalidation/CC-0259, dated: 03/02/2017. ❖ Revalidation of consent to Establish issue by MPCB vide letter no. Format1.0/CC/UANNo.0000131458/CE/2211001000, Date: 14/11/2022. ❖ Please refer Annexure – 10 for copies of Consent to Establish. 	
vii	All required Sanitary & Hygienic Measures should be in Place before starting construction activities and to be maintained throughout the Construction phase.	 All necessary facilities have been provided on site for the construction workers. 10 nos of hutments have been provided on site for 4 nos of residential workers, also 1 no of non-residential worker is working on site. Site sanitation like safe & adequate Municipal water for drinking and tanker water for domestic purpose, 4 nos of toilets, 4 nos of bathroom, First Aid kit and periodical medical checkup facilities have been provided at site. Please refer Annexure – 11 for Health Screening reports. Proper housekeeping & regular pest control have been carried out. Green dust been provided for biodegradable waste and blue dustbin provided for non-biodegradable waste at source generation. 	
Gener	ral Conditions for Construction Phase;	Source generation.	
i	Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche, and first Aid room etc.	 All necessary facilities have been provided on site for the construction workers. 10 nos of hutments have been provided on site for 4 nos of residential workers, also 1 no of non-residential workers are working on site. Site sanitation like safe & adequate 	

Sl. No	Stipulated clearance condition	Compliance status
		 Municipal water for drinking and tanker water for domestic purpose, 4 nos of toilets, 4 nos of bathroom, First Aid kit and periodical medical checkup facilities have been provided at site. Proper housekeeping & regular pest control have been carried out. Green dust been provided for biodegradable waste and blue dustbin provided for non-biodegradable waste at source generation.
ii	Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.	 All necessary facilities have been provided on site for the construction workers. 10 nos of hutments have been provided on site for 4 nos of residential workers 1 no of non-residential workers are working. Site sanitation like safe & adequate Municipal water for drinking and tanker water for domestic purpose, 4 nos of toilets, 4 nos of bathroom, First Aid kit and periodical medical checkup facilities have been provided at site. Proper housekeeping & regular pest control have been carried out. Green dust been provided for biodegradable waste and blue dustbin provided for non-biodegradable waste at
iii	The solid waste generated should be properly collected and segregated. Dry /inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.	 Source generation. Excavated material was partly re-used on site for plot leveling and partly disposed to authorized landfill site as per the approval from Solid Waste Management division of MCGM vide letter no. Ex. ENG/SWM/491/Z-III, dated: 21/08/2015. Excess excavated material has been reused in filling and leveling at property bearing CTS no. 11A (pt), 16, 19, 20(pt), 11D (pt), 50A (pt), 25(pt) of village Chandivali, Tal. Kurla. Mumbai. Please refer Annexure – 12 for Debris NOC.

Sl. No	Stipulated clearance condition		Compliance status
iv	Disposal of muck during construction phase should not create any adverse effects on the neighboring communities and be disposed taking the necessary	*	Excavated material was partly re-used on site for plot leveling and partly disposed to authorized landfill site as per the
	precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.	.*.	approval from Solid Waste Management division of MCGM vide letter no. Ex. ENG/SWM/491/Z-III, dated: 21/08/2015.
		*	Excess excavated material has been reused in filling and leveling at property bearing CTS no. 11A (pt), 16, 19, 20(pt), 11D (pt), 50A (pt), 25(pt) of village Chandivali, Tal. Kurla. Mumbai.
V	Arrangement shall be made that waste water and storm water do not get mixed.	*	Separate drains have been provided for the storm water. STP of capacity 60 LKD & 450 KLD has
			been provided at site and is in operational conditional.
vi	All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site.		Previously, the area was rocky land; hence top soil did not generate.
vii	Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.		Excavated material was partly re-used on site for plot leveling and partly disposed to authorized landfill site as per the approval from Solid Waste Management division of MCGM vide letter no. Ex. ENG/SWM/491/Z-III, dated: 21/08/2015. Excess excavated material has been re-used in filling and leveling at property
			bearing CTS no. 11A (pt), 16, 19, 20(pt), 11D (pt), 50A (pt), 25(pt) of village Chandivali, Tal. Kurla. Mumbai.
viii	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.	*	RG area has been developed over on area 5548.9 Sq. meters on ground with the total plantation of 147 nos of trees to mitigate noise pollution and to maintain noise levels within permissible standards. Additional 600 nos of trees planted at Aarey Colony, Goregaon, Mumbai.
		*	Please refer Annexure – 13 for Aarey tree plantation Letter.
ix	Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic	*	Report of chemical analysis of ground water done at the time of geotechnical investigation.
	contaminants.	*	Soil quality is being monitored. Please refer Annexure – 14 for Soil Quality monitoring reports.

Sl. No	Stipulated clearance condition		Compliance status
X	Construction spoils including bituminous material and other hazardous materials must not be allowed to contaminate water courses and the dump sites for such materials must be secured so that they should not leach in to the ground water.	*	No generation of hazardous waste during construction.
xi	Any hazardous waste generated during construction phase should be disposed off as per applicable rules & norms with necessary approvals of the MPCB.	*	No generation of hazardous waste during construction.
xii	Vehicles hired for bringing construction material to the site should be in good condition and should have valid "pollution under check" (PUC) certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.	*	Vehicles with valid PUC are allowed to enter the site. Also, vehicles are operated only during non-peak hours. Records of PUC certificate maintained at main gate. Please refer Annexure – 15 PUC Certificates.
xiii	The diesel generator sets to be used during construction phase should be low Sulphur diesel type and should be confirm to Environments (Protection) Rules prescribed for air and noise emission standards.		No use of DG set during construction.
xiv	The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concerned authority shall be taken.	*	No use of DG set during construction.
XV	Ambient noise level should conform to residential standards both during day and night. Incremental pollution load on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by the CPCB / MPCB.	*	RG area has been developed over on area 5548.9 Sq. meters on ground with the total plantation of 147 nos of trees to mitigate noise pollution and to maintain noise levels within permissible standards. Additional 600 nos of trees planted at Aarey Colony, Goregaon, Mumbai. Adequate measures have been taken to reduce ambient air & noise levels. Ambient air and noise levels monitoring are being carried out. Please refer Annexure – 14 for Environmental monitoring reports.
xvi	Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on 27 th August, 2003. (The above condition is applicable only if the project site is located within the 100 Km of Thermal Power Stations.)	*	OPC Cement contains Fly Ash (22-25 % by design mix) was used in the building construction.
xvii	Ready mixed concrete must be used in building construction.		Ready Mixed Concrete was used in building construction.
xviii	The approval of competent authority shall be obtained for structural safety of the buildings due	*	Structural stability: M/s. Ashok J. Parikh, consulting

Sl. No	Stipulated clearance condition	Compliance status
	to any possible earthquake, adequacy of firefighting equipment's etc. as per the National Building Code including measures from lighting	Structural Engineer certified the structural Stability of the building vide letter dated: 12/04/2013. Please refer Annexure – 16 for Structural stability certificate. Fire NOC: Dy. Chief Fire Officer, Mumbai Fire Brigade, MCGM issued Fire NOC for the Project vide letter no. FB/HR/RIV/501, dated: 06/12/2013.
xix	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	 Report of chemical analysis of ground water done at the time of geotechnical investigation. Soil quality is being monitored. Please refer Annexure – 14 for Soil Quality monitoring reports.
XX	Storm water control and its reuse as per CGWB and BIS standards for various applications.	 Storm water drains have been provided. Also 22 nos of recharge pits have been provided for recharging of ground water.
xxi	Water demand during construction should be reduced by using pre-mixed concrete, curing agents and best practices referred.	* Ready Mixed Concrete and curing agents were used in building construction.
xxii	The installation of the sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Discharge of this unused treated affluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/reused to the maximum extent possible. Discharge of this unused treated affluent, if any should be discharge in the sewer line. Treatment of 100% gray water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.	 STP of capacity 60 LKD & 450 KLD has been provided at site and is in operational conditional. Treated wastewater is being re-used for flushing, gardening, and AC makeup to reduce freshwater demand. Treated wastewater quality is being monitored regularly through external MoEF approved laboratory. MPCB granted renewal of consent to Operate vide order no. Format 1.0/BO/RO-HQ/EIC-MU-3626-12-Autorenewal/CR/CC-688, dated: 08/05/2014 and Renewal of 1st part Consent to operate with 2nd part consent to operate and amalgamation for commercial building vide order no. Format 1.0/BO/JD (WPC) UAN No. 0000062083/2nd part CO/CC-1903001457, dated: 26/03/2019. Further Renewal of consent to operate (Part) for commercial building vide order no. Format 1.0/CC/UAN No. 0000131448/CR/2205000263, dated:

Sl. No	Stipulated clearance condition	Compliance status	
		 05/05/2022. ❖ Please refer Annexure – 17 for copies of Consent to operate. 	
xxiii	Permission to draw ground water and construction of basement if any shall be obtained from competent authority prior to construction/operation of project.	 No extraction of ground water for construction and in operation phase also we are not planning to withdraw ground water for any purpose in future, hence permission from CGWA is not applicable. Tanker water were used for building construction. MCGM is supplying adequate potable water for occupied buildings. Treated waste water is being re-used for flushing, gardening and AC makeup to reduce fresh water demand. 	
xxiv	Use of glass may be reduced to 40% to reduce the electricity consumption and load on air conditioning. If necessary, use high quality double glass with special reflective coating in windows.	• Noted.	
XXV	Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.	 Dual plumbing system has been provided for the usage of treated water for flushing & gardening at occupied building. 	
xxvi	Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor-based control.	Low flow fixtures have been provided for toilets at occupied building.	
xxvii	Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material.	Roof insulation has been carried with brick bat, Indian Patent Stone (IPS).	
i	Energy conservation measures like installation of CFCLs/TFLs for lightning the areas outside the building should be integral part of the project design and should be in place before commissioning. Use CFLs and TFLs should be properly collected and disposed off/sent for recycling as per the prevailing guidelines/rules of the regulatory authority to avoid mercury contamination. Use of solar panels may be done to the extent possible like installing solar street lights, common solar water heaters system. Project proponent should install, after checking feasibility, solar plus hybrid non-conventional energy source as source of energy.	 Energy conservation measures are as follows; 1500 LED tubes fittings have been provided. LED street lights have been provided. 	
xxix	Traffic congestion near the entry and exit points from the roads adjoining the proposed site must be avoided. Parking should be fully internalized, and no public space should be utilized.	 Total parking area has been provided over an area of 33742.8 Sq. meters. Width of internal road of 6-12 meter has been provided. 	

Sl. No	Stipulated clearance condition	Compliance status
xxx	The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation.	_
xxxi	Diesel power generating sets proposed as source of backup power for elevators and common area illumination during operation phase should be of "Enclosed type" and conform to rules made under Environment (Protection) Act 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low Sulphur diesel. The location of the DG sets may be decided with MPCB.	sets of capacity 125 kVA, 200 kVA & 380 kVA has been installed for occupied buildings and is being used as a power back-up source.
xxxii	Noise should be controlled to ensure that it does not exceed the prescribed standards During night time the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.	 5548.9 Sq. meters on ground with the total plantation of 147 nos of trees to mitigate noise pollution and to maintain noise levels within permissible standards. Additional 600 nos of trees planted at Aarey Colony, Goregaon, Mumbai. Adequate measures have been taken to reduce ambient air & noise levels. Ambient air and noise levels monitoring are being carried out. Please refer Annexure – 14 for Environmental monitoring reports.
i i	Opaque wall should meet prescriptive requirement as per Energy Conservation Building Code, which is proposed to be mandatory for all air-conditioned spaces while it is aspirational for non-air-conditioned spaces by use of appropriate thermal insulation material to fulfill requirement.	1 - -
xxxi v	Regular supervision of above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings.	under Mr. Jayesh Mehta, (Project Manager) and Mr. Vidyadhar Jagdale, (Facility Manager)
XXXV	Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.	MoEF, Govt. of India vide file no. 21-139/2006-IA-III, dated: 19/10/2006 and Amendment in EC by SEIAA, Govt. of Maharashtra vide letter no. SEAC-2013/CR-185/TC-1, dated: 10/12/2014.
i	Six monthly monitoring reports should be submitted to the Regional Office MoEF, Bhopal with copy to this Department and MPCB.	reports regularly since the grant of EC.
Gener	al conditions for post construction / operation phas	
i	Project proponent shall ensure completion of STP,	STP of capacity 60 LKD & 450 KLD has

Sl. No	Stipulated clearance condition		Compliance status
	MSW disposal Facility, green belt development		been provided at site and is in operational
	prior to occupation of the buildings. No physical		conditional.
	occupation or allotment will be given unless all	*	Treated wastewater is being re-used for
	above said environmental infrastructure is installed		flushing, gardening, and AC makeup to
	and made functional including water requirement		reduce freshwater demand.
	in Para. 2. Prior certification from appropriate	*	Treated wastewater quality is being
	authority shall be obtained.		monitored regularly through external
			MoEF approved laboratory.
		*	MCGM issued Part occupation certificate
			for commercial building of wing B-B1
			vide letter no. CE/8644/WS/AK, dated:
			17/10/2011, later Full occupancy
			Certificate issued for commercial building
			with club house building vide letter no.
			CE/9152/WS/AK-BCC/Amend (1), dated:
			13/08/2019.
		*	MPCB granted renewal of consent to
			Operate vide order no. Format
			1.0/BO/RO-HQ/EIC-MU-3626-12-
			Autorenewal/CR/CC-688, dated:
			08/05/2014 and Renewal of 1 st part
			Consent to operate with 2 nd part consent
			to operate and amalgamation for commercial building vide order no.
			commercial building vide order no. Format 1.0/BO/JD (WPC) UAN No.
			0000062083/2 nd part CO/CC-
			1903001457, dated: 26/03/2019.
		*	Further Renewal of consent to operate
		•	(Part) for commercial building vide order
			no. Format 1.0/CC/UAN No.
			0000131448/CR/2205000263, dated:
			05/05/2022.
		*	Biodegradable waste is being treated in an
			Organic Waste Convertor (OWC) of
			capacity 25 Kgs/batch.
		*	Further, treated compost is being re-used
			in gardening as manure.
		*	RG area has been developed over on area
			5548.9 Sq. meters on ground with the
			total plantation of 147 nos of trees to
			mitigate noise pollution and to maintain
			noise levels within permissible standards.
			Additional 600 nos of trees planted at
	****		Aarey Colony, Goregaon, Mumbai.
ii	Wet Garbage should be treated by Organic Waste	*	Biodegradable waste is being treated in an
	Converter and treated waste (manure) should be		Organic Waste Convertor (OWC) of

Sl. No	Stipulated clearance condition		Compliance status
	utilized in the existing premises for gardening.		capacity 25 Kgs/batch.
	And, no wet garbage will be disposed outside the	*	Further, treated compost is being re-used
	premises. Local authority should ensure this.		in gardening as manure.
iii	Local body should ensure that no occupation	*	STP of capacity 60 LKD & 450 KLD has
	certification is issued prior to operation of		been provided at site and is in operational
	STP/MSW site, etc. with due permission of MPCB		conditional.
		*	Treated wastewater is being re-used for
			flushing, gardening, and AC makeup to reduce freshwater demand.
		*	Treated wastewater quality is being
		ľ	monitored regularly through external
			MoEF approved laboratory.
		*	MCGM issued Part occupation certificate
			for commercial building of wing B-B1
			vide letter no. CE/8644/WS/AK, dated:
			17/10/2011, later Full occupancy
			Certificate issued for commercial building
			with club house building vide letter no.
			CE/9152/WS/AK-BCC/Amend (1), dated:
			13/08/2019.
		*	MPCB granted renewal of consent to
			Operate vide order no. Format 1.0/BO/RO-HQ/EIC-MU-3626-12-
			Autorenewal/CR/CC-688, dated:
			08/05/2014 and Renewal of 1st part
			Consent to operate with 2 nd part consent
			to operate and amalgamation for
			commercial building vide order no.
			Format 1.0/BO/JD (WPC) UAN No.
			0000062083/2 nd part CO/CC-
			1903001457, dated: 26/03/2019.
		*	Further Renewal of consent to operate
			(Part) for commercial building vide order
			no. Format 1.0/CC/UAN No.
			0000131448/CR/2205000263, dated: 05/05/2022.
		*	
		**	Biodegradable waste is being treated in an Organic Waste Convertor (OWC) of
			capacity 25 Kgs/batch.
		*	Further, treated compost is being re-used
			in gardening as manure.
		*	RG area has been developed over on area
			5548.9 Sq. meters on ground with the
			total plantation of 147 nos of trees to
			mitigate noise pollution and to maintain
			noise levels within permissible standards.

Sl. No	Stipulated clearance condition	Compliance status
		Additional 600 nos of trees planted at Aarey Colony, Goregaon, Mumbai.
iv	A complete set of all documents submitted to the Department should be forwarded to the Local Authority and MPCB. In case of any change(s) in the scope of the project, the project would require a fresh appraisal by this	 ❖ A complete set of all the documents have been submitted to MPCB along with the application of consent to establish & operate. ❖ Noted.
	Department.	
vi	A separate environmental Management Cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	❖ A separate Environment Management cell with qualified staff has been appointed for implementation of the stipulated Environmental safeguards under Mr. Jayesh Mehta, (Project Manager).
viii	Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. This cost shall be included as part of the project cost. The funds earmarked for the environmental protection measures shall not be diverted for other purposes and year-wise expenditure should report to the MPCB & this Department.	Separate funds have been allocated for Implementation of Environmental Protection Measures. During construction phase. Rs. 95.6 Lakhs have been allocated for the entire construction period. During operation phase. Recurring Rs. 43.4 Lakhs per annum.
viii	The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of the clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at http://ec.mahahrashtra.gov.in.	 After getting Environmental clearance from MoEF, Govt. of India vide file no. 21-139/2006-IA-III, dated: 19/10/2006, we published public notice in local newspapers like Navshakti and Free Press Journal. Please refer Annexure – 18 for Advertisement copy.
ix	Project management should submit half yearly compliance reports in respect of the stipulated prior environmental clearance terms & conditions in hard & soft copies to the MPCB & this Department, on 1 st June & 1 st December of each calendar year	 Submitting six monthly compliance reports to; RO, MPCB, Sion, Mumbai. RO, CPCB, Vadodara. RO, MoEF & CC, Nagpur. Environmental Department, Mantralaya.
xi	A copy of clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent. The proponent shall upload the status of	 Copy of the Environmental clearance submitted to MCGM. The clearance letter has been put on the Company's website & link is www.tulsianisumer.com

Sl. No	Stipulated clearance condition		Compliance status
	compliance of the stipulated EC conditions,		being uploaded as per stipulated EC
	including results of monitored data on their website		conditions on company web site and
	and shall update the same periodically. It shall		Environmental monitoring results
	simultaneously be sent to the regional office of		displayed outside the main gate of the
	MoEF, the respective Zonal Office of CPCB and		project.
	the SPCB. The criteria pollutant levels namely:	*	Please refer Annexure - 18 for
	SPM, RSPM, SO ₂ , NO _x (ambient levels as well as		Displayed Board
	stack emissions) or critical sector parameters,		
	indicated for the project shall be monitored and		
	displayed at a convenient location near the main		
	gate of the company in the public domain.		
xii	The project proponent shall also submit six	*	Submitting six monthly compliance
	monthly reports on the status of compliance of the		reports to;
	stipulated EC conditions including results of	*	RO, MPCB, Sion, Mumbai.
	monitored data (both in hard copies as well as by e-	*	RO, CPCB, Vadodara.
	mail) to the respective Regional Office of MoEF,	*	RO, MoEF & CC, Nagpur.
	the respective Zonal office of CPCB and the SPCB.	*	Environmental Department, Mantralaya.
xiii	The environmental statement for each financial	*	Environmental Statement (Form-V) has
	year ending 31st March in Form-V as is mandated		been uploaded on MPCB Online Web
	to be submitted by the project proponent to the		Portal for the FY 2021-22.
	concerned SPC Board as prescribed under the		
	Environment (Protection) Rules, 1986, as amended		
	subsequently, shall also be put on the website of		
	the company along with the status of compliance of		
	EC conditions and shall also be sent to the		
	respective RO of MoEF by e-mail.		
4	The environmental clearance is being issued	*	Noted.
	without prejudice to the action initiated under EP		
	Act or any court case pending in the court of law		
	and it does not mean that project proponent has not		
	violated any environmental laws in the past and		
	whatever decision under EP Act or of the Hon'ble		
	court will be binding on the project proponent.		
	Hence this clearance does not give immunity to the project proponent in the case filed against him. If		
	any or action initiated under EP Act.		
5	In case of submission of false document and	**•	Noted.
	noncompliance of stipulated conditions, Authority/		Noted.
	Environment Department will revoke or suspend		
	the Environmental Clearance without any		
	intimation and initiate appropriate legal action		
	under Environmental Protection Act, 1986.		
6	The Environment department reserves the right to	*	Noted.
	add any stringent condition or to revoke the	•	
	clearance if conditions stipulated are not		
	implemented to the satisfaction of the department		
	implemented to the substitution of the department		

Sl. No	Stipulated clearance condition	Compliance status
	or for that matter, for any other Admin reason.	
7	Validity of Environment Clearance: The environmental clearance accorded shall be valid for a period of 5 years.	• Noted.
8	In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the conditions (S) imposed and to incorporate additional environmental protection measures required, if any.	Noted.
9	The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981. The Environment (Protection) Act 1986 and rules there under, HW (Management and Handling) Rules 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.	❖ Noted.
10	Any appeal against this environmental clearance shall lie with the National Green Tribunal (Western Zone Beach, Pune), New Administrative Building, 1 st Floor, D-, Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act. 2010.	❖ Noted.
11	This Environment Clearance is issued for proposed project "Sahar Plaza" located at plot no 179A to H (new CTS no) of Village Mulgaon & CTS no 243/A, 243A/1, 230/B, 230/C & 230/D 90 (new CTS no) & 238/B of village Kondivita of M V Road, Andheri (E), Mumbai by Tulsiani – Summer associates.	Noted.

Monitoring the Implementation of Environmental Safeguards Ministry of Environment, Forests & Climate Change Regional Office (WCZ), Nagpur

Monitoring Report

DATA SHEET

1.		ect type: River - valley/ Mining / stry / Thermal / Nuclear / Other cify)	:	Construction Project.	
2.	Name of the project		:	'Sahar Plaza', proposed commercial development	
3.	Clea	rance letter (s)/OM No. and Date	:	project at Andheri (East), Mumbai. Obtained Environmental clearance from	
				MoEF, Govt. of India vide file no. 21-139/2006-IA-III, dated: 19/10/2006 and	
				Amendment in EC by SEIAA, Govt. of	
				Maharashtra vide letter no. SEAC-2013/CR-185/TC-1, dated: 10/12/2014.	
4.	Loca	ation;			
	a.	District (s)	:	Mumbai.	
	b.	State (s)	:	Maharashtra.	
	c.	Latitude / Longitude	:	Latitude: 19° 6'48.94" N	
				Longitude: 72° 52'6.12" E	
5.	. Address for correspondence		:	Mr. S. M. Kuvelkar (Partner)	
				M/s. Tulsiani-Sumer Associates	
				1103/1104, Tulsiani Chambers, 212, Nariman,	
				Mumbai – 400 021. Maharashtra.	
				Tel. no. 022-2285 1505 & Fax no. 022-2285 5856	
	a.	Address of Concerned Project Chief	:	Mr. Jayesh Mehta (Project Manager)	
		Engineer (with pin code & Telephone		M/s. Tulsiani-Sumer Associates	
		/ telex / fax numbers)		Sahar Plaza Complex, M.V. Road,	
				Next to Kohinoor Continental Hotel,	
	b.	Address of Executive Project:	:	Andheri (East), Mumbai – 400 059.	
		Manager (with pin code/ Fax numbers)		Tel. no. 022-3082 0126/7 &	
				Fax no. 022-2838 2412	
	0.1			Email ID: - jayesh.mehta@saharplaza.com	
6.		ent features;		(Calan Diana) Davidin na sana ing	
	a.	of the project	:	'Sahar Plaza', - Building comprises;	
				5 Buildings + 1 club houses, Midas: B + G + 7,	
				•	
				Bonanza: G + 7, Meadows: 2B + G + 10,	
				Windfall: 2B + G + 12,	
				Mint: $2B + G + 8 \frac{1}{2}$ (proposed building),	

				Mint and Windfall are having common basement,
				Club House: G + 1.
	b.	of the environmental management	:	Separate funds have been allocated for
		plans		Implementation of Environmental Protection
				Measures.
				During construction phase.
				Rs. 95.6 Lakhs have been allocated for the
				entire construction period.
				During operation phase.
				Recurring Rs. 43.4 Lakhs per annum.
7.	Brea	kup of the project area		
	a.	submergence area forest & non-forest	:	Not Applicable.
	b.	Others	:	❖ FSI area: 71,733.94 Sq. meters
				❖ Non-FSI area: 48,846.88 Sq. meters &
				❖ Construction Built-up area: 1,20,580.82 Sq.
				Meters.
8.	Brea	kup of the project affected Population	:	Not Applicable.
		enumeration of Those losing houses /		
	dwel	lling units' Only agricultural land only,		
	both	Dwelling units & agricultural Land &		
	land	less laborer's/artisan.		
	a.	SC, ST/Adivasis	••	Not Applicable.
	b.	Others	:	Not Applicable.
		(Please indicate whether these Figures		
		are based on any scientific and		
		systematic survey carried out Or only		
		provisional figures, it a Survey is		
		carried out give details And years of		
		survey)		
9.	Fina	ncial details		
	a.		l su	bsequent revised estimates and the year of price
		reference:		
	1.	Total Cost of the Project	:	Rs. 360 Crores
	b.	Allocation made for environ-mental	:	Separate funds have been allocated for
		management plans with item wise and		Implementation of Environmental Protection
		year wise Break-up.		Measures.
				During construction phase.
				Rs. 95.6 Lakhs have been allocated for the
				entire construction period.
				During operation phase.
				Recurring Rs. 43.4 Lakhs per annum.
	c.	Benefit cost ratio/Internal rate of	:	
		Return and the year of assessment		
	d.	Whether (C) includes the cost of	:	
		environmental management as shown		
		in the above.		

	e.	Actual expenditure incurred on the	:	Rs. 317.63 Cr.
		project so far		
	f.	Actual expenditure incurred on the	:	Rs. 3.19 Cr.
		environmental management plans so		
		far.		
10.	10. Forest land requirement			
	a.	The status of approval for diversion of	:	Not Applicable.
		forest land for non-forestry use		
	b.	The status of clearing felling	:	Not Applicable.
	c.	The status of compensatory	:	Not Applicable.
		afforestation, it any		
	d.	Comments on the viability &	:	Not Applicable.
		sustainability of compensatory		
		afforestation program in the light of		
		actual field experience so far.		
11.	The	status of clear felling in non-forest	:	Not Applicable.
		s (such as submergence area of		
		rvoir, approach roads), it any with		
		ntitative information		
12.		us of construction	:	❖ Construction work completed on site as of
				March 2023 is 1,12,000 Sq. meters.
				Water 2023 is 1,12,000 Sq. meters.
				Building no. 3
				 Wing aa1 – Basement Completed.
				■ 5 th floor slab in progress.
				 Brick work completed up to 4th floor.
				Î Î
				■ Wing bb1 – Completed & OC granted.
				 Club House: Completed & OC granted.
				❖ Please refer Annexure – 1 for copies of Part
				•
				Occupancy certificate.
	a.	Date of commencement	:	13/01/2007 (Actual)
		(Actual and/or planned)		
	b.	Date of completion	:	December 2023 (Planned)
		(Actual and/or planned)		
13.	Rese	sons for the delay if the Project is yet to		No construction activity at project site since
13.	start	• • •	•	December 2018 due to modifications and
	sunt			redesigning of building plan.
14.	Date	es of site visits		reacting of canding plan.
	a.	The dates on which the project was	:	Regional Officer MoEF & CC, Nagpur visited
		monitored by the Regional Office on		project site on 10.03.2023 to certify the
				·

	previous Occasions, if any			compliance report.
b	Date of site visit for this monitoring report.	:	*	Regional Officer MoEF & CC, Nagpur visited project site on 10/03/2023 and submitted Certified compliance report on Dated: 20/03/2023.
au pl to fo (T de th	Details of correspondence with Project uthorities for obtaining Action lans/information on Status of compliance o safeguards Other than the routine letters or Logistic support for site visits) The first monitoring report may contain the etails of all the Letters issued so far, but the Later reports may cover only the Letters issued subsequently.)	:	*	Regional Officer MoEF & CC, Nagpur visited project site on 10/03/2023 and submitted Certified compliance report on Dated: 20/03/2023.

MUNICIPAL CORPORATION OF GREATER MUMBAI No: €E/8644/WS/AK OCT 2011 PĂRT OCCUPATION CERTIFICĂT

To M/s. Tulsiani Builders & Textiles Pvt. Ltd. and Rashtriya Metal Indl. Ltd., and M/s. Chandumal Sons Pvt. Ltd. and Shri. Ramesh Shah and others C.A. to Owner. 1103/4, Tulsiani Chambers, 212, Nariman Point, Mumbai - 400021.

Ex. harmers allow, Propusal (W.S Francis Various Muncipal Office, R. K. Parkur Marg Bandra (West), Mumbai - 400 050

Sir,

The part development work of commercial bldg. comprising of Wing 'B'-B1 for lever Basement + Upper Basement + Ground (Pt.) + 1st floor for office / podium + 2nd to 12th upper floors on plot bearing C.T.S. No. 179A to 179 H of Village Mulgaon and CTS No. 230-A to 230-D, 243-A and 243-A/1 of Village Kondivita situated at Mathurdas Vasanji Road, Andheri (East), Mumbai is completed under the supervision of Licensed Surveyor Shri. B.S.Barot, License No. B/52, may be occupied on the following condition:

- That the certificate under section 270-A of M.M.C. Act shall be obtained from H.E. and a certified true copy of the same shall be submitted to this office within three months from the date of issue of occupation certificate.
- 2) That all the conditions of I.O.D. shall be complied with for the remaining work.
- 3) That the balance condition of layout shall be complied with for remaining work.

A set of certified completion plan is attached herewith.

Yours faithfully,

3dr

Executive Engineer (Bldg.Proposals) Western Subs. [K] Ward.

Architect, Shri. B.S.Barot

3) E.E.[V]W.S.

5) Sup. [K/E] Ward,

7) Assit. Commissioner [K/E] Ward

2) E.E.D.P. (H&K)

4) Dy.A.& C.(S)

6) A.E.W.W.[K/E] Ward,

8) A.E.(Survey) H & K Ward.

For information please.

CERTIFIED TRUE COPY

關/S. B. S. BAROT ARCHITECTS & ENGINEERS Jawahar Nagar, Plot No. 14, 1st Floor, S. V Road, Goregson (West), Mumbai - 400 062.



MUNICIPAL CORPORATION OF GREATER MUMBAI APPENDIX XXII

FULL OCCUPANCY Under Regulation 6(7)* and BUILDING COMPLETION CERTIFICATE Under Regulation 6(6)*

[CE/9152/WS/AK - BCC/Amend(1) of 13 August 2019]

To,

M/S TULSIANI BUILDERS AND TEXTILES PVT. LTD. & M/S. RASHTRIYA 1102/3, TULSIANI CHAMBERS, 212 NARIMAN POINT, MUMBAI-400 021...

Dear Applicant/Owners,

The full development work of commercial building comprising of club House building on Layout RG comprising of basement + Ground floor + 1st upper floor alongwith open to sky swimming pool on plot bearing C.S.No./CTS No. 179-A to 179-H of village Mulgaon & C.T.S.No.230-A 230-D, 238-D, 243-A & 243-A/1 of of village KONDIVATE at Near J.B.Nagar chakala Metro station, Andheri(E), Mumbai is completed under the supervision of Shri. B. S. Barot , Licensed Surveyor , Lic. No. B/52/LS , Shri. ASHESH RAGHUVIR KENI , RCC Consultant, Lic. No. STR/K/224 and Shri. Jayesh D. Mehta , Site supervisor, Lic.No. M/291/SSI and as per development completion certificate submitted by architect and as per completion certificate issued by Chief Fire Officer u/no. NORTEX FIRE EQIUPMENTS CO.PVT.LTD., having Lic.No.MFS-LA/2019/RD-24 dated 13 August 2019. The same may be occupied and completion certificate submitted by you is hereby accepted.

It can be occupied with the following condition/s.

- 1) That all the Layout conditions including handing over of Amenity open space & submission of separate P R cards shall be Complied with before asking Further OCC to the building in the Layout & as per Layout condition.
- 2) That all Fire Fighting Systems shall be maintained in good working condition as per certificate issued by Consultant NORTEX FIRE EQUIPMENTS CO.PVT.LTD..
- 3) That this Full OCC BCC is without Prejudice to Legal matters pending in Court of Law if any.

Copy To:

- 1. Asstt. Commissioner, K/E Ward
- 2. A.A. & C., K/E Ward
- 3. EE (V), Western Suburb I
- 4. M.I., K/E Ward
- 5. A.E.W.W., K/E Ward
- 6. Architect, B. S. Barot, Plot No.36, Kalpana Building, 3rd Floor, Hatkesh Society, J.V.P.D. Scheme, N.S.Road No.5, Vile Parle(W) Plot No.14, Yogi Krupa, 1st Floor, Jawahar Nagar, S.V.Road, Goregaon(W)

 For information please

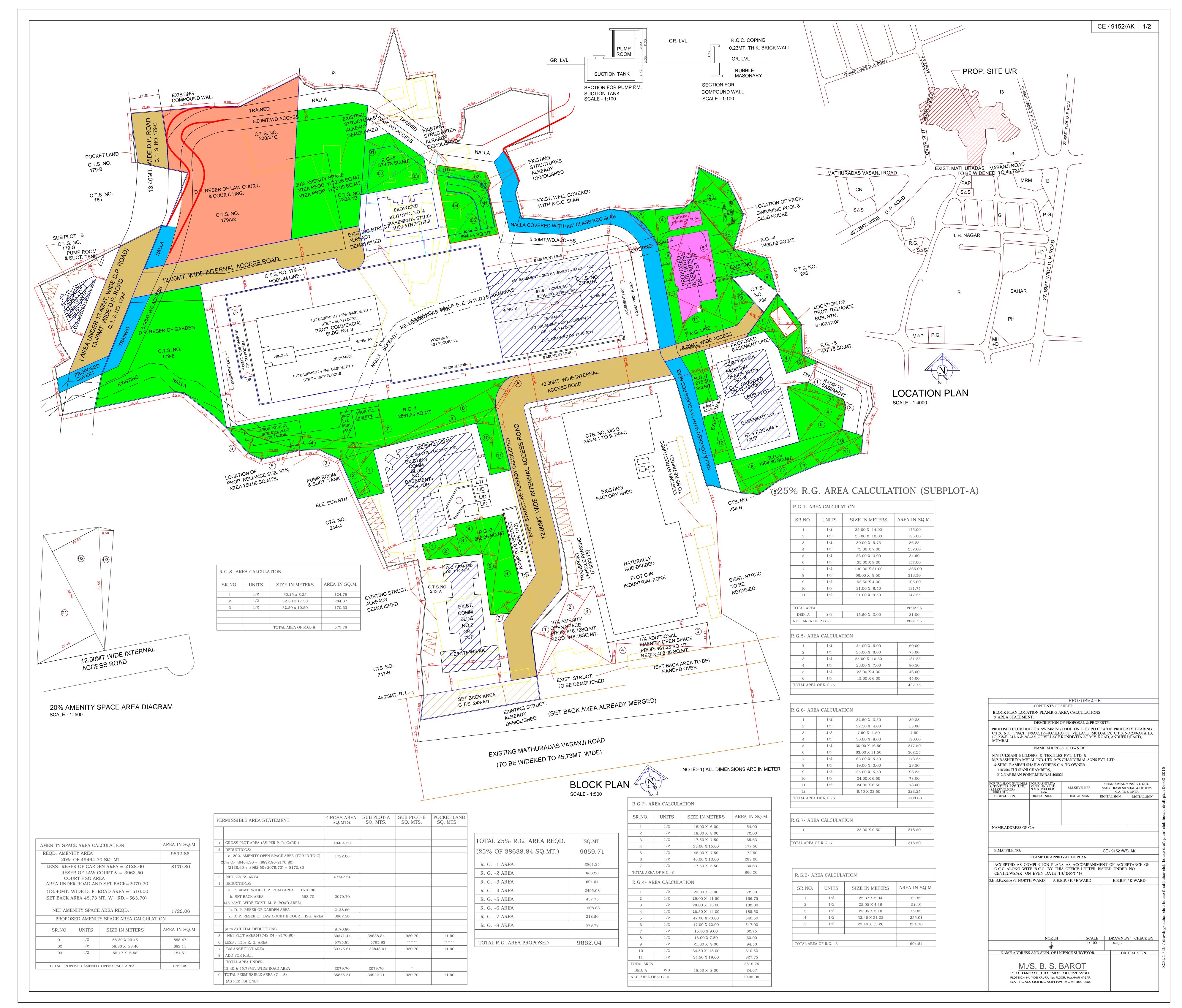


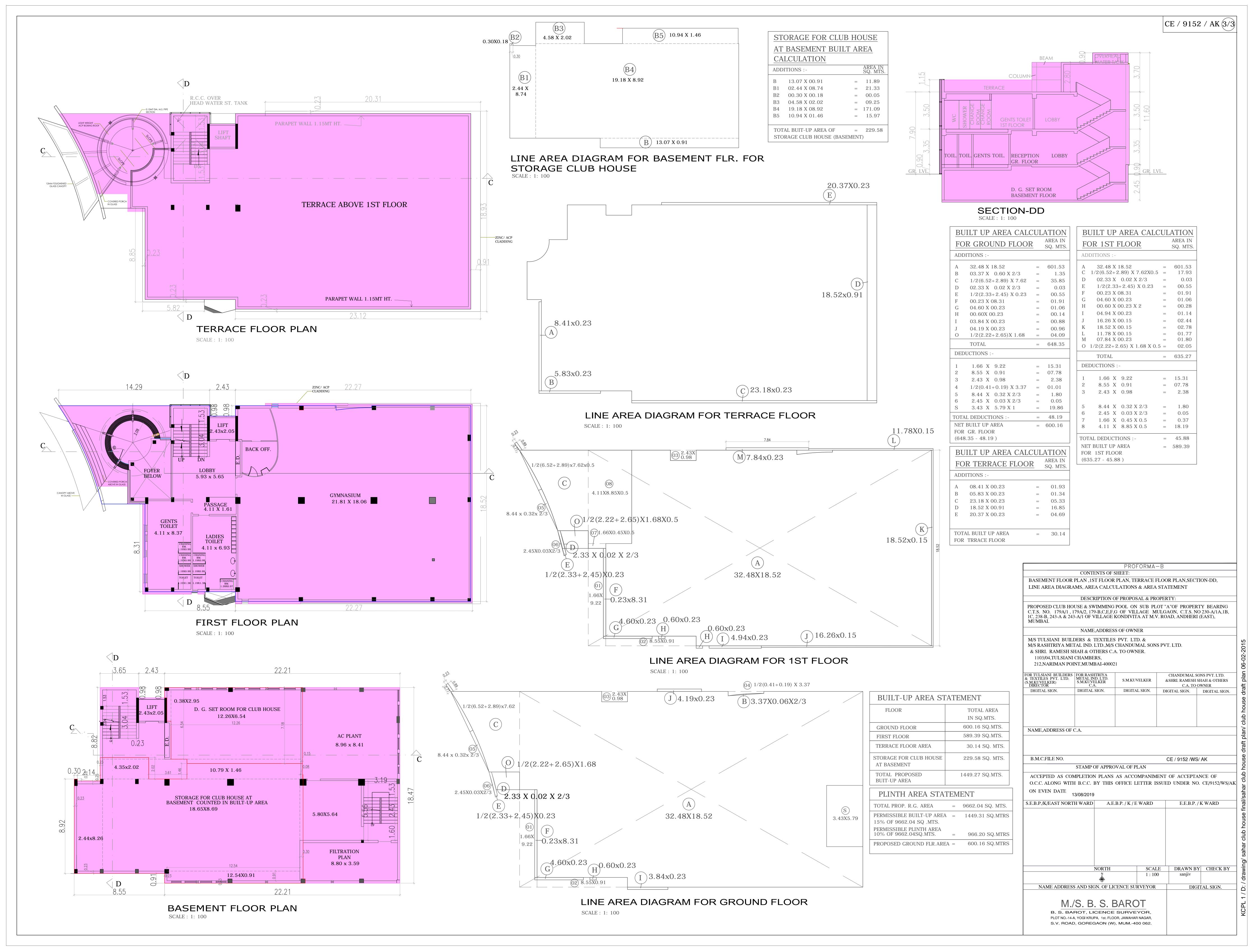
Name: Prakash Rajaram Rasal Designation: Executive Engineer Organization: Municipal Corporation of Greater Mumbai

Date: 13-Aug-2019 16: 58:45

Yours faithfully
Executive Engineer (Building Proposals)

Municipal Corporation of Greater Mumbai K/E Ward





Item No. 67

Subject: Amendment in EC for proposed project "Sahar Plaza" proposed development of commercial complex at plot no. 179A to H (new CTS no.) of village Mulgaon and CTS nos. 243/A, 243/A/1, 230/A, 230/B, 230/C & 230/D (new CTS no) and 238/B of village Kondivita of vM.V. Road, Andheri (E), Mumbai by M/s. Tulsiani- Sumer Associates Builders & Developers.

Authority noted that environment clearance has been issued to M/s. Tulsiani- Sumer Associates Builders & Developers for proposed project "Sahar Plaza" proposed development of commercial complex at plot no. 179A to H (new CTS no.) of village Mulgaon and CTS nos. 243/A, 243/A/1, 230/A, 230/B, 230/C & 230/D (new CTS no) and 238/B of village Kondivita of vM.V. Road, Andheri (E), Mumbai. Now, PP vide letter dated 30th May, 2015 has approached to SEIAA for amendment in EC. The Project proponent has sought amendment as below-

	Comparative Sta	tement of Sahar Pla	aza by M/s Tulsiani Sumi	Her Associates
Sr. No	Description	As per EC received	Proposed Anemdment	Remarks
1.	Total plot area	49464.3 sq.m	49464.30 sq. m	PR card is furnished in hard copy.
2.	Deductions	14117.6 sq.m	12489.25 sq. m	As per MCGM approval.
3.	Net Plot Area	35,346.70 sq.m	36975.05 sq.m	Amenity open space area calculation was change from 12.5% of net plot area to total deduction of 20% including garden & other reservation.
4	Maximum permissible BUA	48850.00 sq.m	71733.94 sq.m	48,850 sq.m does no include first 2 buildings(Bldg no.1(Midas):8867.59 sq.m&Bldg.no.2(Bor anza):6849.48sq.m.
5	Total BUA area	48850.00 sq.m	71733.94 sq.m	

Chairman

Minutes of the 87th meeting of the SEIAA held on 10th to 12th August, 2015

				FSI area is increased because of revised plot area.
6	Non FSI area	48015 sq.m (not considered in EC)	48846.88sq.m	Non FSI area was not considered in earlier Environment Clearance.
7	Total construction built up area(FSI + Non FSI Area)	48 850 sq.m(mentioned in EC) Total :(FSI+ Non FSI):96865 sq.m	120580.82 sq.m	48,850 sq.m does not include first 2 buildings and non FSI area.
8	Total cost of project	Rs.202.27 crores	Rs.360 crores	
9	Green area	5302sq.m on ground (not mentioned in old EC) 15% of net plot 4150.42 sq.m on other green area Total:9452.42 sq.m	5548.9 sq.m on ground(15% of net plot) 7557.3sq.m on other green area Total =13106.2sq.m	-
10	Nos. of trees to be planted	142 no.s as per MCGM (Not mentioned in Environment Clearance)	Existing:142 no.s; Proposed:147nos as per MCGM norms Total no.s:289	
11	No. of parking	1180 no.s	636 no.s (As per Concession document by MCGM dtd 12June 2014.)	
12	No. of population Commercial	4250 no.s	7173 nos	
13	Water req	244.5 cum/day	405cum/day	-
14	Wastewater	50 cum/day	295cum/day	l
15	Capacity of STP	50 cum/day (60 KLD is installed on site and is in	Proposed STP 240 cum/day Total STP	



Member Secretary

495

Minutes of the 87th meeting of the SEIAA held on 10th to 12th August, 2015

	- 1	full operation)	capacity:300 cum/day	
16	STP Sludge	0.03TPD	0.147TPD	
17	Rain water harvesting	Rain water harvesting pits of 3 meter dia and 3 meter deep. No. of harvesting pits proposed is 24.	harvesting chambers ,each of 25.92 cum/day are	
18	Solid waste Generation	1.1 TPD	1.54 TPD	
19	Energy	Reliance Energy	Reliance Energy	4,000
20	DG Set	380 kva*l and 180kva *1 KVA provided for essential services	Existing Bldg: Windfall:380 kva*1 Meadows:200kva*1 Bonanza & Midas 125 kVA = 1 no Club house-50 kVA = 1 no Proposed Bldg::Mint:380 kva*1	
21	Clearance side and front	6m	6m	****
:2	Right of way (width of the road from the nearest fire station to the	60m	60 m	



Minutes of the 87th meeting of the SEIAA held on 10th to 12th August, 2015

	proposed building			
23	Turning radius for easy access for fire tender movement from all around the building excluding the width for the plantation	12m	12m	
24	Width of all internal roads	12m	12m	

The Authority noted the the D.O. letter no. SEIAA-2014/CR.133/TC-3 dated 29th November, 2014 by Addl. Chief Secretary, Environment Department, GoM to Secretary, MoEF&CC regarding amendments in EC issued to the building projects.

In the 87th meeting, Authority further noted that due to change in parking proposed, PP applied for amendment in Earlier EC issued by SEIAA.

After discussing the proposed changes in detail and considering OM dated 19.06.2013 issued by MoEF wherein it is clarified that SEIAA/SEAC need not focus on the other issues which are normally looked after by the concerned local bodies, SEIAA decided to accord approval to the amendment sought in the EC as the consequential impact on account of the proposed changes is not likely to be adverse on the environmental parameters.

Chairman

BY SPEED POST

No. 21-139/2006-IA -III Government of India Ministry of Environment and Forests (I.A Division)

Paryavaran Bhawan, CGO Complex, Lodhi Road New Delhi 110003 Dated: October 19, 2006

To

M/S Tulsiani Sumer Associates, 1103/04, Tulsiani Chambers, 212, Nariman Point, Mumbai- 400 021

Subject: Environmental Clearance for construction of Commercial Complex 'Sahar Plaza' at Andheri (E), Mumbai.

Sir,

I am directed to refer to your application seeking prior environmental clearance for the above project under the EIA Notification 1994 as amended on July 7, 2004. The above proposal has been appraised as per prescribed procedure on the basis of the documents enclosed with the application viz., the Questionnaire, EIA, EMP, Public Hearing proceedings and the additional clarifications furnished in response to the observations of the Expert Appraisal Committee (EAC) constituted by the competent authority in its third meeting held on September 1-2, 2006, and provisions under EIA Notification 2006.

- 2. The project proponent is proposing development of commercial complex 'Sahar Plaza' at CTS No. 179, 181, Village- Mulgaon and CTS No. 238B, 222, 230 to 233, 238 A, 243A, village Kurla II at Andheri (E), Mumbai. The project involves development of commercial complex. The total plot area is 35,346.70 sq. m. Total built up area is 48,850.00 sq. m. for the project under consideration. Total water requirement will be 244.5 cu. m./day and total wastewater generated will be 50 cu. m./day. A Sewage treatment plant having capacity of 50 cu.m./day will be provided to treat sewage generated from the hotel complex.
- 3. The EIA report submitted along with the application predicts that the impact of the project on the air quality will be negligible. There will be slightly adverse impact on air quality and soil quality during construction phase. There will be no impact on water quality of the receiving water body during construction as well as operation phase. There will be positive impact on land use pattern due to landscaping and greenbelt development. Plantation of trees and development of recreational area, surrounding area will have positive impact on overall land use.

4. The EAC after due consideration of the relevant documents submitted by the project proponent, responses to the public concerns expressed during the public hearing and additional clarifications furnished in response to its observations have recommended the grant of environmental clearance for the project mentioned above subject to compliance with the EMP and other stipulated conditions. Accordingly, the Ministry hereby accords necessary environmental clearance for the project subject to the strict compliance with the specific and general conditions mentioned below:

PART A- SPECIFIC CONDITIONS

I. Construction Phase

- i All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.
- ii. Soil and ground water samples will be tested to ascertain that there is no threat to groundwater quality by leaching of heavy metals and other toxic contaminants.
- A First Aid Room will be provided at the project site both during construction and operation of the project.
- iv Adequate drinking water and sanitary facilities should be provided for construction workers at the site. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- v. Disposal of muck including excavated material during construction phase should not create any adverse effects on the neighboring communities and be disposed off taking the necessary precautions for general safety and health aspects of people.
- vi. Diesel power generating sets used during construction phase should be of "enclosed type" to prevent noise and should conform to rules made under Environment (Protection) Act 1986, prescribed for air and noise emission standards.
- vii. Ambient noise levels should conform to residential standards both during day and night when measured at boundary wall of the premises. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase.
- viii Vehicles hired for bringing construction material at site should be in good condition and should have valid "pollution under check" (PUC) certificate and to conform to applicable air and noise emission standards.

- ix Construction spoils including bituminous material and other hazardous materials must not be allowed to contaminate watercourses and the dump sites for such material must be secured so that they should not leach into the ground water.
- x Any hazardous waste generated during construction phase should be disposed of as per applicable Rules & norms with necessary approvals of the Maharashtra State Pollution Control Board
- xi Regular supervision of the above and other measures for monitoring should be in place all through the construction phase so as to avoid disturbance to the surroundings.

II. Operation Phase

The environmental clearance recommended to the project is subject to the specific conditions as follows:

- i. Diesel power generating sets proposed as source of back up power for lifts and common area illumination should be of "enclosed type" and conform to rules made under Environment (Protection) Act 1986, prescribed for air and noise emission standards as per CPCB guidelines. Exhausts should be discharged by stack, raised to 4 meters above the rooftop.
- ii. During nighttime the noise levels measured at the boundary of the building shall be restricted to the permissible levels to comply with the prevalent regulations.
- iii. Noise barriers should be provided at appropriate locations so as to ensure that the noise levels do not exceed the prescribed standards.
- iv. Weep holes in the compound walls shall be provided to ensure natural drainage of rainwater in the catchment area.
- v. The sewage treatment plants should be certified by an independent expert for efficiency as well as adequacy and should submit a report in this regard to the Ministry before the project is commissioned for operation. The wastewater should be treated to tertiary level and after treatment reused for flushing of toilets and gardening. Discharge of treated sewage, if any, shall conform to the norms & standards prescribed by Maharashtra State Pollution Control Board.
- vi. Oil & Grease trap shall be provided to remove oil and grease from the surface run off and suspended matter shall be removed in a settling tank before its utilization for rainwater harvesting.
- vii. The solid waste generated should be properly collected & segregated. Wet garbage should be composted and dry/inert solid waste should be disposed of for land filling.

- viii. Any hazardous waste including biomedical waste should be disposed of as per applicable Rules & norms with necessary approvals of the Maharashtra State Pollution Control Board.
- 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.
- x. Incremental pollution loads on the ambient air quality, noise and water quality should be periodically monitored after commissioning of the project.
- xi. The ground water levels and its quality should be monitored regularly.
- xii. A Report on the energy conservation measures should be prepared incorporating details about building materials & technology, R & U Factors etc and submitted to the Ministry in three months time.
- xiii. The values of R & U for the building envelope should meet the requirements of the hot & humid climatic location. Details of the building envelope should be worked out and furnished in three months time.

PART - B. GENERAL CONDITIONS

- The environmental safeguards contained in the EIA Report should be implemented in letter and spirit.
- ii) Provision should be made for the supply of kerosene or cooking gas and pressure cooker to the laborers during construction phase.
- iii) All the laborers to be engaged for construction works should be screened for health and adequately treated before the issue of work permits.
- 6 monthly monitoring reports should be submitted to the Ministry and its Regional Office.
- 5. Officials from the Regional Office of MOEF, Bhopal who would be monitoring the implementation of environmental safeguards should be given full cooperation, facilities and documents / data by the project proponents during their inspection. A complete set of all the documents submitted to MoEF should be forwarded to the CCF, Regional office of MOEF, Bhopal.
- 6. In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Ministry.
- 7. The Ministry reserves the right to add additional safeguard measures subsequently, if found necessary, and to take action including revoking of the environment clearance under the provisions of the Environment (Protection) Act, 1986, to ensure effective implementation of the suggested safeguard measures in a time bound and satisfactory manner.

- 8. All other statutory clearances such as the approvals for storage of diesel from Chief Controller of Explosives, Fire Department, Civil Aviation Department (if required), CRZ Regulations etc. shall be obtained by project proponents from the competent authorities.
- A copy of the environmental clearance letter would be marked to the local NGO(s), if any, from whom suggestion/representation were received at the time of public hearing.
- 10. The project proponent should advertise in at least two local Newspapers widely circulated in the region, one of which shall be in the vernacular language informing that the project has been accorded environmental clearance and copies of clearance letters are available with the Maharashtra State Pollution Control Board and may also be seen on the website of the Ministry of Environment and Forests at http://www.envfor.nic.in. The advertisement should be made within 7 days from the day of issue of the clearance letter and a copy of the same should be forwarded to the Regional office of this Ministry at Bhopal.
- 11. These stipulations would be enforced among others under the provisions of the 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.
- 12. The project authority will enter in to MOU with all buyers of the property, flats/shops etc. to ensure operation and maintenance of the assets handed over to the society formed by the residents/owners of the buildings.

(K.C. RATHORE)
Additional Director (IA)
rathore27@yahoo.com

Tele: 24368526

Copy to: -

 The Secretary, Department of Environment, Government of Maharashtra, New Administrative Building, 15th Floor, Opp. Mantralaya, Mumbai.

 The Member Secretary, Maharashtra State Pollution Control Board, Kalptaru Point, 3rd Floor, Near Sion Circle Opp. Cine Planet Cinema, Sion(E), Mumbai.

3. The CCF, Regional Office, Ministry of Environment & Forests, Bhopal.

IA - Division, MOEF, New Delhi - 110001.

Guard file.

(K. C. RATHORE) Additional Director (IA)

Item No. 67

Subject: Amendment in EC for proposed project "Sahar Plaza" proposed development of commercial complex at plot no. 179A to H (new CTS no.) of village Mulgaon and CTS nos. 243/A, 243/A/1, 230/A, 230/B, 230/C & 230/D (new CTS no) and 238/B of village Kondivita of vM.V. Road, Andheri (E), Mumbai by M/s. Tulsiani- Sumer Associates Builders & Developers.

Authority noted that environment clearance has been issued to M/s. Tulsiani- Sumer Associates Builders & Developers for proposed project "Sahar Plaza" proposed development of commercial complex at plot no. 179A to H (new CTS no.) of village Mulgaon and CTS nos. 243/A, 243/A/1, 230/A, 230/B, 230/C & 230/D (new CTS no) and 238/B of village Kondivita of vM.V. Road, Andheri (E), Mumbai. Now, PP vide letter dated 30th May, 2015 has approached to SEIAA for amendment in EC. The Project proponent has sought amendment as below-

	Comparative Sta	tement of Sahar Pla	aza by M/s Tulsiani Sumi	Her Associates
Sr. No	Description	As per EC received	Proposed Anemdment	Remarks
1.	Total plot area	49464.3 sq.m	49464.30 sq. m	PR card is furnished in hard copy.
2.	Deductions	14117.6 sq.m	12489.25 sq. m	As per MCGM approval.
3.	Net Plot Area	35,346.70 sq.m	36975.05 sq.m	Amenity open space area calculation was change from 12.5% of net plot area to total deduction of 20% including garden & other reservation.
4	Maximum permissible BUA	48850.00 sq.m	71733.94 sq.m	48,850 sq.m does not include first 2 buildings(Bldg n0.1(Midas):8867.59 sq.m&Bldg.no.2(Bon anza):6849.48sq.m.
5	Total BUA area	48850.00 sq.m	71733.94 sq.m	

Chairman

Minutes of the 87th meeting of the SEIAA held on 10th to 12th August, 2015

				FSI area is increased because of revised plot area.
6	Non FSI area	48015 sq.m (not considered in EC)	48846.88sq.m	Non FSI area was not considered in earlier Environment Clearance.
7	Total construction built up area(FSI + Non FSI Area)	48 850 sq.m(mentioned in EC) Total :(FSI+ Non FSI):96865 sq.m	120580.82 sq.m	48,850 sq.m does not include first 2 buildings and non FSI area.
8	Total cost of project	Rs.202.27 crores	Rs.360 crores	
9	Green area	5302sq.m on ground (not mentioned in old EC) 15% of net plot 4150.42 sq.m on other green area Total:9452.42 sq.m	5548.9 sq.m on ground(15% of net plot) 7557.3sq.m on other green area Total =13106.2sq.m	-
10	Nos. of trees to be planted	142 no.s as per MCGM (Not mentioned in Environment Clearance)	Existing:142 no.s; Proposed:147nos as per MCGM norms Total no.s:289	
11	No. of parking	1180 no.s	636 no.s (As per Concession document by MCGM dtd 12June 2014.)	
12	No. of population Commercial	4250 no.s	7173 nos	
13	Water req	244.5 cum/day	405cum/day	-
14	Wastewater	50 cum/day	295cum/day	l
15	Capacity of STP	50 cum/day (60 KLD is installed on site and is in	Proposed STP 240 cum/day Total STP	



Member Secretary

495

Minutes of the 87th meeting of the SEIAA held on 10th to 12th August, 2015

	- 1	full operation)	capacity:300 cum/day	
16	STP Sludge	0.03TPD	0.147TPD	
17	Rain water harvesting	Rain water harvesting pits of 3 meter dia and 3 meter deep. No. of harvesting pits proposed is 24.	harvesting chambers ,each of 25.92 cum/day are	
18	Solid waste Generation	1.1 TPD	1.54 TPD	
19	Energy	Reliance Energy	Reliance Energy	4,000
20	DG Set 380 kva*1 and 180kva *1 KVA provided for essential services		Existing Bldg: Windfall:380 kva*1 Meadows:200kva*1 Bonanza & Midas 125 kVA = 1 no Club house-50 kVA = 1 no Proposed Bldg::Mint:380 kva*1	
21	Clearance side and front	6m	6m	****
:2	Right of way (width of the road from the nearest fire station to the	60m	60 m	



Member Secretary

Minutes of the 87th meeting of the SEIAA held on 10th to 12th August, 2015

	proposed building			
23	Turning radius for easy access for fire tender movement from all around the building excluding the width for the plantation	12m	12m	
24	Width of all internal roads	12m	12m	

The Authority noted the the D.O. letter no. SEIAA-2014/CR.133/TC-3 dated 29th November, 2014 by Addl. Chief Secretary, Environment Department, GoM to Secretary, MoEF&CC regarding amendments in EC issued to the building projects.

In the 87th meeting, Authority further noted that due to change in parking proposed, PP applied for amendment in Earlier EC issued by SEIAA.

After discussing the proposed changes in detail and considering OM dated 19.06.2013 issued by MoEF wherein it is clarified that SEIAA/SEAC need not focus on the other issues which are normally looked after by the concerned local bodies, SEIAA decided to accord approval to the amendment sought in the EC as the consequential impact on account of the proposed changes is not likely to be adverse on the environmental parameters.

Chairman

Member Secretary

Government of Maharashtra

SEAC-2013/CR-185/TC-1 Environment department Room No. 217, 2rd floor, Mantralaya Annote, Mambai- 400 032. Dated: 10th December, 2014

To, M/s Tulsiani Sumer Associates Al village Mulgaon and Kondivasa, M.V. Road ,Andheri(E), Mumbai-400 059

Subject: Environment clearance for proposed project "Sahar Plaza" located at plot no 179A to H (now CTS no) of village Mulgaon & CTS no 243/A, 243A/1, 230/A, 230/B, 236/C & 230/D (now CTS no) & 238/B of village Kondivita of M V road, Anotheri (E), Mumbai by M/s Tulstani - Sumer associates.

Sir,

This has reference to your communication on the above mentioned subject. The proposal was considered as per the EIA Notification • 2006, by the State Level Expert Appraisal Committee-II, Maharashtra in its 21th meeting and recommend the project for prior environmental clearance to SEIAA. Information submitted by you has been considered by State Level Environment Impact Assessment Amhority in its 69th & 74th meetings.

2. It is noted that the proposal is for grant of Environmental Clearance for proposed project "Sahar Plaza" located at plot no 179A to H (new CTS no) of village Mulgaon & CTS no 243/A, 243A/1, 230/A, 230/B, 230/C & 230/D (new CTS no) & 238/B of village Kondiviln of M V road. Anotheri (E), Munibai, SEAC-II considered the project under screening category 8(s) B2 as per BIA Notification 7006

Brief Information of the project submitted by Project Proponent is as-

Name of the project:	"Sahar Plaza" - Proposed development of commercial complex at plot no. 179A to 179H, village-Mulgaon and CTS no.s 243/A,243/AI,230/A,230/B,230/C& 230/D of village Kondivata, M.V. Rond Andheri(E), Mumbai 400 059.	
Project Proponent	M/s Tulsiani Surger Associate	
Consultant	Building Environment (India) Pvl. Ltd.	
Type of the project	Proposed commercial development "Sahar Plaza "is expansion project. The commercial office complex has obtained Environment clearance on October 19, 2006.	

Location of Project	Proposed conumercial comptex "Sahar Pleza" at plot no. 179A to 179H , village Mulgaon and CIS no.s 243/A, 243/A1, 230/A, 230/B, 230/C& 230/D of village Kendivata, M. V. Road Andheri(E), Mumbai-400 059			
Whether in Corporation / Municipal / Other area:	Corporation of Greater Mumbai (MCGM)			
Applicability of the DCR	Development control regulation for Mumbei- 1991			
Note on the initiated work	Project preparent had constructed two buildings (Midas, Bonanza) on the plot prior to EIA notification was amended on 7th July 2004. Midas - Occupation Certificate was obtained on 23 rd September,1995 Bonanza Accupation Certificate was obtained on 1 rd October,1996 Project proponent applied for Environment Clearance for further construction as per BIA notification 1994 as amended on July 2004 and this was granted on 19th October 2006 for a Plot area 35,346.70 sq.m and Total built up area of 48850 sq.m. With this clearance 2 more buildings (Meadows and Wundfall) with a total built up area of 36028.42 sq.m. were constructed and obtained Consent to Establishment on 22 rd March,2006 and Consent to Operate on 1st October,2012			
Total plot area Deductions	49464.30sq.in 12489.25 sq.m			
Net plot area	36975.05 sq.m			
Pennissible F8! (including TDR etc.)				
Proposed Buijt up area (FSI & Non-PSI):	Construction BUA: 1,20,580.82 sq.m FSI: 71733.94 sq.m Non FSI: 48846.88sq.m			
Ground Coverage Percentage (%)	15789.31 sq.m 43%			
Estimated cost of the project:	Rs 3n0 Crores			
No. of Duildings and its configuration	5 buildings + 1 club house Midas:B+G+7 Benanza:G+7 Meadows:2B+G+10 Windfall:2B+G+12 Mint: 2B +G+8 % (proposed bldg.) Mint and Whidfall are having common basement Club house: G+1.			
No. of Expected residents/users	Commercial no.:7173 no.s			
Height of building	42.98 m			
Right of way	60 mtcs			
Turning radius	12 mars.			
Existing Structures	Ano.s of buildings exists on site. Mides and Renaute- Constructed prior to BIA notification			

was amended on 7° July, 2004. Meadows and Windfall: Constructed after obtaining EC dtd October 19,2006and Consent to Establishment dtd 22 nd March, 2006.
Dry season: Fresh water demand=t11 KLD & Source :MCGM Recycled water supply: For flushing : 222 KLD For landscaping : 66 KLD AC make up-21KLD Total water demand=420 KLD Wet season: Fresh water demand=111 KLD & Source :MCGM Recycled water supply: For flushing 222 KLD AC make up-21KLD Total water demand=354 KLD
Rain Water Harvesting (RWH) The incremental rain water rimoff as a result of the construction will be captured in 22% Rain water harvesting chambers each of 25.92 m²/day are constructed on site. Total capacity 570 m²/day for percolation. No additional chambers or trenches are proposed. It is proposed to have rain water collection tanks of 120m3 capacity (total) and barvested water is used is equal to 2 days terrace rainfall for pro. Bidg. Level of ground water table:
Size and no of RWH tank(s) and Quantity: Existing: Meadows bldg30cmm/day Windfall bldg70cmm/day Propured Mint bldg. 120 cmm/day Size, no of reclarage pits and Quantity. 22 Rain water barvesting chambers, each of 25.92 cmm/day are constructed on site. Total 570 cmm/day for percolation. No additional chambers/trenches are proposed • Budgetary allocation (Capital cost and O&M cost) Capital cost:6.6 lacs
Maintenance cost: 1.5 lacs/yr Natural water drainage pattern: The proposed project will have storm water drainage network as per MCGM remarks.
1. Sewage Generation: 295 cum/day wastewater will be generated. The treated water coming from STP (265 cum/day) will be used for secondary purposes like, gardening, AC make up and flushing in non monsoon season. 11. STP Technology - Wastewater produced will be treated on site in a Sewage Treatment Plant of capacity -Existing 60 KLD working on Extended Aeration technology and

*

	Proposed 240 KLD working on 'Moving Bed Bioreactor' (MBBR) technology.
	III. Capacity of STP - Sewage Treatment Plant of capacity (Existing 60 KUD working on 'Extended Aeration technology and Proposed 240 KLD working on 'Moving Bed Bioseactor' (MBBR) technology. V.DO sets (during emergency): D.O. Set will be used as an alternate supply of electricity only in case of amergency. Type of firel: High Speed Diesel (HSD) will be used as fuel in DO sets 380 kVA = 2 nos, 200 kVA = 1 nos, 125 kVA = 1 nos and 50 kVA = 1 nos. V. Budgetary allocation (capital accost and O&M cost)
	Capital Cost: 86 Lakhs O&M cost: 18.9Lakhs/year
Solid Waste Management	Pre Construction and Construction phase
October 11 and 111 April 12 Ap	Waste:- Waste generated during pre construction and construction phase is 6 MT/dey Operation Phase
A STATE OF THE PARTY OF THE PAR	Waste generation in the operation Phase:
	Dry waste MT/day:-690 kg/day
	Wet waste MT/day:-850 kg/day
	E Wasie: E waste will be generated after 5 years latency period. The expected a waste: 10.7 T/year, Individual office will be responsible for storage & disposal
	Hazardous waste: Hazardous waste that would generated in residential project would be spent due to use of DG set .DG set will be used for meeting emergency loads. Quantity of Spent Oil – The quantity of spent oil from DG sets would be \$40 !lt/sympum.
	Bio medical waste (kg/month): Not applicable STP studge (Dry studge) kg/day: 0.1TPD
	Area requirement Total area provided for the storage and treatment of the solid waste: 149 sq.m Budgetary allocation (capital accest and O&M cost) Capital Cost: 18.5 Lakhs O&M cost:3 Lakhs/year
Green Belt Development	RG area under green belt;
de .	• Green on the ground (sq. m.) :5548.9sq.m • Other green area (sq. m.):7557.3sq.m Plantation
	Number and list of trees species to be planted in the ground RG: 277 trees on RG area of 5548.9 sq.m will be planted. Number, size, age and species of trees to be cut, trees to be transplanted: 142 trees exist on site and 6 no. of trees will be cut which will be preserved on site.
	NOC for the Tree cutting / transplantation/

Common Namo	No. to be planted	Important features
Mahouk	12	Large tree, good for roadside plantation
Pàles	14	Médium sized decidious tree. Beantiful orange flowers, Braterfly host plan
Kadamb	15	Shady, large deciduous tree, fast-growing praceful tree, ball shaped flowers.
Nean	18	Semi-evergreen was with medicinal value
Site ashok	16	Shady tree with red-yellow flowers.
Apta	12	Small tree with same!! white flowers, Burerily host plant
Fish (ail palm	15	Tall evergreen tree
Son chafa	16	Medium sized evergreen tree, frigmut yellow flowers, Butterfly host plant
Bhave		Medium sixed deciduous tree. Beautiful yellow nowers, Butterfly host plant
Perijatak		Small deciduous fast growing tree, beautiful flowers
Total	147	

Budgetary allocation (Capital cost and O&M cost)
For tree plantation:
Capital Cost : 75 Lakhs

O&M cost: .18 Lakhs/year

Total connected load : 6360 KW

Estimated Max Demand @ 70% Diversity:4452kw

Source: Reliance

D.G Set: Type of Fuel used and Capacity
High Speed Diesel (HSD) will be used as fuel in DG sets
380 kVA = 2 mas, 200 kVA = 1 mas,
125 kVA = 1 mas and 50 kVA = 1 mas

Energy

Environmental Managemen	Operation phase (with break-up)		
Plan Budgetary Allocation	Sr. no.	Description	Maintenance and operation cost (takh per year)
	1	Maintenance of STP	18.9
	2	Maintenance of WTP building	2
	3	Maintenance of RWH	1.5
	4	Maintenance of Landscaped area	18
	5	Maintenance of OWC	3
	6	Energy conservation	Nil
		Total	43.4
Traffic Management	Parking No. & No. & Total p Area pe 2-W : \$ 4-W: 1:	te is accessible from Andberi-harol cross road from east side. g details area of basement: 32816.43 sq. area of podia: 1 podium & 931 arking area: 33742.8 Sq m are car: sq.m. 3eq.m.	Kurla road in south sid
4 0	4-W: L: Width		т.

3. The proposal has been considered by SPIAA in its 69th & 74th meetings & decided to accord cavironmental elemance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implementation of the following terms and conditions:

General Conditions for Pre-construction phase:-

(i) This environmental clearance is issued subject to restricting total FSI /1,613 sq m & parking to 215 as per approved plans by MCOM vide letter direct (7.96.2011 & 12.06.2014 as approved.

(ii) This environmental clearance is issued subject to land use verification. Local authority / planning authority should ensure this with respect to Rules, Regulations, Notifications, Government Resolutions, Circulars, etc. issued if any, Judgments/orders issued by Hon'ble High Court, Hon'ble NGT, Hon'ble Supreme Court regarding DCR provisions, environmental issues applicable in this mader.

should be verified. PP should submit exactly the same plans approised by concern SEAC and SEIAA. If any discrepancy found in the plans submitted or details provided in the above para may be reported to environment department. This environmental clearance issued with respect to the environmental consideration and it does not mean that State Level Impact Assessment Authority (SEIAA) approved the proposed land use.

- (iii) This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.
- (iv) PP has to abide by the conditions stipulated by SEAC & SEIAA.
- (*) The height, Construction built up area of proposed construction shall be in accordance with the existing FSLFAR norms of the urban local body & it should ensure the same along with survey number before approving layout plan & before according commencement certificate to proposed work. Plan approving authority should also easure the zoning permissibility for the proposed project as per the approved development plan of the area.
- (vii) "Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- (vii) All required sanitary and hygicalic measures should be in place before starting construction activities and to be maintained throughout the construction phase.

General Conditions for Construction Phase-

- (i) Provision shall be made for the bonsing of consumation labour which the she with all necessary infrastructure and facilities such as fuel for cooking, mobile toilers, mobile STP, safe drinking water, medical health care, creche and First Aid Room etc.
- (ii) Adequate drinking water and sapitory facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be easured.
- (iii) The solid waste generated should be properly collected and segregated dry/inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.
- (iv) Disposal of muck during construction phase should not oreate any adverse effect on the neighboring communities and be disposed taking the necessary procoutions for general safety and health aspects of people, only in approved sites with the approval of competent authority.
- (v) Arrangement shall be made that waste water and storm water do not get mixed.
- (vi) All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- (vii) Additional soit for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is prorected and improved.

Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.

(2X)Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other loxic contaminants.

(x) Construction spoils, including bittiminous material and other hazardous materials trust not be allowed to contaminate watercourses and the dumpsites for such material must be secured so that they should not leach into the ground water.

(ai) Any hazardous waste generated during construction phase should be disposed off as per applicable roles and norms with necessary approvats of the Maharashira Pollution Courrel Board.

(xii) The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and naise emission standards.

The diesel required for operating DG sets shall be stored in underground tanks and (iiix)

if required, clearance from concern authority shall be taken.

(xiv) Vehicles hited for bringing construction material to the site should be in good. condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours

(xv)Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and miss level during construction plasse, so as to conform to the stipulated standards by CPCB/MPCB.

Fly ash should be used as building material in the construction as per the provisions of Fly Ash Notification of September 1999 and amended as on 27th August, 2003. (The above condition is applicable only if the project site is located within the

100Km of Thermal Power Stations)

(xvii) Ready mixed concrete must be used in building construction.

(xviii) The approval of competent authority shall be obtained for structural safety of the buildings due to may possible configuence, adequacy of fire fighting equipments etc. 45 per Nacional Building Code including measures from lighting.

Storm water courto) and its re-use as per CGWB and BIS standards for various (xix)

applications.

(xx)Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.

The ground water level and its quality should be monstored regularly in consultation

with Ground Water Authority.

(axii) The installation of the Sewage Treatment Plant (STP) should be centified by an independent expert and a report in this regard should be submitted to the MPCB and Environmenent department before the project is commissioned for operation. Discharge of this unused newed affluent, if any should be discharge in the sewer line. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Discharge of this unused treated affluent, if any should be discharge in the sewer line. Treatment of 100% gray water by decembralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.

(xxiii)	Permission to draw ground water and construction of basement if any st obtained from the competent Authority prior to construction/operation project.	HÈ UB
(xxiv)	Soparation of gray and blook water should be done by the use of duzt plumbi- for separation of gray and block water.	-ijē
(XXV)		114
$(\chi \chi \nu i)$	Use of glass may be reduced up to 40% to reduce the electricity consumptive.	nd
	load on air conditioning. If necessary, use high quality double glass with reflective coaring in windows.	·af
	Roof should meet prescriptive requirement as per Energy Conservation B: Code by using appropriate thermal insulation material to fulfill requirement.	13
(XXVin)	Energy conservation measures like installation of CFLs /TFLs for the light	яĕ
	actes outside the building should be integral part of the project design and slx.	7e
	in place before project commissioning. Use CFLs and TFLs should be pro-	dy
	collected and disposed offisent for recycling as per the prevailing guideline.	- 25
	of the regulatory authority to avoid mercury contamination. Use of solar pane?.	ay
	be done to the extent possible like installing solar street lights, common solar	er
	beaters system. Project proponent should install, after checking feasibility plus hybrid non conventional energy source as source of energy.	ar
(xixx)	Diesel power generating sets proposed as source of back up power for elevat-	4
	common area illumination during operation phase should be of enclosed ty	v4
	conform to rules made under the Environment (Protection) Act, 1986. The he	of
	stock of DG sets should be equal to the height needed for the combined cap:	of
	all proposed DG sets. Use low sulphur diesel. The location of the DG sets decided with in consultation with Malarashtra Pollution Control Board.	×
(KXX)	Noise should be controlled to ensure that it does not exceed the pre-	od .
	standards. During nighttime the noise levels measured at the boundary	1e
	building shall be restricted to the permissible levels to comply with the pr	nt
(xxxi)	Traffic congestion near the army and exit points from the roads adjoin-	ж:
1	proposed project site outst be a wideal. Parking should be fully internatized subtre space should be utilized.	W
(modell) (Opaque wall alrould meet prescriptive requirement as per Energy Conse	YO .
	Building Code, which is proposed to be mandatory for all air-conditioned	č3
	while it is aspirational for non-air-conditioned spaces by use of appropriate i' asplation material to fulfill requirement.	al
1	The building should have adequate distance between them to allow moves: resh our and passage of natural light, air and ventilation.	of
(xxxiv)[Cogular supervision of the above and other measures for monitoring shoul	in
2	place all through the construction phase, so as to avoid disturbance accoundings.	10
(xxxx)	Inder the provisions of Environment (Protection) Act, 1986, legal action :	ю
i p	nitiated against the project proponent if it was found that construction voject has been started without obtaining environmental elegannes.	16
(xxxvi) \$	ix monthly monitoring reports should be submitted to the Regional office thought with copy to this department and MPCB.	P,

(i) Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement in Para 2. Prior certification from appropriate authority shall be obtained.

(ii) Wet garbage should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the promises. Lecal authority should ensure this.

(iii) Local body should ensure that no accupation certification is issued prior to operation of STP/MSW site erc. with due permission of MPCB.

 (iv) A complete set of all the documents submitted to Department should be forwarded to the Local authority and MPCB.

(v) In the case of any charge(s) in the scope of the project, the project would require at fresh appraisal by this Department.

(vii) A separate environment management cell with qualified smff shall be set up for implementation of the stipulated environmental safeguards.

(vii) Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds exampled for the environment protection maneuras shall not be diverted for other purposes and year-wise expenditure should reported to the MPCB & this department.

(viii) The project management shall advertise of least in two local newspapers widely character in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at http://ec.maharashtra.gov.in

(ix) Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1° June & 1° December of each calendar year.

(x) A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proposant.

(Ni) The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonai Office of CPCB and the SPCB. The criteria pollutant levels namely, SPM, RSPM, SO₂, NO₂ (amblent levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

(xii) The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in Lard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.

(xiii) The environmental statement for each financial year ending 3.1st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed pureer the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company; along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.

4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case penting in the court of law and it does not meen that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hou'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.

5. In case of submission of false document and non compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environmental Clearance without any intimotion and initiate appropriate legal action under Environmental

Protection Act, 1986.

6. The Environment department reserves the right to add any stringent condition or to revoke the clearance if conditions stipulated are not implemented to the satisfaction of the department or for that matter, for any other administrative reason.

7. Validity of Environment Clearance: The environmental clearance accorded shall be

valid for a period of 5 years.

8. In case of any deviation or alteration in the project proposed from those submitted to this department for clearance, a fresh reference should be made to the department to assess the adequacy of the condition(s) imposed and to incorporate additional environmental.

protection measures required, if any.

- 9. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the Environment (Protection) Act, 1986 and rules there noder, Hazardous Wastes (Management and Handling) Rules, 1989 and its omendments, the public Linbility Insurance Act, 1991 and its emendments.
- 10. Any appeal against this environmental clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 1st Floor, D-, Wing, Opposite Council Hall, Pune, If preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.
- 11 This Environment Cleanate o is issued for proposed project "Subur Pluzu" located at plot no 179A to H (new CTS no) of village Mulgaon & CTS no 243/A, 243A/1, 236/A, 230/B, 230/C & 230/D (new CTS no) & 138/B of village Kondivita of M V road, Audheri (E), Mumbai by M/s Tulsiani Sumer associates

(Medha Badgil)
Additional Chief Secretary,
Environment department &
MS, SEIAA

Copy to:

- Shri R. C. Joshi, IAS (Retd.), Chairman, SEIAA, Flat No. 26, Betvedere, Bhalabhai desai road, Breach condy, Mumbai-400026.
- Shn. Ravi Bhushan Budhiraja, Chairman, SEAC-II, 5-South, Dilwara Apartment, Cooperage, M.K.Road, Mumbai 400021
- Additional Secretary, MOEF, 'MoEF & CC, Indira Paryawaran Bhavan, Iorhagh Road, Aliganj, New Delhi-110003.

- Member Scoretary, Maharashtra Pollution Control Board, with request to display a copy of the clearance.
- The CCF, Regional Office, Ministry of Environment and Forest (Regional Office, Western Region, Kendriya Paryavaran Bhavan, Link Road No. 3, B.5, Ravi-Shankar Nagar, Bhopal- 462 016). (MP).
- Regional Office, MPCB, Mumbai.
- 7. Collector, Mombai
- 8. Commissioner, Municipal Corporation Greater Mumbai.
- IA- Division, Monitoring Cell, MoEF & CC, Indira Paryawaran Bhavan, Jarhagh Road, Aliganj, New Delhi-110003.
- 10. Select file (TC-3)

(EC uploaded on | 4/12-114

Rota 523-044 045-208-1,000 Forms celling and Revolution Act. 1976 MUNICIPAL CORPORATION OF GREATER MUMBAI FORM 'A' MAHARASHTRA REGIONAL AND TOWN PLANNING ACT, 1965 No. CE/ 9152 BRIDWS/AMAK OF Z 7 MAR 2612 COMMENCEMENT CERTIFICATE Engineer Bldg. Proposal (W.S. mis Talsiyani Buildees H and & Worth Muncipal Cirp. o. P. K. Patker Marg. Textiles Pyt-100-Pandro (West), returning - 400 050 Sir. With reference to your application No. 6248 dated 16 07/07 for Development Permission and mont of Commeaconnect Certificate under Section 41 As 69 of the Medical measures Regional. and Town Planning Act 1960, to earry out day sleppings and building permission, under Section 546 of the Musikai Municipal Corporation Act 1888 to erect a balleing.
For the development work of the Club House 45 wirmwing Policies No. 179410H 2301100 of premises at Sirect M. V. A. situated at Andberi (6) in The Commencement Certificate/Bar Ideas Permit is granted on the fallowing conditions :- The land vacated in consequence of the endorsoment of the collact, inteleast widening line shall form part of the public street. That no new building or part thereof shall be occupied or allowed to be eccupied or used or permitted to be used by any person until occupancy permission has been granted. 3. The Commencement Certificate/Development permission shall remain valid for one year commencing from the date of its issue. This permission does not entitle you to develop land which does not yest in you. 5. This Commencement Certificate is tenewable every year but such extended period shall be in no case exceed three years provided further that such lapse shall not bar any subscequent application for fresh permission under section 44 of the Mahamshtra Regional & Town Planning Act, 1966. This Certificate is liable to be revoked by the Municipal Commissioner for Greater Mornbal of the (a) The Development work in respect of which permission is granted under this certificate as not corried out or the use thereaf is not in accordance with the sanctioned plans. (b) Any of the conditions subject to which the same is granted or any of the restrictions imposed by the Municipal Commissioner for Greater Mumbai is contravened or not complied with. (c) The Municipal Commissioner of Greater Mumbai is satisfied that the same is obtained by the applicant through froud or misrepresentation and the applicant and every person deriving title through or under him in such an event shall be deemed to have carried out the development work in contravention of Section 42 of 45 of the Maharashtra Regional and Town Planning Act, 1966. The conditions of this certificate shall be binding not only on the applicant but on his ocirs, executors, assignees, administrators and successors and every person decrying hite than the mader him.

The Municipal Commissioner has appointed Shri Expensive Engineer to exercise his powers and functions of the Planning. Authority under Section 45 of the said Act This CC is valid upto 2 5 MAR 2013 Commencement certificate is for yang cut o. . . . upto/Ese Plint For and on behalf of Local Authority The Municipal Corporation of Greater Mumbai Executive Eng Build (Western Sules.) HIEast, Hillest & West Killest Killest Words

> FOR MUNICIPAL CORPORATION OF GREATER MUMBAI

Valid up to 2-6-9-2016

CHENNEY

FUTTHER C C is he-entered uple top of bousement Alab feel only above grown level as for appunct fortupe amount plan insignal. 16-02-2015.

E.B.B.P. (WS) K. Ward

CERTIFIED TRUE GOPY

M/s. B. S. BAROT

B. S. BAHOT, LICENCE SURVEYOR
Plot No. 14-A, Yogi Krape, 1st Floar,
Jowether Nager, S. V. Real,
Goregson (W); Membal-460 be2.



To, Date: 09th March, 2021.

The Assistant Engineer

Building Proposal (WS) Hindu Hriday Samrat, Shri. Balasaheb Thackarey Market, Poonam Nagar, Majas, Off. J.V. Link Road, Jogeshwari (E), Mumbai- 400 093.

Dear Sir,

1. File No. : CE/8644/WS/AK

Detail of Proposal Proposed Commercial Building no. 3non Sub-Plot 'A' of

Property Bearing C.T.S. No. 179A/1, 179A/2, 179-

B,C,E,F,G of Village Malgaon C.T.S. No. 230-A/1A, 1B, 1C,

238B, 243-A& 243-A/1 village Kondivita at M.V. Road,

Andheri (East) Mumbai. .

Date of I.O.D. : 13.06.2007
 Date of C.C. : 19.06.2007
 Date of expiry : 18.06.2018

5. Progress : wing A-A1 are constructed for 1st basement + 2nd basement

+ Ground + 1st to 5th upper floor.

6. Re-validation fees details:

I. Re-validation fees Rs. 17,120/II. Penalty for ;ate payment if any Rs. 2,91,040/III. Total amount paid Rs. 3,08,160/-

7. Proposal is now being re-validation valid up to :- 18.06.2021

8. Name of Owner : M/s. Tulsiani Builders & Textiles Pvt. Ltd. & Others C.A. to

Owner.

The above details are verified by me and are correct.

Thanking you,

For AAKAR ARCHITECTS & CONSULTANTS

Pawar Ameet Digitally signed by Pawar Ameet Ganpatrao Date: 2021.03.09 15:32:15 +05'30'

ARCHITECT
Ameet G. Pawar

(Lic. No. CA/2004/34543)



To,

Date. 09th March, 2021.

The Executive Engineer

Building Proposal Department, K/East Ward, New Majas Market Plot bearing CTS.No.171/2, 175/A3 Village Majas, Poonam Nagar at J.V.Link Road, Jogeshwari (East), Mumbai

Sub: Proposed Commercial Building no. 3non Sub-Plot 'A' of Property

Bearing C.T.S. No. 179A/1, 179A/2, 179- B,C,E,F,G of Village Malgaon C.T.S. No. 230-A/1A, 1B, 1C 238B, 243-A& 243-A/1 village Kondivita at

M.V. Road, Andheri (East) Mumbai

Ref : CE/8644/WS/AK

CC Re-validation Fees Calculation :-

I.O.D. : 13.06.2007 C.C. : 19.06.2007 CC Valid upto : 18.06.2018

18.06.2018

18.07.2018 Rs. 17,120/- + Rs. 17,120/- = Rs.34,240/-

18.08.2018

 $18.09.2018 \text{ to } 18.06.2019 = 8,560/- \times 9 \text{ Month}$ = Rs. 77,040/-

Total Amount = Rs. 1,11,280/----(I)

18.06.2019 to 10.06.2020 = Rs. 1,11,280/----(II)

18.06.2020 18.07.2020 Rs. 17,120/- + Rs. 17,120/- = Rs.34,240/-18.08.2020

Total Amount = I + II + III = Rs. 3,08,160/-

For AAKAR ARCHITECTS & CONSULTANTS

Pawar Ameet Ameet Ganpatrao
Ganpatrao
Date: 2021.03.09
15:33:13 +05'30'

ARCHITECT Ameet G. Pawar (Lic. No. CA/2004/3454)



To, **Date: 06th July, 2021.**

The Assistant Engineer

Building Proposal (WS) Hindu Hriday Samrat, Shri. Balasaheb Thackarey Market, Poonam Nagar, Majas, Off. J.V. Link Road, Jogeshwari (E), Mumbai- 400 093.

Dear Sir,

1. File No. : CE/8644/WS/AK

Detail of Proposal Proposed Commercial Building no. 3non Sub-Plot 'A' of

Property Bearing C.T.S. No. 179A/1, 179A/2, 179-

B,C,E,F,G of Village Malgaon C.T.S. No. 230-A/1A, 1B, 1C,

238B, 243-A& 243-A/1 village Kondivita at M.V. Road,

Andheri (East) Mumbai. .

Date of I.O.D. : 13.06.2007
 Date of C.C. : 19.06.2007
 Date of expiry : 18.06.2021

5. Progress : wing A-A1 are constructed for 1st basement + 2nd basement

+ Ground + 1st to 5th upper floor.

6. Re-validation fees details:

I. Re-validation fees Rs. 18,830/II. Penalty for late payment if any Nil

III. Total amount paid Rs. 18,830/-

7. Proposal is now being re-validation valid up to :- 18.06.2022

8. Name of Owner : M/s. Tulsiani Builders & Textiles Pvt. Ltd. & Others C.A. to

Owner.

The above details are verified by me and are correct.

Thanking you,

For AAKAR ARCHITECTS & CONSULTANTS

Pawar Ameet Canpatrao Canpatrao

Digitally signed by Pawar Ameet Ganpatrao DN: c=IN, o=Personal, 2.5.4.20=608ee?945332b7ead6e82c65df2b672 07f3asab7-69absbbde89a569df1e1c8, postalCode=400104, t=Maharashtra, setialNumber=99118-9625607223076c47934 -332-7263fc1b3509ecee262f86c75bb7ed1, cm=Pawar Ameet Ganpatrao

ARCHITECT Ameet G. Pawar (Lic. No. CA/2004/34543)



To,

The Executive Engineer

Building Proposal (WS) Hindu Hriday Samrat, Shri. Balasaheb Thackarey Market, Poonam Nagar, Majas, Off. J.V. Link Road, Jogeshwari (E), Mumbai- 400 093.

Dear Sir,

 File No. : CE/8644/WS/AK

: Proposed Commercial Building no. 3non Sub-Plot 'A' of 2. Detail of Proposal

Property Bearing C.T.S. No. 179A/1, 179A/2, 179-

B,C,E,F,G of Village Malgaon C.T.S. No. 230-A/1A, 1B, 1C 238B, 243-A& 243-A/1 village Kondivita at M.V. Road,

Andheri (East) Mumbai.

3. Date of I.O.D. : 13.06.2007. 4. Date of C.C. : 19.06.2007. Date of Expiry : 18.06.2022.

6. Progress : wing A-A1 are constructed for 1st basement + 2nd

basement + Ground + 1st to 5th upper floor.

7. Re-validation Fees Details

I. Re-validation Fees. Rs.20,720/-Penalty for late payment if any Nil Total Amount Paid Rs.20,720/-

8. Proposed is now being re-validation valid up to :- 18.06.2023

9. Name of Owner : M/s. Tulsiani Builders & Textiles Pvt. Ltd. & Others C.A. to

Owner.

The above details are verified be me and are correct. Thanking you,

For AAKAR ARCHITECTS & CONSULTANTS

Ganpatrao

Pawar Ameet Digitally signed by Pawar Ameet Ganpatrao DN: c-IN, o-Personal, 2-54-20-66888-97-0352b7-ead6682c65df2b67267ff a5eb7-c9ba6b8de89a6b90d1 e1 c8, postalCode=40010, 4; f-blahansab7c4-d793-4353 certalNumber=991218e925-407a23076c47f93-4353 certalNumber=991218e925-407a23076c47f93-4353 Ameet Ganpatrao Date: 2022.05.13 12:48:36 +05'30'

Architect

Ameet Pawar

(Lic. No. CA/2004/34543)

MUNICIPAL CORPORATION OF GREATER MUMBAI MUMBAI FIRE BRIGADE

No. for 1821218180/

requirements for Proposed high rise commercial Building No. 3 on Sub Plot A, Plot bearing C.T.S. No. 179-A to 179 H of Village Mulgaon C.T.S. No. 230-A to 230-D, 238-D, 243-A and 243-A/1 of Village Kondivita at M.V. Road, Andheri (East)

Ref.Letter dated 14.11.2013 from A E.B.P. (W.S.) K/E Ward Linder No. CE/R644/WS /AK M.F.B. No. HR/R-IV/501 dated 02.12.2013.

E.E. B.P. (W.S.)

In this case, please refer to this office NOCs, issued under No. FBL/S/497/1705 dated 20.12.07 for the construction of a low rise commercial building comprising of two independent wings i.e. wing A and wing A1 and two interconnected wings i.e. B wing and B1 wing having ground floor on stills having ground floor on stills and five upper floors with two level basement with a height of 18.45 mtrs.

Subsequently this office has issued arrenced NOC under No FBM/S/508/1099 dated 15.1.09 for the construction of a high rise commercial building comprising of A - A1 wings having ground floor on stilts and one upper floor with a height of 6.25 mtrs., while B - B1 wings having ground floor on stilts and nine upper floors (part 9th floor) with two level basement with a height of 30.65 mtrs.

Further, this office has issued amended NOC under No. FB/HR/WS/198 dated 05.06.2010 for the construction of a high rise commercial building comprising of wings A - A1 as well as B - B1 having ground floor partly on stilts and 12 upper floors with two level basement with a height of 40.40 mtrs.

The work of wing B - B1 comprising of ground floor partly on stilts and 12 upper floors with two level basement was completed and Occupation Permission was granted under No. FB/HR/WS/172 dated 14.06.2011. Also E.E.B.P. (W.S.) has granted Occupation Permission under No. CE/8644/WS/AK dated 17.10.2011.

C.C. upto top of basement of wings A - A1 has been granted by E.E.B.P. (W.S.) H & K under No. CE/8644/WS /AK dated 19.06.2007. The work is carried out accordingly.

Now Licensed Surveyor has once again submitted amended plans for approval for wing A – A1 only. Wing A - A1 will now comprise of ground floor partly on stills and 9 upper floors with two level basement with a height of 36.65 mlrs.

BEILLI PA

The floor-wise user of wing A - A1 is as under.

Floor	User
Lower & Upper Basements	Car parking with two No. of 5.00 mtrs wide each two way Ramps, Fan Rooms, STP plant, BMS room(UB) & Pump Rooms
Ground floor	Food Court, Driver room, Security room, Society
1st floor	Office a Holts for car parking
	73 No. of Offices & Common Podium for single laws
2nd to 6th, 6th & 9th floor	car parking with a 6.00 mtrs wide two way Ramp. 14 No. of Offices
7th floor	12 No. of Offices & Refuge Area.

Both the level basements (common for wings A - A1 as well as B - B1) have been provided with five No. of staircases having flight width of 1.50 rates, each Two No. of two way Ramps of 6.00 mtrs, width each are proposed for both the level Basements as approved earlier. Natural ventilation to the basement will be provided through the ventilation cutouts and trenches. However, the Licensed Surveyor has been directed to provide mechanical ventilation/smoke extraction system facilitating 15 air changes per hour in normal course and capable of converting to 30 air changes per nour in case of emergency.

Wing A - A1 has been provided with two inter-connected enclosed type staircases having flight width of 1.50 mtrs. each which are connected by common passage having width of of 2.44 mtrs. The staircases are externally located and adequately ventilated. The lift lobby/common passage at Lach floor level is directly ventilated to outside air, as shown in the plan.

Total fater No. of tifts are proposed out of which Two No of tifts (rine near each staircase) will be converted into Fire Lifts.

The building abuts on 12,00 mtrs wide Internal road on North side which is connected to 13.40 mtrs, wide D.P. road on West side as well as M. V. Road on South side. The open spaces around the building are as under.

North side 6.00 mitrs, to 10.97 mitrs, at podium levels + 12.00 mitrs. wide Internal road

South side 8.06 mtrs. to 22.55 mtrs. including 12,00 mtrs. write

access road East side

9.17 mtrs. to 9.80 mtrs. at ground 'evel West side

6 10mtrs, to 15.33 mtrs, at ground level and perily ramp. for podium

Refuge area

Refuge area Floor	Refuge area at a height from Ground level	Refuge area Required	Refuge area proposed	
At 7th floor (eve)	25.70 mtrs.	245.70 sq. mtrs.	252.42 sq. mtrs.	

In addition, terrace floor level will be treated as refuge area. Excess refuge area will be counted in FSI. The architect has agreed to paved the R.G. up to 12mtrs on South side to facilitate the rescue operation.

In view of the above, as far as this department is concerned, there would be no objection for the construction of proposed high rise commercial building comprising of Wing A - A1 having ground floor partly on stilts and 9 upper floors with two level basement with a height of 36.65 mtrs. annexed to existing Wing B -B1 having ground floor partly on stirts and 12 upper floors with two level basement with a height of 40.40 mtrs, as per the details shown on the enclosed amended plans, signed in token of approval, subject to satisfactory compliance of the following requirements.

1. All the requirements stipulated earlier vide this office NOC issued under No. FB/HR/WS/198 dated 05 66,2010 shall be complied along with following

2 FOOD COURTS:

Necessary license under Section 394 of BMC Act shall be obtained for the Food Courts.

GLASS FACADE

 An Opening to the glass façade of min, width 1.5 m and height 1.5 m shall be provided at every floor at a level of 1.2 m from the flooring facing compulsory open space as well as on road side. Minimum one such opening shall be provided at the interval of every 15 m. Mechanism of Opening - The openable glass panel shall be either left or right hinged to facilitate approach of the rescue cage / ladder. Similarly, this portion shall have manual opening mechanism from inside as well as outside. Such oepnable panels shall be marked conspicuously so as to

easily identify the openable panel from outside. Distance between the external wall/building line (glass / brick) and glass façade shall not be more than 300 mm.

The smoke seals / barriers between building well and (açade shall be provided at every floor level in the form of non-combustible material / vermiculate cement.

4) Glass façade blocking the area of staircase, lift lobby and corretor shall be kept openable. Pressurized system of the staircase / lcbby shall be synchronized with opening mechanism.

The glazing used for the façade shall be of toughered (tempered) salety glass as per I.S. 2553, Part I or laminated safety glass as per I.S. 2553 -Part I, satisfying stability criteria.

Automatic wall drenchers shall be provided at every floor level from inside of

Openable vent of 600 mm height to be installed below ceiling level or faise ceiling level (if provided). - The openable vent of minimum 2.5% of the floor area shall be provided. It shall be of min 600 mm depth below ceiling / falso ceiling or full length on the periphery of the façade whichever is less. -Openable mechanical devices for the said vent shall be located at 1.2 m height from the flooring level. The Openable vent can be pop-out type or

bottom hinged provided with fusible link opening mechanism and shall also be integrated with automatic Smoke Detection system.

Alternate vertical glass panels of the facade shall be depriable type with the mechanism mentioned above in order to ventilate the smoke

8) Refuge areas covered with the glass facade shall have all the panels openable (either left or right hinged) both from inside as well as out side.

The party has earlier paid capitation fee of Rs. 2,40,000/- vide receipt No. 675701 dated 19.12.2007 on the gross built-up area of 48000 sq.mtrs (as low rise building) as certified by the Licensed Surveyor vide his letter dated 20.11.2007.

Subsequently, the Licensed Surveyor vide his letter dated 12.11.2008 has certified the gross built-up area as 48000 sq.mtrs. (as high rise building) and the party has paid additional capitation for of Rs 2.40,000/ vide receipt No 361541 dated 06.01.2009 (SAP docket No. 100021/405).

Subsequently, the Licensed Surveyor vide his letter dated 19.05.2010 has certified the gross built-up area as .94200 sq mtrs. and the party has paid additional capitation fee of Rs. 4,62,000/- vide receipt No. 1636257, dated .04.06.2010 (SAP docket No. 1000609997) on the additional built-up area of 46200 sq.mtrs.

Now, the Licensed Surveyor vide his letter dated 23.11.2013 has certified the gross built-up area as 78000 sq.mtrs. and the party has paid additional scrutiny fee of Rs. 12,42,000/- vide receipt No. 3410618 dated 03.12.2013 (SAP)

Sent jour

Dy. Chief Fire Officer (W.S.) Murobai Fire Brigade.

Copy to:Mr. B.S. Barot, Licensed Surveyor, Mumbai.

Dy Chief Fire Offi

Dy. Chief Fire Officer (W.S.) Mumbai Fire Brigade.

CERTIFIED TRUE COPY

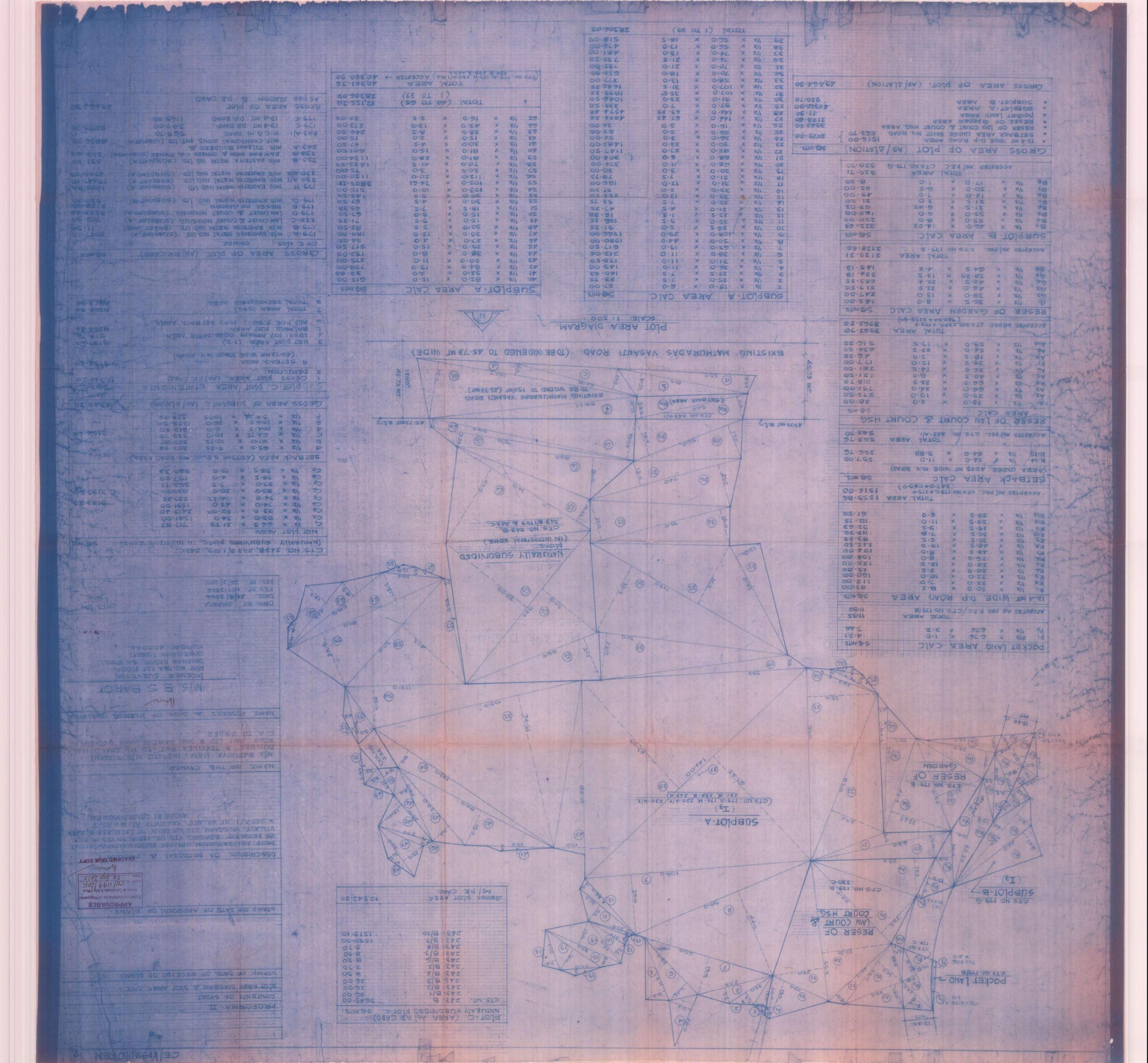
B. S. BAROT

B. S. BAROT, LIGENSE STRVEYOR

Plot No. 14-A, Yegi Arepa, 1st Floor,

Jawahar Nagar, S. V. Road,

Goregaon (W); Mombal-460 082.





MUNICIPAL CORPORATION OF GREATER MUMBAI

Office of the

Chief Engineer (Development Plan) Municipal Head Office 4th Floor, Extn. Building Mahapalika Marg, Fort Mumbai - 400 001

To SUMER BUILDERS 201, Commerce House, 140N. M. Road Fort, Mumbai 400001 No: CHE/2005/DPWS/K/E

Date:

2 8 MAY 2014

Sub: Sanctioned Revised Development Plan Remarks for the land bearing C.T.S.No 179A, 179B, 179C, 179D, 179E, 179F, 179G, 179GH, of village Mulgaon 230A/1, 230B, 230C, 230D, 234,243A & 243A/1 of village kondivata

Ref: Your Application u/no. 0001921and payment of certifying charges made under Receipt no. 1001753498 dated 16/05/14

Sir/Madam,

Sanctioned Revised Development Plan Remarks for the land shown bounded blue on the accompanying plan are as under:-

Description of the Land : C.T.S.No 179A, 179B, 179C, 179D, 179E, 179F, 179G, 179GH,of village Mulgaon 230A/1, 230B, 230C, 230D, 234, 243A & 243A/1 of village Kondivata

Sanctioned Revised Development Plan : K/E referred to Ward

Reservations affecting the land
[as shown on plan]

GARDEN and LAW COURT & COURT HOUSING (both parts of larger reservations)

Reservations Abutting the land GARDEN

Designations affecting the land : NIL [as shown on plan]

Designations Abutting the land : NIL [as shown on plan]

D.P. Roads affecting the land
[as shown on plan] : DP ROAD (13.40 M)

Existing Roads [as shown on plan] : PRESENT

The widening, if any, of the existing road shall be as per the regular line prescribed by and subject to the actual demarcation on site by the Executive Engineer (Traffic & Co-ordination) / A.E. Survey (WS) H&K Wards.

Zone

[as shown on plan] : SPECIAL INDUSTRIAL ZONE (I-3)

Remarks from other Departments/Offices:

Demarcation: The Alignment of the proposed road & the boundaries of the reservations are subject to the actual demarcation on site by this office staff alongwith the representative of A.E.Survey. As per the directives issued by State Govt. in U.D. Dept. under section 154 of M.R.T.P.-Act u/no. TPB-4305/2342/CR-302/05/UD-11 dtd.17.01.2006, No objection from M.M.R.D.At shall be obtained separately in view of M.R.T.S. before any development on the land.

The land under reference is affected by Nalla, and hence, specific remarks from the Ex.Eng.(S.W.D.) of M.C.G.M shall be obtained separately before any development on the land.

RELOCATION: Director's approval u/n.Dir/ES&P/5746/I,Dated 8/03/2004.

Consequent upon the representation made in the past by the Owner/ Developer of the land under reference and in consonance with the existing site conditions and by direction the reservation of Garden (G) has been relocated from its position shown in washed green colour to that shown dotted green lines on the plan, and the reservation of Law Court & Court Housing has been relocated from its position shown in washed red colour to that shown dotted red lines on the plan.

Note:

The land under reference comprises of C.T.S.Nos. 179A, 179B, 179C, 179D, 179E, 179F, 179G, 179GH, of village Mulgaon 230A/1, 230B, 230C, 230D, 234, 243A & 243A/1 of village Kondivata and hence, specific remarks for the Layout/ sub-division / amalgamation shall be obtained from the E.E.B.P.(WS) H&K Wards and development thereof will be as per the terms and conditions of the layout.

Remarks are offered only from the zoning point of view without reference to ownership and without carrying out actual site inspection and without verification of the status of the structures if any on the land under reference. Status of the existing road, if any, shall be confirmed from the concerned Ward Office.

The boundaries shown in the accompanying plan are as per the available records with this office. However the boundaries shown in the records of City Survey Office shall supercede those shown in the D. P. Remarks Plan.

CERTIFIED TRUE COPY

BeBun

M/s. B. S. BAROT

B. SMBAROT, LICENCE SURVEYOR

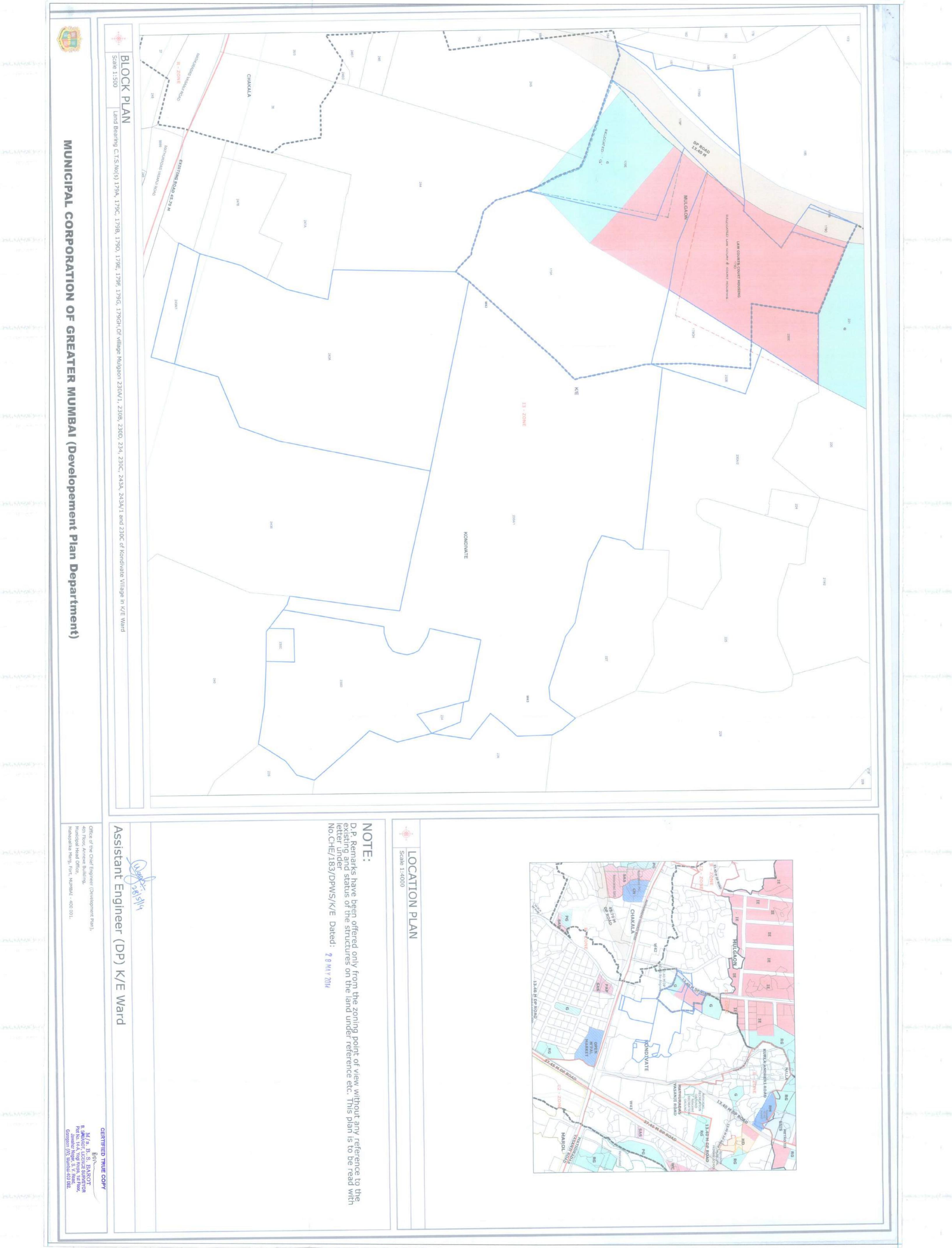
Plot No. 14-A, Yogi Krupa, ist Floor,

Jawahur Nagar, S. V. Road, Goregaon (W); Mumbai-400 062. Yours FaitAfully

Assistant Engineer, Development Plan

(K/E Ward)

Acc~1 plan



भारतीय विमानपत्तन प्राधिकरण पश्चिमो क्षेत्र मुख्यालय



दुरागामी आक ISPEED POST Page 1 of 2 AIRPORTS AUTHORITY OF INDIA WESTERN REGION HORS.

	Date: 25/2/2015
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	SIANI CHARMINES.
V212 XIETELS	POINT,
MINESTI 400	001
-	
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our the provisi	ons of Good of Sathority of India (AAI) in pursuance of consections
Soats and Regu	NO Objection Certificate for Height Clearance usual by Airporte Asthoracy of India (Ani) in pursuance of responsibility conferred by and one of Govt. of India (Ministry of Civil Aviation) order SOS4 (E) dated 14th Jan. 2010 for Jun. Aircraft Operations.
T References:	
NOCID	
Applicant	SNCRAWEST/8/091514/63567 FIG dated 04.12.2014
Melerence	MOR/14/NOCAD/556
2 NOC OWNER	
Park Details	for Height Clearance:
Debecant Name	DE TULGIANI BUILDING AND TRITILES PUT LTD
Type of Structur	e-Euliding
	CIS on \$78 4 YO 482
Site Address	CTS NO. 178-A TO 179-H AND CTS NO. 230-A TO 230-D, Z32D, Z43A & 243A/1 OF
	VILLAGE MULGGAON AND KONDIVITA AT M.V.ROAD, ANDHERI (EAST), MUNGAI
	19 6 43 11W 32 53 5 555
Site Cordinates	19 6 43 11N -72 52 5.51E 19 6 52 99N -72 52 5.58E 19 6 42 89N -72 52 7.27E 19 6 44.40N -72 52 11.50E 19 6 44.28N -72 52 13.24E 19 6 51.85N -72 52 9.71E
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The	ject to the terms and conditions as given below:
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tual data is differ	in and atte coordinates provided by the applicant are taken for calcuration of the value for the proposed structure. If however, at any stage it is established that the ent from the one, provided by the applicant, this NOC will be involid.
the issue of the	NOC is further subject to the provident, this NOC will be involid.
struction caused	by healthing.
O radio/TV Ante.	100 Marie 100 Ma
ares of any kind s	shall project above the Permissible Top Elevation 55.58 Mrs. indicated in para
he use of all st	Mira, indicated in para
if	d or electric fired furnace is maddatory, within 8 KM of the Assettance Co. Co.

e. The certificate is valid for a period of S years from the date of its issue. If the भेजीय आर्थपालक निरेशक का कार्यालय, पास्तीवादा के सामने, सहार रोड, क्लिपासे (पर्व) होन्हें Onco स्थान किंद्रोतिक किंद्रोतिक किंद्रोतिक के अध्यान के सामने, सहार रोड, क्लिपासे (पर्व) होन्हें

2237201340

ए.डी.एम व्यॉन्स्टेस्स, सहार कार्ने के पास, सुवार पंचाडी शेष्ठ, सहार, मुंबई -400 059. Als Complex, New Schor Corgo, Sular Policial Road, Schot, Munical -400 059.

₩ 91-22-289190gp

building/structure/Chimney is not constructed & completed within the period, the applicant will be required to obtain a fresh 'NOC' from the Designated Officer of Arports Authority of India. The date of correlation of Building/Structure/Chimney should be intimated to this office of AAI. Request for revalidation of NOC' will not be entertained after the excise of its validity period.

f. He light or a combination of lights which by reason of its intensity, configuration or colour may cause confusion with the apronautical ground lights of the Airport shall be installed at the site at any time, during a or after the construction of the building.

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

n. Day markings & night lighting with secondary power supply shall be provided us per the guidelines specified in chapter 6 and appendix 6 of Civil Aviation Requirement Series 19 Part I Section 4, available so DGCA India website: www.dgca.nic.is

The applicant is responsible to obtain all other statutesy clearances from the cohomic 3 aithorities including the approval of building plans as this NGC for height is for the purpose of the course the safe and regular sincialt operations, and shall not be used as document for any other purpose down whatsoever, including ownership of land etc.

j. This NOC has been issued w.r.t. the Civil Airports as notified in S0 84(E). Applicant doubt to separate NOC from Defence, if the site lies within jeriediction of Defence Airport.

This certificate is issued for "HEIGHT CLEARANCE ONLY" with the approval of Competent Authority for Parmissible Top Elevation 55.58 Mirs.

> Spries 25/04/2015 (Ibrahim Chittoria) DOM (ATM/NDC), WR For GM (Aero), WR Airports Authority Of India

Copy to

The Executive Director(ATM), AAI, Rajiv Ganchi Bhavan, Safdarjung Airport, New Delhi-

2. GM(NOC)/Airport Director(Sundie).

3. Guard File

4. The President, Mumbai International Airport Pvt. Ltd., CSI Airport, 1st Floor, Terminal - 18, Santacruz (E), Mumbai -400099

S. Asalt. Engineer (Survey) (WS) HEK Ward, Municipal Office Bidg, 1st floor, R.K. Patkar Road, Bandra (West), Mumbal – 400 050

6. Dy.General Manager (Vigilance), WR

CERTIFIED TRUE COPY

BSBINL

M/s, B, S, BAROTB. S. BAROT, LICENCE SHRVEYOR Plot No. 14-A, Yage Kind v 1st Floor, Jawahar Nagar, S. V. Hond. Goregaon (W): Mumber-465 ball

MAHARASHTRA POLLUTION CONTROL BOARD

Phone

4010437/4020781

/4007124/4035278

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24044632/4024068 /4023516

Email Visit At ույեւթագրագրացույլը

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http://mmcb.gov.in



Kelpataru Point, 3rd & 4th floor, Sion-Matunga Scheme Road No. 8, Opp. Cine Planat Cinema,

Near Sion Circle, Sion (E),

Mumbai - 400 022

Infrastructure /Orange/LSI
Consent order No: Format1.0/RO/RO-IIQ/MU-7088-16 /CE-Revultdation/CC Date-03/02/2017

To.

M/s. Tulsiani Sumer Associates, Plot No. 179A to 179H of Village-Mulgaon & CTS No.243/A,243/A/1,230A,230B,230C & 230/D & 238/D, Village-Kondivita, M.V.Road, Andheri (E), Mumbai

Subject: Revalidation of Consent to Establish for Building/Construction project. ORANGE category.

Ref

- : 1. Consent to Establish granted by Board vide no.BO/RO (P&P)/338 dtd.22/03/2006.
- 2. Minutes of CC meeting held on 16/06/2016.

Your application no: CE1602000769 Dated: 29/12/2015

For: Revalidation of Consent to Establish for Building/Construction project.

under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization under Rule 5 of the Hazardous and Other Wastes (M & T M) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I, II ,III & IV annexed to this order:

- 1. The consent is granted for a period up to commissioning of the project or coterminus with validity of Environment Clearance i.e. 10/12/2021.
- 2. The capital investment of the project is Rs. 292.2 Crs. (As per Undertaking submitted by the project proponent).

The Consent to Establish Extension is valid for construction of Commercial Building Project under named as M/s. Tulsiani Sumer Associates, Plot No. 179A to 179H of Village-Malitaon &, CTS No.242/A, 245/A/1, 230A, 280B, 280C & 230/D & 288/D, Village-Köndivita, M. V. Road, Andheri (E), Mumbai of on total plot area of 49,464.30 sq. mtrs and total construction built up area 80,580.82 sq. mtrs including utilities and services as per construction commencement certificate issued by local body. [Roard has granted consent to operate part for total built up area 40,000 sq.m and remaining built up area for establish is 80,580.82 sq.m).

3. Conditions under Water (P&CP), 1974 Act for discharge of offluent:

Sr.	Description	Permitted	Standards to	Disposal
no.	!	quantity of	be achieved	
		discharge		
	İ	(CMD)	I	!
1.	Trade effluent	NIL	NA	N'A
2.	Domestic effluent	295.0	As per	60% shall be reused & recycled and
		<u></u>	Schedule -f	remaining shall be discharged in municipal several

M/s. Tulsiani Sumer Associates. SRO Mumbai JVI/OvL/661 99865

10 (1 m) so well and the second

Conditions under Air (P& CP) Act, 1981 for air emissions;

Sr. n	o. Description of stack / source	Number of Stack	Standards to be achieved
1.	DG set (380 KVA)	1	As per Schedule -II

Conditions under Solid Waste Management Rules, 2016:

Sr.			Treatment		
no.	Type Of Waste	Quantity		Disposal	
1	Biodegradable	850.0 kg/day	owc	Used as Manure	
2	Non-	690.0 kg/day		Segregate and Hand over to	
	Biodegradable			Local Body for recycling	
2	STP Sludge	10.0 kg/day		Used as Manure	

6. Conditions under Hazardous and Other Wastes (M & TM) Rules, 2016 for treatment and disposal of hazardous waste:

	11 818 181	40.0
Sr. No. Type Of Waste	Category Quantity UDM	Treatment Disposal
	Nil	0/1

 The Board reserves the right to review, amend, suspend, revoke stc. this consent and the same shall be binding on the industry.

8. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.

9. Project Proponent shall submit an affidavit in Board's prescribed format within 15 days regarding the compliance of conditions of EC/CRZ clearance and C to E.

10. The applicant shall comply with the conditions stipulated in Environment Clearance granted by GOM, vide no: SEAC-2013/CR-135/TC-1 dtd.16/12/2014.

11. This consent is issued on the basis of IOD dtd. 20/11/2015 and Commencement Certificate dtd. 16/01/2016 issued by MCGM.

12. Project Proponent shall not carry out any expansion or modification which violate the orders passed by the Hod ble High Court of Judicature at Bombay dated February 26 and 29, 20 felin the case of Civil Application No. 221 OF 2013 in Public Juterest Litigation No. 217 of 2009 and Environment Clearance.

13. This consent is issued under signature of HOD, as HOD is authorized to sign the sonsent vide office order issued by Environment Department, GoM vide no. स्विणं २०१७/प्रक रहे /आस्वापना Dated 23/01/2017.

For and on behalf of the Maharashtra Pollution Control Board

> (NN.Guray) Regional Officer (HQ)

Received Consent fee of -

Sr. No.	Ammint(Rs.)	DD, No.	Date	Drawn On
1.	4,24,581 /-	456511	16/12/2015	HDFC Bank

Copy to:

- Regional Officer Mumbai and Sub-Regional Officer, Mumbai-II MPCB,
 They are directed to ensure the compliance of the consent conditions.
- 2. Chief Accounts Officer, MPCB, Mumbai.
- CC/CAC desk- for record & website updation purpose.

M/s. Tulsians Sumer Associates.: SRO Mumbai II/I/O/IJ/86199865

Page 2 of 6

Schedule-f

Terms & conditions for compliance of Water Pollution Control:

- A) As per your consent application, you have proposed to provide the sewage treatment system with the design capacity of 300 CMD (60 CMD +240 CMD).
 - B) The Applicant shall operate the sewage treatment system to treat the sewage so as to achieve the following standards/ prescribed under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

1	Suspended Solids	Not to exceed	60 mg/l.
2	BOD 3 Days 27 degree C	Not to exceed	10 mg/i.
3	COD	Not to exceed	100 mg/i.

- C] The treated domestic effluent shall be 60% recycled and reused for flushing, fire fighting and cooling of Air conditioners etc. The remaining shall be discharged into Municipal sewer! utilized on land for gardening after conforming to above standards. The firm shall affix the separate meter for ensurance of 60% recycling of treated sewage and keep the records of the same. In no case effluent shall find its way to any water body directly findirectly at any time.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of water, works for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any concent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or an extension or addition thereto.
- 3) The firm shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) In case, the water consumption of the project is not covered under the water consumption of local body, in that situation; the project proponent shall submit the CESS Returns in the prescribed format given under the provision of Water (Prevention & Control of Pollution). Cass Act, 1977 and Rules made there under for various category of water consumption.

In case the water consumption is duly assessed under the quantity of water consumption of local body, the project proponent shall submit certificate to that effect from the concern local body with the request not to assess CESS on their water consumption, being already assessed on the water consumption of local body.

Sr. no.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Domestic purpose	420.0

5) The firm shall provide Specific Water Pollution control system as per the conditions of EPAct,1986 and rule made there under from time to time/ Environmental Clearance.

tollation Co

- Juliuw

Mrs. Tulsiani Sumer Associates : SRO Mumber IDDO/D66199865

Page 3 of 6

Schedule-II

Terms & conditions for compliance of Air Pollution Control:

 As per your application, you have erected following stack (s) and to observe the following fuel pattern-

Se. No.	Stack Attached To	APC System	Height in Mirs.	Type of Fuel	Quantity & .iid
D1.	DG set (380 KVA)	Acoustic Enclosure	5.0*	HSD	56.90 Lit/Hr

^{*}Above roof of the building in which it is installed.

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

Particulate	Not to exceed	150 mg/Nm ³ .
matter		

- The Applicant shall obtain necessary prior permission for providing additional
 control equipment with necessary specifications and operation thereof or
 alteration or replacement/alteration well before its life come to an end or
 erection of new pollution control equipment.
- 4. The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5. Ambient noise levels should conform to prescribed standards both during day and night. The ambient air and noise quality should be closely monitored during construction has:

[#] D.G. Set shall be operate only in case of power failure.

Schedule-III Details of Bank Guarantees

 Br. No.	Consent (C to E/O/R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
	Consent to Establish	Rs. 10 lakh	15 Days	Towards compliance of consent conditions	Upto Commissioning of the project	Five years

May a stra bolly for courte

Schedule-IV

General Conditions:

The following general conditions shall apply as per the type of the industry.

- 1) The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and environmental protection Act 1986 and Solid Waste Management Rules, 2016 and E-Waste (Management) Rules, 2016.
- Drainage system shall be provided for collection of sawage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4) Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-yeak hours.
- 5) Conditions for D.G. Set
 - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
 - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
 - c) The industry shall take adequate measures for control of noise levels from its own sources within the premises in respect of noise to less than 55 dB(A) during day time and 45 dB(A) during the night time. Day time is reckoned between 6 a.m. to 10 p.m and night time is reckoned between 10 p.m to 6 a.m.
 - d) Industry should make efforts to bring down noise level due to DC set, outside industrial premises, within ambient noise requirements by proper sitting and control measures.
 - e) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - f) A proper routine and preventive maintenance procedure for DG set should be set and followed in consulfation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - g) D.G. Set shall be operated only in case of power failure.
 - The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
 - i) The applicant shall comply with the notification of MoEF dated 17.05.2002 regarding noted limit for generator sets run with diesel.
- 6) Solid Wage The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rules, 2016 & E-Waste (M) Rules, 2016.
- 7) Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8) The treated sewage shall be disinfected using suitable disinfection method.
- 9) The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st merch in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 10) The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

M/a Tulsiani Sumer Associates.: SRO Mumbai II/I/O/L:66199865

Page 6 or F6

MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437

Fax: 24023516

Website: http://mpcb.gov.in Email: cac-cell@mpcb.gov.in



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

Date: 14/11/2022

Infrastructure/RED/L.S.I

No:- Format1.0/CC/UAN No.0000131458/CE/2211001000

To,

M/s.TULSIANI SUMER ASSOCIATES SAHAR PLAZA, 179A TO 179F & 179H, Vilage Mulgaon, And CTS Nos. 230A,230B,230C,&238B, Andheri Kurla Road of Village Kondivata, M.V.Road, Andheri (E),Mumbai.



Sub: Revalidation of Consent to Establish with Expansion for Commercial Building Construction Project.

Ref:

- 1. Application Submitted by SRO-Mumbai-II
- 2. Minutes of 3rd CC meeting dtd-24.05.2022.
- 3. SCN for Refusal of Consent dtd-08.06.2022.
- 4. Minutes of 12th CC Meeting dtd- 01.08.2022.

Your application NO. MPCB-CONSENT-0000131458

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

- Commissioning of the project or upto10.12.2026 whichever is earlier
- 2. The capital investment of the project is Rs.190.77 Cr. (As per undertaking submitted by pp).
- 3. The Consent to Establish (Re-validation with Expansion) is valid for Commercial Building Construction Project named as M/s.TULSIANI SUMER ASSOCIATES SAHAR PLAZA, 179A TO 179F & 179H, Vilage Mulgaon, And CTS Nos. 230A,230B,230C,&238B, Andheri Kurla Road of Village Kondivata, M.V.Road, Andheri (E),Mumbai on Total Plot Area of 49464.30 Sq.Mtrs for construction BUA of 105188.39 Sq.Mtrs. including utilities and services.

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environmental Clearance issued dtd-10.12.2014	49464.30	120580.82
	Consent to Establish (Revalidation)dtd-03.02.2017	49464.30	80580.82
3	Renewal of 1st Part Operate with 2nd CtoO dtd. 26.03.2019	49464.30	79000.00

4. Conditions under Water (P&CP), 1974 Act for discharge of effluent:

Sr No	Description	Permitted (in CMD)	Standards to	Disposal
1.	Trade effluent	Nil	NA	NA

Sr No	Description	Permitted	Standards to	Disposal
	Domestic effluent	359	·	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG Set- 50 KVA	1	As per Schedule -II
S-2	DG Set- 380 KVA	1	As per Schedule -II
S-3	D.G.Set-500 KVA	1	As per Schedule -II

6. Conditions under Solid Waste Rules, 2016:

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	DRY GARBAGE	1384 Kg/Day	Segregation	Sale to authorized Vendor
2	WET GARBAGE	253 Kg/Day	OWC	use as manure
3	STP SLUDGE	40 Kg/Day	drying	use as manure

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

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
1	5.1 Used or spent oil	100	Ltr/A	Collection	sale to authorized reprocessor

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

- 17. The Project Proponent shall obtain Re-Validation of Environmental Clearance as per applied Built up area and till than not exceed the construction build up area mentioned in earlier issued consent to establish dtd-03.02.2017 & E.C. area issued dtd-10.12.2021.
- 18. PP shall submit an affidavit in Board's prescribed format within 15 days regarding the compliance of C to E & EC conditions.
- This consent is issued as per communication letter dated 03/11/2022 which is approved by competent authority of the board.







Signed by: Dr. Y.B.Sontakke
Joint Director (WPC)
For and on behalf of
Maharashtra Pollution Control Board
jdwaters impedigovan
2022-11-14 L48: 36 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	381540.00	MPCB-DR-10296	09/02/2022	RTGS
2	318821.00	MPCB-JVS_DR-050922004	26/09/2022	RTGS

Paid Penal fees of Rs.318821.00 towards not obtaining re-validation within time.

Copy to:

- 1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai II
- They are directed to ensure the compliance of the consent conditions.
- They are directed to extend the B.G. of Rs.10.0 Lakhs towards compliance of consent condition & E.C. Condition.
- 2. Chief Accounts Officer, MPCB.Sion, Mumbai

SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- A] As per your application, you have proposed to provide MBBR Technology based Sewage Treatment Plants (STPs) of combined capacity 510 CMD for treatment of domestic effluent of 359 CMD.
 - B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

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

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

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	410.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

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

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

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

Stack No.	Source	APC System provided/pro posed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG Set-50 KVA	Acoustic Enclosure	5.00	DIESEL/HSD 15 Ltr/Hr	1	SO2	7.2 Kg/Day
S-2	DG set-380 KVA	Acoustic Enclosure	5.00	DIESEL/ HSD 90 Ltr/Hr	1	SO2	43.2 Kg/Day
S-3	DG-Set of 500 KVA	Acoustic Enclosure	5.00	HSD /DIESEL 90 Ltr/Hr	1	SO2	43.2 Kg/Day

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

Total Particular matter	Not to exceed	150 mg/Nm3
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacemenalteration well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) Conditions for utilities like Kitchen, Eating Places, Canteens:
 - a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
 - b) The toilet shall be provided with exhaust system connected to chimney through ducting.
 - c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
 - d) The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III Details of Bank Guarantees:

r. o.	Consent(C2E/C2 O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Renewal of Consent	10 Lakhs	Extend the existing	Towards compliance of consent condition	Commissioning of the project or upto10.12.2026 whichever is earlier	Commissioning of the project or upto10.12.2026 whichever is earlier

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

BG Forfeiture History

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

BG Return details

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

SCHEDULE-IV

Conditions during construction phase

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

General Conditions:

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

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

This certificate is digitally & electronically signed.

बृहन्मुंबई महानगरपालिका

आरोग्य पत्रिका

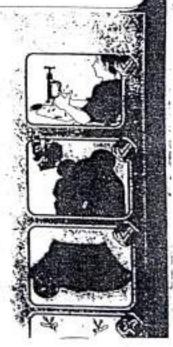




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आरोज्य विषयक इतर सूचना

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- पायावर वळाम झाल्यास साचलेल्या पाण्यातून ये- ना करणे टाळावे, लेप्टोपासून स्वतःला वाचवावे.
- तंबाखु, धुस्रपान च महापान टाळावे.
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- डॉक्टरांनी दिलेला औषघाचा डोस वेळेवर व पूर्ण घ्यावा.



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बृहन्मुंबई महानगरपालिका

आरोग्य पत्रिका

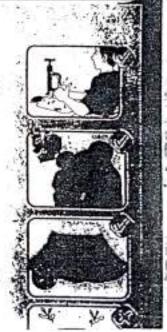




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आरोज्य विषयक इतर सूचना

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बृहर्न्सुंबई महानगरपालिका

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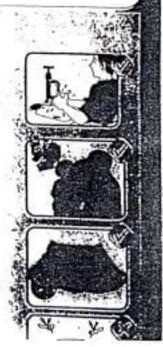




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आरोज्य विषयक इतर सूचना

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बृहन्मुंबई महानगरपालिका

आरोग्य पत्रिका



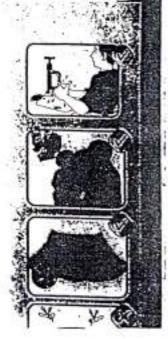




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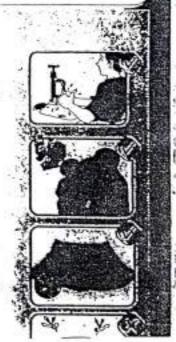
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आरोज्य विषयक इतर सूचना

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- रस्त्यावर विकण्यास ठेवलेले उघडयावरचे अन्नपदार्थ व कापलेली फळे खाऊ नये.
- उघड्या जरामांवर पट्टी बांधावी.
- पायावर जखन झाल्यास साचलेल्या पाण्यातून चे- ना करणे टाळावे, लेप्टोपासून स्वतःला वाचवावे.
- तंबाखु, धुम्रपान च मद्यपान टाळावे.
- स्निडक्यांना १.५ मिमी पेक्षा लहान आकाराच्या जाळया लावाव्यात
- रोज झोपतानां माणसांचा व डासांचा संपर्क टाळण्यायाठी मच्छरदाण्यांचा वापर करावा
- केवळ डॉक्टरी सल्ल्याने औषधोपचार करावा. स्वमंनीने औषधोपचार करु नथे.
- डॉक्टरांनी दिलेला औषघाचा होस वेळेवर व पूर्ण घ्यावा.



महिना	तपासणी दिनांक	निदान व अभिप्राय	आरोग्य कर्मचारी / वैद्यकिय अधिकारी सही	शेरा
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हाँ. हि. बी. चौधरी बी.ए.एम.एस. (मुंबई) रजि. नं. आय. ६९७०९-ए

MUNICIPAL CORPORATION OF GREATER MUMBAI SOLID WASTE MANAGEMENT (W.S.)

Office of the Dy.H.S.(S.W.M.) Z-III, MCGM Building, 2nd Floor,321 TPS 2, Nehru Road, Vile Parle (E), Mumbai - 400 057

VALID UPTO 24.08.2015

To, M/s Tulsiani-Sumer Associates, 1103/4 Tulsiani Chambers, 212 Nariman Point, Mumbai-400021

EX. ENG/SWM/ 491 /2-11

- Sub: Handling & transportation of waste generated under "Debris Management Plan" for proposed Club house & Swimming Pool on sub-plot A on plot bearing CTS. No. 179-A to 179-H of village Mulgaon, CTS no. 230-A to 230-D, 238-B, 243-A & 243-A/1 of village Kondivita at M.V. Road, Andheri (E) Mumbai
- Ref: 1) Your application received From A.E. (SWM) K/E u/no. A.E/K/E/6449/SWM Dt.21.08.2015
 - 2) Work order-CIDCO/EE (AP-R/R-II) 2015/34 Dt. 03.02.15
 - 3) CIDCO/CE (NMIA)/2015/ACE (11)84 Dt.05.01.2015
 - 4) CIDCO/EE (AP-R/R-II)/2015/83 Dt. 31.03.2015
 - Letter from P.D. Earthmovers to M/s. Mishra Transport Services Dt.09.04.2015
 - Letter from M/s. Mishra Transport Service to M/s. Tulsiani-Sumer Associates
 - IOD u/no. CE/9152/WS/AK Dt. 10.08.2011 and further amended IOD u/no CHE/9152/WS/AK Dt.16.02.2015
 - Excavation permission u/no. AC/DESK-IV/MNL/SR-251/2015-16 Dt.23.07.2015

Gentlemen,

With reference to your application along with papers submitted, you are allowed to transport debris from designated point of generation to designated point of disposal as stated in "Debris Management Plan" submitted by you. This is only transportation approval & does not amount to permission to dispose off debris at designated or any other site. As per papers submitted and after the site inspection of by A.E.(SWM) K/E and his NOC it is observed that as per the letter, you have proposed to handle & transport approximately 200 brass of excavation earth to be unloaded at Development of land for Rehabilitation and Resettlement of Airport Project Affected villages in Sector 24 of Vahal, Ulwe Node, Navi Mumbai for Debris clearance certificate under the "Construction Demolition Waste (Management & Disposal) Rules 2006", for the subject plot. You are requested to abide the rules and regulations as below:-

Environmental Conditions:-

- You are allowed to transport approx. 200 brass of excavation earth to be unloaded at Development of land for Rehabilitation and Resettlement of Airport Project Affected villages in Sector 24 of Vahal, Ulwe Node, Navi Mumbai through transport contractor M/s. Lokesh Transport
- 2. You will ensure that, debris / construction waste generated is stored in proper container till its utilizations. Under any circumstances the debris / construction waste generated is not

- The vehicles specified shall not create any nuisance i.e. spilling slurry / waste on road 7. while transportation. The body, wheels, chassis etc, shall therefore be washed and cleaned thoroughly to avoid spreading of waste on road. 8.
- The vehicles deployed shall abide by the vehicle registration numbers given to this office and see that they confirm to R.T.O. Rules & Regulations and Pollution Control Norms and be properly covered with tarpaulin or any other suitable material firmly on the vehicle to avoid any escape and fall of waste on road. 9.
- Each of the vehicle deployed under this approval shall carry the copy of approval while transportation of waste.
- The challan used for transportation and unloading shall clearly specify all the details including loading and disposal site.
- You will ensure that barricading and enclosure are provided at construction site to avoid escape of fugitive dust into the atmosphere, as well as its deposits to spread on street /
- 12. You will ensure that precautionary measures are taken to avoid any disaster due to excavation of earth to the neighboring structures / compound walls / roads / S.W.D. etc. and excavation work will strictly be carried out under the supervision and responsibility of
- 13. While carrying out the work, if any damaged occurred to the neighboring structure / compound wall / road / S.W.D. etc. or during dumping / disposal of excavated earth, chokes flooding situation to nearby area / house, then developer / owner / builder will be held responsible and they have to carry out repairs of damaged structure / compound wall / Roads / S.W.D. etc. free of cost.
- 14. You will ensure that the necessary permission from the Collector for excavation purpose Building Proposal
- modification/alteration/ demolition if any be obtained before actual starting of the work and copy of the same be produced to this office for perusal & for which a separate C & D permission is to be obtained by the concerned.
- 15. The NOC / Permission required for Central / State or any Government authority shall be complied with before execution of the work.
- 16. The letter is granted presuming that the papers submitted by the applicants / POA / Occupant / Owners are genuine & for any dispute arising out of documents submitted by applicant, POA / Occupant / Owner will be held responsible.
- 17. This letter is not valid for the areas covered with mangroves contravention of this clause will be attract prosecution under the Environment Protection Act & other relevant act.
- 18. Violation of any condition stated above will attract the action as per the C. & D. Rules.
- The approval granted here to does not absolve the approval required from the other
- The transportation of excavation earth /construction waste shall be done in day time only.
- 21 The M.C.G.M. reserves the right to revoke the same permission if conditions of environment is not followed or in any such unavoidable circumstances without giving any notice or

MH-04 EB-7891	MH-04 EB-7909	T NOTE OF THE	
MH-04 EY-6424	MH-04 EY-6433	MH-04 EY-2707	MH-04 EY-2797
MH-04 FD-16	MILLOACE CO.	MH-04 EY-7099	MH-04 EY-7189
MH-04 GC-9781	MH-04 GC-9754	MH-04 FD-250	MH-04 EL-8647
	30 7/34		



Sumer Corporation Builders & Developers

SC/2013.

Dt. 23.10.2013.

To
M/s. Tulsiani Sumer Associates,
Sahar Plaza Complex, Next to Kohinoor hotel,
JB Nagar, Sir M. V. Road,
Andheri (east),
MUMBAI – 400059.

Reg.: Usage of Excavated Earth for site filling and leveling of our SRA project at Chandivali.

Ref.: Excavation of Land for Basement for "Windfall Building" near Kohinoor Hotel at Ahdheri Kurla Road, Andheri (E), Mumbai.

Dear Sir,

This is in refrence to the Earth Excavation activity for construction of basement at the above referred site.

We would state that the Excavated Earth (Construction waste) generated at the project Sahar Plaza "Windfall Building" has been used in filling and leveling of our site at property bearing CTS No.11A(pt.), 16, 19, 20(pt), 11D(pt), 50A(pt), 25(pt) of Village Chandivali Taluka-Kurla.

Due to topography of our plot we had required the excavated earth for filling and leveling some of the portions of our property for its proper usage.

The activity of Earth Excavation was carried out from 2006 onwards and the same was used far filling and leveling at our above referred site. Appx 300 Truck loads would have been used in the same.

Thanking you,

Yours faithfully,

For SUMER CORPORATION,

PARTNER.

w/n/l/sc-2013



Sumer Earth Movers Pvt. Ltd. • INFRASTRUCTURE DEVELOPERS & SERVICES •)

To,

Date: - 22/02/2006

Tulsiani Sumer Associates, 1103/4, Tulsiani Chambers, 21 Nariman Point, Mumbai-400021

<u>Sub:-</u> Shifting of Surplus soil from Excavation at Sahar Plaza, Andheri (E), Mumbai to our Slum Redevelopment Project at Chandivali, Mumbai

Dear Sir,

As explained to you earlier we want to put on record that whatsoever Surplus soil will be available during Excavation of soil at Sahar Plaza, Andheri (E), Mumbai will be shifted by us to our Slum Redevelopment Project at Chandivali, Mumbai (being developed by our sister concern M/s Sumer Corporation) and will be used for filling purpose.

This is for your information & record please.

For Sumer Earthmovers,

(Rahul R. Shah)

MUNICIPAL CORPORATION OF GREATER MUMBA named and the body in heels chasts and by his body of the model in a concentration of the characters o sycanomy of waste, mud on road. The concrete pate Fall State of the collection of the control of the collection of t Office of Ex. Eng(ENV) Z-III Santacruz Municipal Garage, been no steam to Hat & square one b.S.V. Road, Santacruz(W) Each of the vehicles depoyed under this approval shall carry the copy of the approval while example adition of waster The chaitan used for transportation and unlanding shall sleady specify all it. details metro Tr Architect & Interior Designer Sir Bhalchandra road, Hindu Colony, & guilbuild to brossa 100000 quad liade taisailique afti 11 Afrecion Canificate Issued by the concerned. Dadar, Mumbai - 400 014 no besubout ad Itada amas am time atis lacoquib bus steps no decello. 12. The surrounding & vicinity of loading 2 disposal site shall be maintained dean. Sub: Debris NOC on proposed development on CTS No. 243A, 243A/1, the bounder surrant 230A to D. 238/D of village Kondvita at Andheri(E) for Building No.3 Chakala, Andheri Ghatkopar Road, Andheri (E), Mumbai. 106: 110/16 illed words with (Reft: #11) "Your letter u/no.916 dated 10/9/07 and not bite viou non-simply will the The P. (2) CE/1199/LOKEN COMPANY of the Engineering Fig. 1. Traber 1 2. 3) CE/8644/AK. adi tarma Ilia avoda basak emolibrat (m. in maistoi) 21 16. The apparent granted hereto does not absolve the approval equired four the affect degention.

With reference to application and documents submitted thereat, the site is visited and approval is hereby granted for handling, storage and disposal of waste generated under the "Construction Demolition waste (Management & Disposal) Rules – 2006", subject to the following conditions.

- 1. As per your above referred application quantity is 300 Cu.M which will be utilized within the same plot.
 - You will ensure that barricading & enclosure are provided at construction site to avoid escape
 of fugitive dust into atmosphere, as well as its deposits to spread on street/footpath/drains etc.
 - You will ensure that, debris / construction waste generated is stored in proper container till its transportation. Under any circumstances the debris / construction waste generated is not deposited on roads or footpath
 - You will adhere to the pollution norms the noise level for the activities to be performed &
 covered under this permission.
- You will transport the construction & demolition waste through the vehicles furnished by you only. Any change in the same shall be intimated & got approved before implementation.

- 6] Alle vehicles specified shall not create any nuisance, spillage of slurry (waste on road while transportation. The body, wheels chasis etc shall be washed and cleaned thoroughly to avoid spreading of waste / mud on road.
- 7. The vehicles deployed shall be covered with tarpaulin or any other suitable material firmly fixed on the vehicle to avoid any escape & fall of waste on road.
- 8. Each of the vehicles deployed under this approval shall carry the copy of the approval while transportation of waste.
- 9. The challan used for transportation and unloading shall clearly specify all the details including loading and disposal site. The record of the same shall be maintained and produced on demand
- 10. The unloading of waste shall be done only at the designated disposal site for which "No Objection Certificate" issued by the concerned. 173 20 A V. AFF Co-op Hsg. Sec. 14d.
- 11. The applicant shall keep proper record of handling & transportation of C & D waste of the collection spot and disposal site and the same shall be produced on demand. listentil/ rebut
- 12. The surrounding & vicinity of loading & disposal site shall be maintained clean.
- 13. The permission is granted presuming that the papers submitted by the applicant / POA / occupant owners are genuine & for any dispute arising out of documents submitted by applicant / POA / occupant owners will be held responsible / ... elected)
- 14. This permission not valid for the area covered with mangroves contravention of this clause will attract prosecution under the Environment Protection Act & other relevant act.
- 15. Violation of any conditions stated above will attract the action as per the C & D rules.
- 16. The approval granted hereto does not absolve the approval required from the other departments. Cantlanen,

thin reterence to application and documents submitted therear, the site is bished and appr marco'r will which between green to be again bone against guidened an Yours faithfully Complition of the Change mean & Disposal) Rules - 2006", subject to the Chowing conditions.

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as bions or subspiciouslesses to hobizong one squadens & guitasimal to be subside the out. I al logiciest dust non atmosphere, as well us its koposits to spread on street fragratic desires You will covere that delives construction waste generated is stored in project constant; prospertation Under an circumstances the debris "equantition waste generated to deglorit in also me ballacque

You will adher to the pollution norms the noise level for the activities unterperformed & cerared under this permission.

You will transport the consumption & demolition waste tigough the Chiefe, tentished b and security of the same shall be unimented & you apply that the specific colliner school

कृषी विभाग. आरे दुग्ध वसाहत दि. ७६/०९)१०७६

सं.क्र.आदुव/मुकाअ/कृषी विभाग/ वृक्ष लागवड/२०१६/ व्यूष्टि ४५५

रिपाणी :-

विषय:- में.तुलसेनी सुमेर असोशिएट, यांनी आरे दृग्ध वसाहतीमध्ये नवीन ६०० वृक्षांची लागवड केल्याबाबत. संदर्भ:-आदुव/मुकाअ/शा.१(१)/ आरे जमीन/वृक्ष लागवड/२०१६/११७२ दि,२०/०५/२०१६

उपरोक्त विषयाच्या संदर्भीय पत्रास अनुसरुन सादर करण्यात येते की, मे,तुलसेनी सुमेर अस्मीत्राइट,प्लॉट नं.१४, जवाहर नगर, १ ला मजला, एस.की. रोड, गोरेगांव (प) मुंबई-६२ यांना कार्यालयामार्फत वरील संदर्भीय पत्रान्वये आरे दुग्ध बसाहतीच्या परिसरात पर्यावरणाचा समतोल राखण्याच्या दृष्टीकोनातुन तसेथ आरे वसाहतोमध्ये मोकळ्या आरे होणा-या अतिक्रमणाला प्रतिबंध धालण्याच्या दृष्टीने वसाहतोमधील युनिट नं.६ व युनिट नं.८ व्या परिसरात नसेच वसाहतीमधील इतर गटातील मोकळ्या असणाऱ्या जागंवर नवीन ५०७ वृक्षांची, लागवड करण्याकरिता विहित अटो व शर्तीवर परवानगी देण्यात आलेली होती. तसेच सदर आदेशातील अट क.१२ नुसार सदर वृक्षांच्या दहा टक्के जादा वृक्षांची शर्तीवर परवानगी देण्यात अलेली होती. तसेच सदर आदेशातील अट क.१२ नुसार सदर वृक्षांच्या दहा टक्के जादा वृक्षांची लागवड करणे बंधनकारक होते. त्यानुसार मे,तुलसेनी सुमेर अस्मीशिएट, यांनी वसाहतीमध्ये साधारणपणे ६०० नवांन वृक्षांची लागवड केलेली आहे. सदर लागवड केलेल्या वृक्षांपैकी नेमके किती वृक्ष लागून निधाले (जगले) यांची परिगणना पावसाळयानंतर करणे योग्य राहिल.

सहायक कृषी अधिकारी (व) आरे आरे दग्ध बसाहत

प्रीतः म.तुलसेनी सुमेर असोशिएट. प्लॉट नं.१४, जबाहर नगर, १ ला मजला. एस.व्ही. रोड, गोरेगांव (प) मुंबई-६२

> प्रत माहितीकरिता सविनय सादरः-मा.मुख्य कार्यकारी अधिकारी. आरे दुग्ध वसाहत

MUNICIPAL CORPORATION OF GREATER MUMBAI DYSC/225/7A/LD 44-21. 2.2016

Office of Dy.S.G.Z III
Amenity Building, CTS

995 B, Cardinal Gracious
Road, Chakala, Andheri
(E),Mumbai

To, Tulsiani Sumer Associates, I 103/4 Tulsiani Chamber, 212, Nariman Point, Mumbai – 400 021

Sub: Transplanting of trees from land bearing C.T.S. No 179/A of Village Mulgaon, CTS No. 243A, 243A/1, 230A, 230B, 230C, 230D,and 238B of Village Kondivita known as Sahar Plaza at M.V. Road, (Andheri Kurla Road), Andheri (East).

Ref. Your letter dated 14/03/2016

With reference to above mentioned subject it is to inform you that, as mentioned in your above cited letter the alternate site for plantatation of trees as per Tree Authority norms must be identified by yourself, this office is unable to give permission to plant the trees on land in possession with this department in K/E ward as there is no sufficient space for the same. You may approach other agencies / private premise owners for the same and intimate this office accordingly.

Dy. S.G. Z (III)



Environmental Consultancy & Laboratory

Lab. Gazetted by MoEF&CC-Govt. of India Lab. Accredited by NABL - ISO/IEC 17025:2017 [TC-5600, Valid until 03.08.2024 in the field of Testing]

QCI-NABET Accredited EIA Consulting Organization STP/ETP/WTP Project Management Consultants

ISO 9001: 2015 ISO 45001: 2018

Lab :Survey No. 93/A, Conformity Hissa No.2 G.V.Brothers Bidg., Bata Compound, Khopat, Near Flower Valley, Thane (West) - 400 601, Maharashtra, India. Tele: +91 22 2547 49 07 / +91 22 2547 62 17 Email: lab@ultratech.in Visit us at: www.ultratech.in

TEST REPORT

ISSUED TO: M/s. TULSIANI-SUMER ASSOCIATES.

For Your Site: "Sahar Plaza Complex"

Sir M.V. Road, Next to Kohinoor Continental Hotel,

Andheri (East), Mumbai - 400059

REPORT NO.

: UT/ELS/REPORT/C-001/05-2023

ISSUE DATE

AMBIENT AIR QUALITY MONITORING

: 04/05/2023 YOUR REF.

: Sahar Plaza/MoEF & CC/01/2023

(05 Meter Off towards North Direction)

Co-ordinates: N-19°06'48.52", E-72°52'10.48"

Backside of windfall Building

REF. DATE

: 03/05/2023

SAMPLE PARTICULARS

C-39/11-2022

UT/LQMS/SOP/AA01A

19/11/2022

Sample Registration Date Date of Sampling 18/11/2022

Time of Sampling Analysis Starting Date

Sample Lab Code

Analysis Completion Date

Ambient Air Temperature

Sampling Procedure

Sampling Plan Ref. No.:

09:30 Hrs. to 17:30 Hrs. 19/11/2022

22/11/2022 UT/ELS/C-284/11-2022

25.1°C to 32.4°C

Collected By

Height of Sampler

Location Code

Sample Location

ULTRA-TECH 1.0 Meter 08 Hours

INDIA PIN-400 601

OWSULTANO

Sampling Duration Relative Humidity

52.0 % to 63.0 %

Sr. No.	Test Parameter	Test Method	Test Result	Unit
1,	Sulphur Dioxide (SO ₂)	IS 5182 (Part 02) : 2001	11	μg/m³
2.	Oxides of Nitrogen (NOs)	IS 5182 (Part 06) : 2006	22	μg/m³
3.	Particulate Matter (PM ₁₀)	EPA/625/R-96/010a Method IO-2.1	74	µg/m³
4.	Particulate Matter (PM _{2.5})	IS 5182 (Part 24) : 2019	24	µg/m³
5.	Carbon Monoxide (CO) †	IS 5182 (Part 10): 1999	1.2	mg/m ²

t: Sampling Period 1 Hr.

Remark/ Conformity:

Statement

The parameters tested above are found to be within 24 hourly TWA of National Ambient Air Quality Monitoring Standard (NAAOMS), Part III-Section IV. NAAOMS is provided as Annexure-I for your reference (Turnover to find Annexure)

Sampling	Instrument Used	Make & Model	Calibration Status
Equipment	Respirable Dust Sampler	Make - Politech; Model - PEM-RDS 8NL; Sr. No .3213	Valid up to - 05/01/2023
Details	Fine Dust Sampler	Make - Netel ,Model - NPM FDS2.5/10μ (A); Sr. No. 222	Valid up to - 27/09/2023

Note

- Samples were collected by following laboratory's SOP (UT/LQMS/SOP/AA01A) based on CPCB Guidelines National Ambient Air Quality Monitoring Series: NAAQM5/2003-04 and respective test methods.
- This test report refers only to the sample tested.
- Monitoring area coming under Residential areas and observed values are relevant to sample collected only.
- This text report may not be reproduced in part, without the permission of this laboratory.
- Any correction invalidates this test report.
- Weather was Sunny during sampling period

- END OF REPORT -

For ULTRA-TECH.

Meghan Patil Authorized Signatory)

Page 1 of 1

ANNEXURE-I

NATIONAL AMBIENT AIR QUALITY STANDARDS, PART III-SECTION IV The Gazette of India with Effect from Wednesday, November 18, 2009/KARTIKA 27, 1931

		Time	National Ambient A	ir Quality Standards
Sr. No.	Pollutants	Weighted Average	Industrial, Residential, Rural and Other Area	Ecological Sensitive Area (Notified by Central Government)
01.	Sulphur Dioxide (SO ₂), µg/m ²	Annual* 24 Hours**	50 80	20 80
02.	Oxides of Nitrogen (NO ₁), µg/m ¹	Annual* 24 Hours**	40 80	30 80
03	Particulate Matter (PM ₁₀), µg/m ³	Annual* 24 Hours**	60 100	60 100
04.	Particulate Matter (PM ₂₅), µg/m ³	Annual* 24 Hours**	40 60	40 60
05.	Carbon Monoxide (CO), mg/m ³	08 Hours* 01 Hours**	02 04	02 04

^{*} Annual arithmetic mean of minimum 104 measurements in a year at a particular site taken twice a week 24 hourly at uniform intervals.

NOTE: Whenever and wherever monitoring results on two consecutive days of monitoring exceed the limits specified above for the respective category, it shall be considered adequate reason to institute regular or continuous monitoring and further

^{** 24} hourly or 8 hourly or 1 hourly monitored values, as applicable, shall be complied with 98% of the time in a year. 2% of the time, they may exceed the limits but not on two consecutive days of monitoring.



Environmental Consultancy & Laboratory

Lab Gazetted by MoEF&CC-Govt. of India Lab. Accredited by NABL - ISO/IEC 17025:2017 [TC-5600, Valid until 03.08.2024 in the field of Testing] QCI-NABET Accredited EIA Consulting Organization STP/ETP/WTP Project Management Consultants

ISO 9001: 2015 ISO 45001: 2018

Lab : Survey No. 93/A, Conformity Hissa No.2 G.V.Brothers Bidg., Bata Compound, Khopat, Near Flower Valley, Thane (West) - 400 501, Maharashtra, India. Tele: +91 22 2547 49 07 / +91 22 2547 62 17 Email: lab@ultratech.in Visit us at: www.ultratech.in

TEST REPORT

ISSUED TO: M/s. TULSIANI-SUMER ASSOCIATES.

For Your Site: "Sahar Plaza Complex"

Sir M.V. Road, Next to Kohinoor Continental Hotel.

Andheri (East), Mumbai - 400059

REPORT NO.

: UT/ELS/REPORT/C-002/05-2023

ISSUE DATE

: 04/05/2023

YOUR REF.

AMBIENT AIR QUALITY MONITORING

. 0.7

: Sahar Plaza/MoEF & CC/01/2023

(06 Meter Off towards South Direction)

Co-ordinates: N-19*06*47.24*, E-72*52*06.35*

REF. DATE

: 03/05/2023

Near Site Office

SAMPLE PARTICULARS

Sampling Plan Ref. No.:

Sample Registration Date

Ambient Air Temperature

Sampling Procedure

C-39/11-2022

UT/LQMS/SOP/AA01A

: 19/11/2022

: 18/11/2022 to 19/11/2022 : 18:00 Hrs. to 02:00 Hrs.

Time of Sampling Analysis Starting Date

Date of Sampling

Sample Lab Code

Analysis Completion Date

19/11/2022 22/11/2022

UT/ELS/C-285/11-2022 24.8°C to 30.5°C

Collected By

Location Code

Sample Location

Height of Sampler Sampling Duration :

1.0 Meter 08 Hours

: ULTRA-TECH

Relative Humidity: 51.0 % to 63.0 %

Sr. No.	Test Parameter	Test Method	Test Result	Unit
1.	Sulphur Dioxide (SO ₂)	IS 5182 (Part 02) ; 2001	14	μg/m³
2.	Oxides of Nitrogen (NOs)	IS 5182 (Part 06): 2006	23	μg/m²
3.	Particulate Matter (PM ₁₀)	EPA/625/R-96/010a Method IO-2.1	77	μg/m³
4.	Particulate Matter (PM ₂₅)	IS 5182 (Part 24): 2019	26	μg/m²
5.	Carbon Monoxide (CO) †	IS 5182 (Part 10): 1999	1.4	mg/m ¹

t: Sampling Period 1 Hr.

Opinions / Interpretations:

The parameters tested above are found to be within 24 hourly TWA of National Ambient Air Quality Monitoring Standard (NAAOMS), Part III-Section IV. NAAOMS is provided as Annexure-I for your reference (Turnover to find Annexure)

Sampling	Instrument Used	Make & Model	Calibration Status
Equipment	Respirable Dust Sampler	Make - Politech: Model - PEM-RDS 8NL; Sr. No. 3213	Valid up to - 05/01/2023
Details	Fine Dust Sampler	Make - Netel , Model - NPM FDS2.5/10µ (A); Sr. No. 222	Valid up to - 27/09/2023

Notes

Samples were collected by following laboratory's SOP (UT/LQMS/SOP/AAD1A) based on CPCB Guidelines - National Ambient Air Quality Monitoring Series: NAAQMS/2003-04 and respective test methods.

This test report refers only to the sample tested.

Monitoring area coming under Residential areas and observed values are relevant to sample collected only.

This test report may not be reproduced in part, without the permission of this laboratory.

Any correction invalidates this test report.

Weather was clear during sampling period.

- END OF REPORT -

For ULTRA -TECH, THANKE (VI)

INDIA.

CONSULTAN

Meghan Patil (Anthorized Signatory)

Page 1 of 1

ANNEXURE-I

NATIONAL AMBIENT AIR QUALITY STANDARDS, PART III-SECTION IV The Gazette of India with Effect from Wednesday, November 18, 2009/KARTIKA 27, 1931

		Time	National Ambient A	ir Quality Standards
Sr. No.	Pollutants	Weighted Average	Industrial, Residential, Rural and Other Area	Ecological Sensitive Area (Notified by Central Government)
.10	Sulphur Dioxide (SO ₂), µg/m ³	Annual* 24 Hours**	50 80	20 80
02,	Oxides of Nitrogen (NO ₅), µg/m ²	Annual* 24 Hours**	40 80	30 80
03	Particulate Matter (PM ₁₀), µg/m ³	Annual* 24 Hours**	60 100	60 100
04.	Particulate Matter (PM _{2.5}), µg/m ⁶	Annual* 24 Hours**	40 60	40 60
05.	Carbon Monoxide (CO), mg/m ³	08 Hours* 01 Hours**	02 04	02 04

^{*} Annual arithmetic mean of minimum 104 measurements in a year at a particular site taken twice a week 24 hourly at uniform intervals.

NOTE: Whenever and wherever monitoring results on two consecutive days of monitoring exceed the limits specified above for the respective category, it shall be considered adequate reason to institute regular or continuous monitoring and further

^{** 24} hourly or 8 hourly or 1 hourly monitored values, as applicable, shall be complied with 98% of the time in a year. 2% of the time, they may exceed the limits but not on two consecutive days of monitoring.



Environmental Consultancy & Laboratory

Lab. Gazetted by MoEF&CC-Govt. of India
Lab. Accredited by NABL - ISO/IEC 17025:2017 [TC-5600, Valid until 03.08.2024 in the field of Testing]
QCI-NABET Accredited EIA Consulting Organization
STP/ETP/WTP Project Management Consultants

ISO 9001 : 2015 ISO 45001 : 2018

Lab :Survey No. 93/A, Conformity Hissa No.2 G.V.Brothers Bidg., Bata Compound, Khopat, Near Flower Valley, Thane (West) - 400 601, Maharashtra, India. Tele: +91 22 2547 49 07 / +91 22 2547 62 17 Email: lab@ultratech.in Visit us at: www.ultratech.in

TEST REPORT

ISSUED TO: M/s. TULSIANI-SUMER ASSOCIATES.

For Your Site: "Sahar Plaza Complex"

Sir M.V. Road, Next to Kohinoor Continental Hotel,

Andheri (East), Mumbai – 400059

REPORT NO.

REF. DATE

: UT/ELS/REPORT/C-003/05-2023

ISSUE DATE : 04/05/2023 YOUR REF. : Sahar Plaza/

: Sahar Plaza/MoEF & CC/01/2023

: 03/05/2023

SAMPLE PARTICULARS :

Sampling Plan Ref. No.: Sampling Procedure : C-39/11-2022

UT/LQMS/SOP/AA01A

Sample Registration Date : 19/11/2022 Date of Sampling : 19/11/2022

Time of Sampling

Analysis Starting Date : Analysis Completion Date :

Analysis Completion Date Sample Lab Code Ambient Air Temperature 19/11/2022 22/11/2022

: UT/ELS/C-286/11-2022 : 24.7°C to 31.0°C

02:30 Hrs. to 10:30 Hrs.

AMBIENT AIR QUALITY MONITORING Location Code : 03

Sample Location : Near Main Gate

(15 meters off towards North Direction)

Co-ordinates: N-19°06'44.55", E-72°52'07.32"

Collected By : ULTRA-TECH Height of Sampler : 1.0 Meter Sampling Duration : 08 Hours

Relative Humidity: 52.0% to 62.0 %

Sr. No.	Test Parameter	Test Method	Test Result	Unit
1.	Sulphur Dioxide (SO ₂)	IS 5182 (Part 02) : 2001	15	μg/m³
2.	Oxides of Nitrogen (NOx)	IS 5182 (Part 06) : 2006	25	μg/m³
3.	Particulate Matter (PM ₁₀)	EPA/625/R-96/010a Method IO-2.1	80	μg/m³
4.	Particulate Matter (PM _{2.5})	IS 5182 (Part 24) : 2019	30	μg/m³
5.	Carbon Monoxide (CO) †	IS 5182 (Part 10): 1999	1.2	mg/m³

† Sampling Period 1 Hr.

Opinions / Interpretations:

The parameters tested above are found to be within 24 hourly TWA of National Ambient Air Quality Monitoring Standard (NAAQMS), Part III- Section IV. NAAQMS is provided as Annexure-I for your reference.(Turnover to find Annexure)

Sampling	Instrument Used	Make & Model	Calibration Status
Equipment	Respirable Dust Sampler	Make - Politech; Model - PEM-RDS 8NL; Sr. No. 3213	Valid up to - 05/01/2023
Details	Fine Dust Sampler	Make - Netel , Model - NPM FDS2.5/10μ (A); Sr. No. 222	Valid up to - 27/09/2023

Note:

 Samples were collected by following laboratory's SOP (UT/LQNS/SOP/AA01A) based on CPCB Guidelines - National Ambient Air Quality Monitoring Series: MAAQMS/2003-04 and respective test methods.

2. This test report refers only to the sample tested.

3. Monitoring area coming under Residential areas and observed values are relevant to sample collected only.

This test report may not be reproduced in part, without the permission of this laboratory.

Any correction invalidates this test report.

Weather was Sunny & Clear during sampling period.

- END OF REPORT -

HANE (W) 2 INDIA B PRN 400 801 5

CONSULTAT

For ULTRA-TECH,

Meghan Patil uthorized Signatory)

Page 1 of 1

ANNEXURE-I

NATIONAL AMBIENT AIR QUALITY STANDARDS, PART III-SECTION IV The Gazette of India with Effect from Wednesday, November 18, 2009/KARTIKA 27, 1931

	A Company of the	Time	National Ambient A	ir Quality Standards
Sr. No.	Pollutants	Weighted Average	Industrial, Residential, Rural and Other Area	Ecological Sensitive Area (Notified by Central Government)
01.	5.1-1 Di14-150 3 -1-3	Annual*	50	20
0.1.	Sulphur Dioxide (SO ₂), µg/m ³	24 Hours**	80	80
0.7	Outdoor of Nissean (NO 3 to fee)	Annual*	40	30
02.	Oxides of Nitrogen (NO _x), µg/m ³	24 Hours**	80	80
03	Destinates Manage (OM.) - (-)	Annual*	60	60
0.5	Particulate Matter (PM ₁₀), µg/m ¹	24 Hours**	100	100
04.	Description Martin CDM 2 and 6-3	Annual*	40	40
94	Particulate Matter (PM _{2.5}), µg/m ³	24 Hours**	60	60
05.	Carbon Monoxide (CO), mg/m ³	08 Hours*	02	02
05.	caroon sonoxide (co), mg/m-	01 Hours**	04	04

^{*} Annual arithmetic mean of minimum 104 measurements in a year at a particular site taken twice a week 24 hourly at uniform intervals.

NOTE: Whenever and wherever monitoring results on two consecutive days of monitoring exceed the limits specified above for the respective category, it shall be considered adequate reason to institute regular or continuous monitoring and further

^{** 24} hourly or 8 hourly or 1 hourly monitored values, as applicable, shall be complied with 98% of the time in a year. 2% of the time, they may exceed the limits but not on two consecutive days of monitoring.



Environmental Consultancy & Laboratory

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Lab. Accredited by NABL - ISO/IEC 17025:2017 [TC-5600, Valid until 03:06:2024 in the field of Testing]
QCI-NABET Accredited EIA Consulting Organization
STP/ETP/WTP Project Management Consultants

ISO 9001: 2015 ISO 45001: 2018

Lab ; Survey No. 93/A, Conformity Hissa No.2 G.V. Brothers Bidg., Bata Compound, Khopat, Near Flower Valley, Thane (West) - 400 601, Maharashtra, India. Tele: +91 22 2547 49 07 / +91 22 2547 62 17 Email: lab@ultratech.in Visit us at: www.ultratech.in

TEST REPORT

ISSUED TO: M/s. TULSIANI-SUMER ASSOCIATES.

For Your Site: "Sahar Plaza Complex"

Sir M.V. Road, Next to Kohinoor Continental Hotel,

Andheri (East), Mumbai - 400059

REPORT NO.

: UT/ELS/REPORT/C-004/05-2023

ISSUE DATE

NOISE LEVEL QUALITY MONITORING

: 04/05/2023

YOUR REF.

: Sahar Plaza/MoEF & CC/01/2023

REF. DATE

: 03/05/2023

SAMPLE PARTICULARS

SAMPLE PARTICULARS

C-39/11-2022

Sample Lab Code

: UT/ELS/C-287/11-2022

Sampling Plan Ref. No. Date of Monitoring

18/11/2022 to 19/11/2022

Survey Done By

ULTRA-TECH

Sr.	Location		Noise Level Reading in dB(A)		
No.	Encarion	Time (Hrs)	Day dB(A)	Time (Hrs)	Night dB(A)
01.	Near Main Gate	12:00 to 12:05	54.4	00:00 to 00:05	44.4
02.	Backside Of Windfall Building	12:10 to 12:15	53.9	00:10 to 00:15	43.6
03.	Near Minta Building	12:20 to 12:25	52.2	00:20 to 00:25	42.5
04.	STP Plant Area	12:30 to 12:35	53.6	00:30 to 00:35	41.8
05.	Near Meadows Building	12:40 to 12:45	51.8	00:40 to 00:45	43.7
06.	Near Club House	12:50 to 12:55	53.5	00:50 to 00:55	42.8

Opinions / Interpretations:

The Noise Pollution (Regulation And Control) Rules, 2000: Is Provided as Annexure II for Your Reference.

[Turnover to find Annexure].

Note:

1. Monitoring area coming under Residential Area.

 Noise level monitored is an average for period as stated above, the permissible sound pressure level is to be determined with respect to the total time a workman is being exposed (continuously or a number of short term exposures per day) in Hrs.

Sampling Equipment	Instrument Used	Make & Model	Calibration Status
Details	Sound Level Meter	Make - Casella; Model - CEL-633C; Sr. no. 2382959	Valid up to - 10/12/2022

Note:

1. This test report refers only to the monitoring conducted.

2. This test report may not be reproduced in part, without the permission of this laboratory.

3. Any correction invalidates this test report.

END OF REPORT -

For ULTRA-TECH

THANE (N) UIDIA PSH-430 601

Meghan Patil

Authorized Signatory

Page 1 of 1

ANNEXURE-II

THE NOISE POLLUTION (REGULATION AND CONTROL) RULES, 2000

(The Principal Rules were published in the Gazette of India, vide S.O. 123(E), dated 14.2.2000 and subsequently amended vide S.O. 1046(E), dated 22.11.2000, S.O. 1088(E), dated 11.10.2002, S.O. 1569 (E), dated 19.09.2006 and S.O. 50 (E) dated 11.01.2010 under the Environment (Protection) Act, 1986.)

SCHEDULE

(See rule 3(1) and 4(1))

Ambient Air Quality Standards in respect of Noise

Area Code	Category of Area / Zone	Limits in dB(A) Leq		
		Day Time	Night Time	
A	Industrial Area	75	70	
В	Commercial Area	65	55	
C	Residential Area	55	45	
D	Silence Zone	50	40	

Note:

- 1. Day time shall mean from 6.00 a.m. to 10.00 p.m.
- 2. Night time shall mean from 10.00 p.m. to 6.00 a.m.
- Silence zone is an area comprising not less than 100 meters around hospitals, educational institutions, courts, religious places or any other area which is declared as such by the competent authority.
- 4. Mixed categories of areas may be declared as one of the four above mentioned categories by the competent authority.
- * dB(A) Leg denotes the time weighted average of the level of sound in decibels on scale A which is relatable to human hearing.
- A "decibel" is a unit in which noise is measured.
- "A", in dB(A) Leq, denotes the frequency weighting in the measurement of noise and corresponds to frequency response characteristics of the human ear.
- Leq: It is energy mean of the noise level over a specified period.

CONSTRUCTION ACTIVITIES

The maximum noise levels near the construction site should be limited to 75 dB(A) Leq(5 min.) in industrial areas and to 65 dB(A) Leq(5 min.) in other areas.

THE PERMISSIBLE LEVELS FOR NOISE EXPOSURE FOR WORK ZONE

(TheModel Rules Of The Factories Act, 1948)

Peak sound pressure level in dB	Permitted number of impulses or impact/day	
140	100	
135	315 1000	
130		
125	3160	
120	10000	

Notes

- 1. No exposure in excess of 140 dB peak sound pressure level is permitted.
- For any peak sound pressure level falling in between any figure and the next higher or lower figure as indicated in column 1, the permitted number of impulses or impacts per day is to be determined by extrapolation on a proportionate basis.

Total time exposure (continuous or a number of short term exposures per day) in Hrs	Sound Pressure Level in dB(A)	
8	90	
4	93	
2	96	
1	99	
1/2	102	
1/8	108	
1/16	111	
1/32 (2 minutes) or less	114	

Notes:

- 1. No exposure in excess of 115 dB(A) is to be permitted.
- For any period of exposure falling in between any figure and the next higher or lower figure as indicated in column 1,the permissible sound pressure level is to be determined by extrapolation on a proportionate basis



Environmental Consultancy & Laboratory

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ISO 9001 : 2015 ISO 45001: 2018

Lab :Survey No. 93/A, Conformity Hissa No.2 G.V.Brothers Bidg., Bata Compound, Khopat, Near Flower Valley, Thane (West) - 400 601, Maharashtra, India. Tele: +91 22 2547 49 07 / +91 22 2547 62 17 Email: lab@ultratech.in Visit us at: www.ultratech.in

TEST REPORT

ISSUED TO: M/s. TULSIANI-SUMER ASSOCIATES.

For Your Site: "Sahar Plaza Complex"

Sir M.V. Road, Next to Kohinoor Continental Hotel,

Andheri (East), Mumbai - 400059

UT/LQMS/SOP/W01A

19/11/2022

Sampling Plan Ref. No. : C-39/11-2022 Samping Procedure

Sample Registration Date : 18/11/2022 at 16:00 Hrs.

Date & Time of Sampling

SAMPLE PARTICULARS

Analysis Starting Date Analysis Completion Date Sample Collected By Sample Lab Code

19/11/2022 : 26/11/2022 ULTRA TECH

UT/ELS/C-288/11-2022

: UT/ELS/REPORT/C-005/05-2023 REPORT NO.

ISSUE DATE : 04/05/2023

YOUR REF. : Sahar Plaza/MoEF & CC/01/2023

: 03/05/2023 REF. DATE

WASTE WATER SAMPLE ANALYSIS

Sample Type

Sample Location

: Untreated Sewage : Before Aeration Tank

Sample Quantity & **Packing Details**

: 1L in Wide Mouth Glass Bottle for Oil and Grease and 2L In Plastic Container for other parameters.

Sr. No.	Test Parameter	Test Method	Test Result	Unit
1.	рН	IS 3025 (Part 11): 2022	6.5	
2.	Total Suspended Solids	IS 3025 (Part 17): 1984	75	mg/L
3.	Oil & Grease	IS 3025 (Part 39): 2021	12	mg/L
4.	Biochemical Oxygen Demand (27°C, 3Days)	IS 3025 (Part 44): 1993	125	mg/L
5.	Chemical Oxygen Demand	IS 3025 (Part 58): 2006	420	mg/L

Remark/ Statement of Conformity:

NIL

Note:

- Samples was collected using laboratory's SOP (UT/LQMS/SOP/W01A) based on CPCB's Guide Manual: Water & Wastewater Analysis, APHA 23rt Edition and IS3025 (Part 1).
- 2. This test report refers only to the sample tested.
- 3. This test report may not be reproduced in part, without the permission of this laboratory.

4.Any correction invalidates this test report.

END OF REPORT -

eghan Patil surforized Signatory)

Page 1 of 1





Environmental Consultancy & Laboratory

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ISO 9001 : 2015 ISO 45001: 2018

Lab : Survey No. 93/A, Conformity Hissa No.2 G.V.Brothers Bldg., Bata Compound, Khopat, Near Flower Valley, Thane (West) - 400 501, Maharashtra, India. Tele: +91 22 2547 49 07 / +91 22 2547 62 17 Email: lsb@utratech.in Visit us at: www.utratech.in

TEST REPORT

ISSUED TO: M/s. TULSIANI-SUMER ASSOCIATES.

For Your Site: "Sahar Plaza Complex"

Sir M.V. Road, Next to Kohinoor Continental Hotel,

Andheri (East), Mumbai - 400059

REPORT NO.

: UT/ELS/REPORT/C-006/05-2023

ISSUE DATE : 04/05/2023 YOUR REF.

: Sahar Plaza/MoEF & CC/01/2023

REF. DATE : 03/05/2023

SAMPLE PARTICULARS Sampling Plan Ref. No.

: C-39/11-2022

UT/LQMS/SOP/W01A

Sample Registration Date : 19/11/2022 18/11/2022 at 16:30Hrs.

Date & Time of Sampling Analysis Starting Date

19/11/2022

Analysis Completion Date Sample Collected By Sample Lab Code

Samping Procedure

: 26/11/2022 ULTRA TECH :

UT/ELS/C-289/11-2022

WASTE WATER SAMPLE ANALYSIS

Sample Type

: Treated Sewage Sample Location

: After Carbon Filter

Packing Details

Sample Quantity & : 1L in Wide Mouth Glass Bottle for Oil and Grease and 2L In Plastic

Container for other parameters.

Sr. No.	Test Parameter	Test Method	Test Result	Unit
6.	рН	IS 3025 (Part 11): 2022	7.2	*
7.	Total Suspended Solids	IS 3025 (Part 17): 1984	8	mg/L
В.	Oil & Grease	IS 3025 (Part 39): 2021	BDL[DL=2]	mg/L
9.	Biochemical Oxygen Demand (27°C, 3Days)	IS 3025 (Part 44): 1993	6.4	mg/L
10.	Chemical Oxygen Demand	IS 3025 (Part 58): 2006	24	mg/L

Remark/ Statement of Conformity:

Note:

- 5. Samples was collected using laboratory's SOP (UT/LQMS/SOP/WO1A) based on CPCB's Guide Manual: Water & Wastewater Analysis, APHA 23rd Edition and IS3025 (Part 1).
- This test report refers only to the sample tested.
- This test report may not be reproduced in part, without the permission of this laboratory.

8.Any correction invalidates this test report.

END OF REPORT

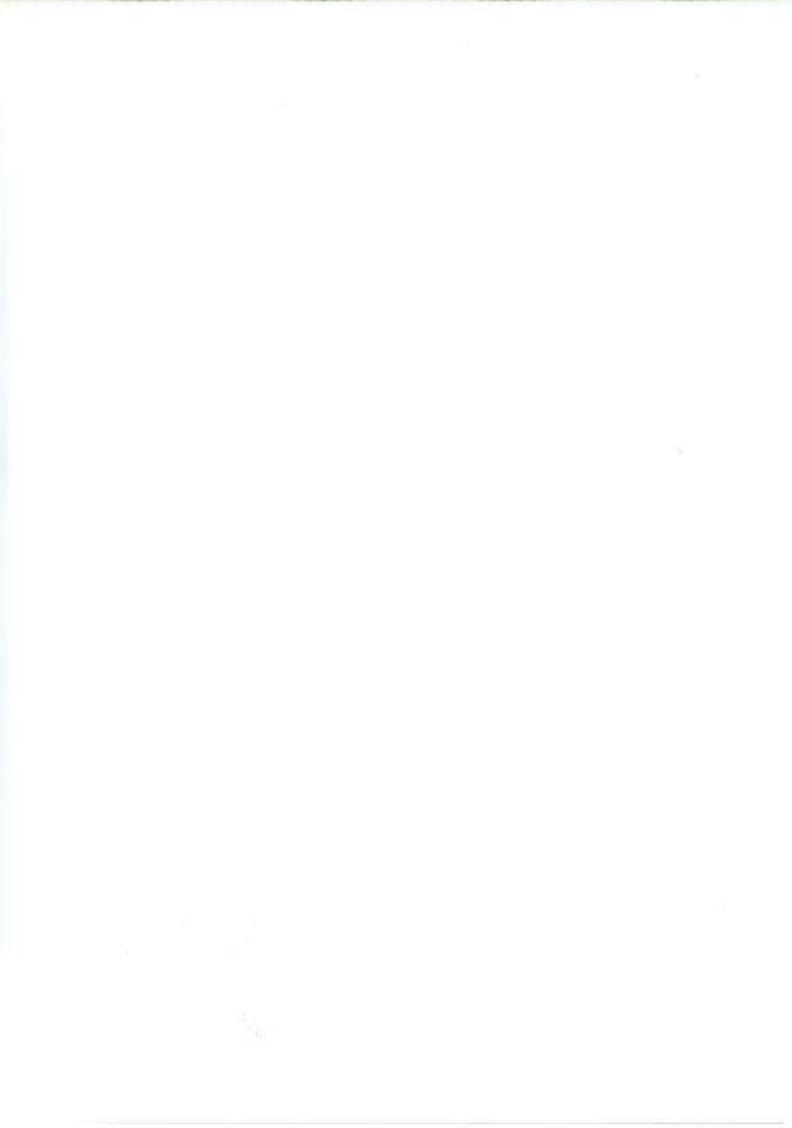
For ULTRATECH

INDIA

CONSULTAN

Meghan Patil nthorized Signatory)

Page 1 of 1





Environmental Consultancy & Laboratory

Lab Gazetled by MoEF&CC-Govt. of India.

Lab. Accredited by NABL - ISO/IEC 17025:2017 [TC-5600, Valid until 03.08, 2024 in the field of Testing]

QCI-NABET Accredited EIA Consulting Organization

STP/ETP/WTP Project Management Consultants

ISO 9001 : 2015 ISO 45001: 2018

Lab : Survey No. 93/A, Conformity Hissa No.2 G.V.Brothers Bldg., Bata Compound, Khopat, Near Flower Valley, Thane (West) - 400 601, Maharashtra, India. Tele: +91 22 2547 49 07 / +91 22 2547 62 17 Email: lab@ultratech.in Visit us at: www.ultratech.in

TEST REPORT

ISSUED TO: M/s. TULSIANI-SUMER ASSOCIATES.

For Your Site: "Sahar Plaza Complex"

Sir M.V. Road, Next to Kohinoor Continental Hotel,

Andheri (East), Mumbai - 400059

REPORT NO. : UT/ELS/REPORT/C-007/05-2023

ISSUE DATE : 04/05/2023

YOUR REF.

: Sahar Plaza/MoEF & CC/01/2023

REF. DATE : 03/05/2023

SAMPLE PARTICULARS

Sampling Plan Ref. No. Sampling Procedure

Sample Registration Date

Date & Time of Sampling

Sample Collected By

Analysis Starting Date Analysis Completion Date

C-39/11-2022 UT/LQMS/SOP/S01A 19/11/2022

18/11/2022 at 17:30 Hrs. 19/11/2022

26/11/2022 ULTRA TECH

UT/ELS/C-290/11-2022

SOIL QUALITY MONITORING

Sample Type Sample Location

Sample Quantity &

Packing Details

Surface Soil (at 15cm depth)

At Project Site

1kg In Plastic Bag Contained in Zip Lock Bag

Sample Lab Code Sr. No. **Test Parameter** Test Methods Test Result Unit Moisture Content IS:2720 (Part 2): 1973 1. 45 96 2 **Bulk Density** UT/LQMS/SOP/S03 1164 kg/m3 3 Organic Matter IS:2720 (Part 22): 1972 0.9 96 Total Organic Carbon 4 IS:2720 (Part 22): 1972 0.5 96 pH [1:2.5 Soil:Water Extract] 5. IS:2720 (Part 26): 1987 7.9 Conductivity(1:2soil:Water Extract) 6. IS:14767-2000 0.452 mS/cm Sodium as Na (Water Extractable) 7. UT/LQMS/SOP/S19 81 mg/kg 8. Magnesium as Mg (Water Extractable) UT/LQMS/SOP/S22 93 mg/kg q. Chlorides as Cl (Water Extractable) UT/LQMS/SOP/S23 117 mg/kg 10. Sulphate as SO₄2 (Water Extractable) UT/LQMS/SOP/S24 132 mg/kg 11. Sodium Adsorption Ratio UT/LQMS/SOP/S26 1.1 (meq/kg)1/2 12. Cation Exchange Capacity 24.8 UT/LQMS/SOP/S18 meq/100g 13. Water Holding Capacity 55.4 UT/LQMS/SOP/S12 觞 14 Available Boron as B (Available) UT/LQMS/SOP/S27 0.7 mg/kg 15 Phosphorous as P2O5 (Available) 70 UT/LQMS/SOP/S2B kg/ha 16. Potassium as K2O (Available) UT/LQMS/SOP/S29 233 kg/ha 17. Nitrogen as N (Available) UT/LQMS/SOP/S30 188 Kg/ha 18. Iron as Fe UT/LQMS/SOP/S35&S37 72514 mg/kg

Remark/ Statement of Conformity:

Zinc as Zn

MIL

19

Samples were collected by following laboratory's SOP (UT/LQMS/SOP/SO1A) based on Methods Manual: Soil Testing in India by DA&FW, MoA, GOI.

2. This test report refers only to the sample tested.

3. This test report may not be reproduced in part, without the permission of this laboratory.

4. Any correction invalidates this test report.

- END OF REPORT -

UT/LOMS/SOP/S35&S37

ULTRA TECH

96

Meghan Patil Authorized Signatory

mg/kg

Page 1 of 1



[See rules 115 (2)]

Pollution Under Control Certificate

Authorised By:

Government of Maharashtra

Date

14/08/2022

Time

12:42:57 PM :

Validity upto

13/02/2023



Certificate SL. No.

Registration No.

Date of Registration

Month & Year of Manufacturing

Valid Mobile Number

Emission Norms

Fuel

PUC Code

GSTIN

Fees .

MIL observation

Rs.150.00

(GST to be paid extra as applicable)

MH00301600008228

BHARAT STAGE III

MH03BW5292

09/Mar/2015

February-2015

MH0030160

******5316

DIESEL

Vehicle Photo with Registration plate 60 mm x 30 mm



Sr. No.	Pollutant (as applicable)	Units (as applicable)	Emission limits	Measured Value (upto 2 decimal places)
1	2	3	4	5
Idling Emissions	Carbon Monoxide (CO)	percentage (%)		
roung Emissions	Hydrocarbon, (THC/HC)	ppm		
22/10/10/00/00/00	со	percentage (%)		
High Idling emissions	RPM	RPM	2500 ± 200	
	Lambda	0.00	1 ± 0.03	
Smoke Density	Light absorption coefficient	1/metre	2.45	0.67

This PUC certificate is system generated through the national register of motor vehicles and does not require any signature.

Note: 1. Vehicle owners to link their mobile numbers to registered vehicle by logging to https://vahan.parivahan.gov.in

Authorised Signature with stamp of PUC operator 60mm x 20 mm

Form 59

[See rules 115 (2)]

Pollution Under Control Certificate

Authorised By

Government of Maharashtra

Date Time 29/09/2022

Validity upto

15:21:37 PM 28/03/2023



Certificate SL. No.:

Registration No.

Date of Registration Month & Year of Manufacturing

Valid Mobile Number

Emission Norms

Fuel

PUC Code

GSTIN

Fees

Mil. observation

Vehicle Photo with Registration plate 60 mm x 30 mm

MH00302310002978

MH068G5444

16/Sep/2016

August-2016 *****4567

BHARAT STAGE III

DIESEL

MH0030231

Rs.150.00

(GST to be paid extra as applicable)

		100	P. A. C.	
Sr. No.	Pollutant (as applicable)	Units (as applicable)	Emission limits	Measured Valu (upto 2 decima places)
1	2	3	4	5
Idling Emisson	Carbon Monoxide (CO)	percentage (%)		
Johns Emisse.	Hydrocarbon, (THC/HC)	ppm		
	co	percentage (%)		
High idling emissions	RPM	RPM	2500 ± 200	
	Lambda	14	1 # 0.03	
Smoke Density	Light absorption coefficient	1/metre	2.45	0.59

This PUC certificate is system generated through the national register of motor vehicles and does not require any signature.

Note: 1, Vehicle owners to link their mobile numbers to registered vehicle by logging to https://vahan.parivahan.gov.in

Authorised Signpture with stamp of PUC operator 60mm x 20 mm

[See rules 115 (2)]

Aution Under Control Certificate

uthorised By :

Government of Maharashtra

Date

21/03/2022

Time

14:58:56 PM

Validity upto

20/03/2023

Certificate SL. No.

Registration No.

Date of Registration

Month & Year of Manufacturing

Valid Mobile Number

Emission Norms

Fuel

PUC Code

GSTIN

Fees

MIL observation

MH00402970000787

MH48AG4231

21/Sep/2016

May-2016

*****8091

BHARAT STAGE III/IV

DIESEL

MH0040297

Rs.110.00(GST as applicable)

Vehicle Photo with Registration plate 60 mm x 30 mm



Sr. No.	Pollutant (as applicable)	Units (as applicable)	Emission limits	Measured Value (upto 2 decimal places)
	. 2	3	4	314000 SEC. 202
Idling Emissions	Carbon Monoxide (CO)	percentage (%)	V/ (4)	5
0.0000-0.0-0.0-0.000	*Hydrocarbon, (THC/HC)	ppm		
High idling	со	percentage (%)		**************************************
emissions	RPM	RPM	2500 ± 200	
	Lambda	S# 3	1 ± 0.03	
Smoke Density	Light absorption coefficient	1/metre	1.62	0.33

This PUC certificate is system generated through the national register of motor vehicles and does not require any signature.

Note: 1. Vehicle owners to link their mobile numbers to registered vehicle by logging to https://vahan.parivahan.gov.in

Authorised Signature with stamp of PUC operator 60mm x 20 mm

[See rules 115 (2)]

Pollution Under Control Certificate

Authorised By:

Government of Maharashtra

Date

13/07/2022

Time

: 11:00:38 AM

Validity upto

: 12/07/2023



Certificate SL. No.

MH04700840011447

Registration No.

MH02EF1533

Date of Registration

09/May/2016

Month & Year of Manufacturing

April-2016

Valid Mobile Number

*****5454

Emission Norms

BHARAT STAGE IV

Fuel

PETROL/CNG

PUC Code

MH0470084

GSTIN

.

Fees

Rs.100.00

(GST to be paid extra as applicable)

MIL observation

Min

Vehicle Photo with Registration plate 60 mm x 30 mm



Sr. No.	Pollutant (as applicable)	Units (as applicable)	Emission limits	Measured Value (upto 2 decimal places)
1	2	3	4	5
	Carbon Monoxide (CO)	percentage (%)	3.0	0.0
Idling Emissions	Hydrocarbon, (THC/HC)	ppm	3000.0	0.0
	со	percentage (%)	0.0	0.0
High idling emissions	RPM	RPM	2500 ± 200	0.0
*	Lambda		1 ± 0.03	0.0
Smoke Density	Light absorption coefficient	1/metre		

This PUC certificate is system generated through the national register of motor vehicles and does not require any signature.

Note: 1. Vehicle owners to link their mobile numbers to registered vehicle by logging to https://vahan.parivahan.gov.in

Authorised Signature with stamp of PUC operator 60mm x 20 mm

CERTIFICATION FROM STRUCTURAL ENGINEER REGARDING EQ RESISTANT DESIGN

65 (1956) 23x (0)

Pet 28170

DEPOSITION STREET, N. C. SPROMOST PROCTURES EMPLOYED

ASHOK J. PARIKH

\$2,000 VID HOW DES STORY

PERSONAL PROPERTY AND ADMINISTRATION OF THE PERSONS ASSESSMENT OF THE PERSON OF THE PE

* TO WHOMSOEVER IT MAY COCKEN

Absolutes* & Wriedell' Office Building No.n.e. No.1 respectively and proposed Mint' building on Sul-Pior "A" of property on Pior No.179-A to 179-B of Velage Mulgion, CTS No.209-A to 219-D.288-D.288-A & 241-A" of Velage Kooffetts, Matherelde Vecenji Brod, Addheri (East), Marshed, Se Mir Tursine Sureer & Associates, Terrana Chambers, Sureera Point, Marshed - 406 020.

This is to couldy that the R.C.C. for the above-referred buildings No 8 & 3 (Lower measurem), Upper Bearmant, Selt-Phore planuapper Boomy's completed as per my design & incolled thewings. To the Saus of my formiodays, the westernmistip self me retential used are of good quality and second exceeds to contain the loads for which it is designed. The anti-cross available on the in capable to color the builting pressure as per investigation contain the builting pressure as per investigation contain the designed for the bearing pressure. So which is were extraorded.

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 - consistent file-convertige structure have use dependent of the greated as take 48% promote the black.

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ASSESS, J. PARCET.
Consoling Strumond Strumon:
Let No. 878/ p. /28.
Strumondie No. 34-2002
Date: 13" April 2013



MAHARASHTRA POLLUTION CONTROL BOARD

Phone

4010437/4020781

Fax

/4037124/4035273 24044532/4024068 /4023516

Email

enquiry@mpcb.gov.in

Visit At :

http://mpcb.gov.in



Kalpataru Point, 3rd & 4th floor, Sion- Matunga Scheme Road No. 8, Opp. Cine Planet Cinema, Near Sion Circle, Sion (E),

Mumbai - 400022

Inirastructure /Orange/LS1 Consent order No: Format1.0/BO/RO-HQ/EIC-Mu-3626-12-Autorenewal/CR/CC-688 Date-08/05/2014

To, Tulsiani-Sumer Associates, "Sahar Plaza" 179 A to 179 F & 179 H, Village: Mulgaon & CTS No. 230 A,230 B,230C,238 B, Village:Kondivita,M.V.Road,Andheri (E),Mumbai

Subject: Renewal of Consent to Operate for Building/Construction project Orange : Your application for Auto renewal vide letter dated 27th March, 2014.

Your application Dated: 27th March,2014.

For: Renewal of Consent to Operate for Building/Construction project under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization under Rule 5 of the Hazardous Wastes (M, H & T M) Rules 2008 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I, II, III & IV annexed to this order:

The consent to Operate is granted for a period up to :30/4/2018.

The capital investment of the project is Rs. 202.27 Cr.

The Renewal of consent to Operate (part) valid for commercial project named as M/s. Tulsiani-Sumer Associates "Sahar Plaza" at 179 A to 179 F & 179 H, Village: Mulgaon & CTS No. 230 A,230 B, 230C, 238 B,Village: Kondivita, M.V.Road,Andheri (E), Mumbai for total plot area of 35,346.70 Sq. Mtrs and total construction built up area 40,000.00 Sq.Mrs including utilities and services as per construction occupancy Certificate issued by local body.

2. Conditions under Water (P&CP), 1974 Act for discharge of effluent:

2. Sr. no.	Conditions under V Description	Permitted quantity of discharge (CMD)	to be	Disposai
1.	Trade effluent	0.00	NA	
			An non	60% shall be reused & recycled and
2.	Domestic effluent	48	As per Schedule –I	1 11 1 disabourged 10



Conditions under Air (P& CP) Act. 1981 for air emissions

Sr.	Description of stack/ source		Number Of Stack	Standards to be achieved
ALC:		DOO IVVA	1	As Per Schedule -II
1,	DG Set	380 KVA		As Per Schedule -II
2.	DG Set	180 KVA	1	11010101010

5. Conditions under Municipal Solid Waste (Management and Handling) Rule,2000:

Sr.	Type Of Waste	Quantity & UoM	Treatment	Disposal
no. 1	Biodegradable	500 Kg/Day	Composting	Used as Manure
2	STP Sludge	30 Kg/Day		
3	Non- Biodegradable	600 Kg/Day	Segregate and Hand over to authorized party.	- 260

- 6. Conditions under Hazardous Waste (MH & TM) Rules, 2008 for treatment and disposal of hazardous waste:NIL
- 7. The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
- 8. This consent should not be construed as exemption from obtaining necessary NOC/ permission from any other Government authorities.
- 9. The applicant shall comply with the conditions stipulated in Environmental Clearance granted by GoI vide No.21-139/2006-IA-III, dtd. 19th Oct, 2006.
- 10. This consent is issued under the auto renewal consent policy of the board vide letter No.B/654 dtd 31/01/2012 as per self certificate submitted by Mr. R.S.Kuwelker (Designation: Partner), authorized signatory as per board resolution passed in board meeting dtd.,20/3/2014.

For and on behalf of the Maharashtra Pollution Control Board



(Rajeev Kuma Member Sec

Received Consent fee of -

Sr.	Received Consent Amount (Rs.)	DD. No.	Date	Drawn On 💎
No.	Rs. 8,09,080/-	007484	27th March, 2014	HDFC Bank

- Regional Officer, MPCB, Mumbai and Eub-Regional Officer MPCB, II.
 - -- They are directed to ensure the compliance of the consent conditions.
- Chief Accounts Officer, MPCB, Mumbai.
- CC/CAC desk- for record & website updation purposes



Schedule-I

Terms & conditions for compliance of Water Pollution Control:

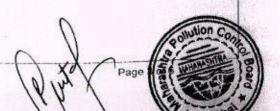
- 1)A] As per your application, you have provided Sewage Treatment Plants (STP).
- B] The Applicant shall operate the effluent treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

Sr No.	Parameters	Standards prescribed by Board
		Limiting Concentration in mg/l, except for Ph
01	BOD (3 days 27oC)	100
02	Suspended Solids	100
03	COD	250
04	Residual Chlorine	1ppm

- C] The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, firelighting, on land for gardening etc and remaining shall be discharged in to the municipal sewerage system.
- D] Project proponent shall operate STP for five years from the date of obtaining occupation certificate.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) In case, the water consumption of the project is not covered under the water consumption of local body, in that situation, the project proponent shall submit the CESS Returns in the prescribed format given under the provision of Water (Prevention & Control of Pollution) Cess Act, 1977 and Rules made there under for various category of water consumption.

In case the water consumption is duly assessed under the quantity of water consumption of local body, the project proponent shall submit certificate to that effect from the concern local body with the request not to assess CESS on their water consumption, being already assessed on the water consumption of local body.

Sr. no.	no. Domestic numose	Water consumption quantity (CMD)		
1.	Domestic purpose	. 50		



Schedule-II

Terms & conditions for compliance of Air Pollution Control:

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

Sr. No.	Stack Attached To	APC System	Height in Mtr	Type Of Fuel	Quantity	UOM	S%	S02
1	DG Set(380KVA)	Acoustic enclosure	3.0	HSD	112	Ltr/Hr	- >	
2	DG Set(180 KVA)	Acoustic enclosure	1.5	HSD		~ (18/	di .

^{*} Above roof of the building in which it is installed.

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

Particulate matter	Not to exceed	150 mg/Nm ³ .
--------------------	---------------	--------------------------

The Applicant shall obtain necessary prior permission for providing additional control
equipment with necessary specifications and operation thereof or alteration or
replacementalteration well before its life come to an end or erection of new pollution
control equipment.

The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).



Schedule-III Details of Bank Guarantees

			(6)	c DC	Compliance	Validity
Sr. No.	Consent (C to E/O/R)	Amt of BG Impose	Submiss ion Period	Purpose of DO	Period	Date
	Renewal of	Rs.	15 Days	10warus operan	30/1/2010	31/8/2018
1	Consent to Operate	10 lakh		maintenance of STP& MSW Processing plant.		

Marghing Country Board



Schedule-IV

General Conditions:

The following general conditions shall apply as per the type of the industry.

1) The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.

2) The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and environmental protection Act 1986 and Municipal Solid Waste (Management & Handling)

Rule 2000 and E-Waste (Management & Handling Rule 2011.

3) Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection

4) Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated

only during non-peak hours.

Conditions for D.G. Set

a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or

by treating the room acoustically.

b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.

c) The industry shall take adequate measures for control of noise levels from its own sources within the premises in respect of noise to less than 55 dB(A) during day time and 45 dB(A) during the night time. Day time is reckoned between 6

a.m. to 10 p.m and night time is reckoned between 10 p.m to 6 a.m.

d) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper sitting and

e) Installation of DG Set must be strictly in compliance with recommendations of DG

Set manufacturer.

f) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.

g) D.G. Set shall be operated only in case of power failure.

h) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.

i) The applicant shall comply with the notification of MoEF dated 17.05.2002

regarding noise limit for generator sets run with diesel.

- 6) Solid Waste The applicant shall provide onsite municipal solid waste processing system & shall comply with Municipal Solid Waste (Management & Handling) Rule 2000 & E-Waste (M & H) Rule 2011.
- Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.

The industry shall submit official e-mail address and any change will be duly informed to the MPCB.

The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.

Page 6 of 6

MAHARASHTRA POLLUTION CONTROL BOARD

Phone : 4010437/4020781

/4037124/4035273

Fax : 24044532/4024068 /4023516

Email :

rohq@mpcb.gov.in

Visit At : http://mpcb.gov.in



Kalpataru Point, 3rd & 4th floor, Sion- Matunga Scheme Road No. 8, Opp. Cine Planet Cinema, Near Sion Circle, Sion (E),

Mumbai - 400022

Infrastructure /Orange/LSI

Date - / /2019

Consent order No: Format1.0/BO/JD(WPC)/UAN No.0000062083/2nd partCO/CC-

To.

M/s. Tulsiani Sumer Associates.,

"Sahar Plaza", 179A to 179F & 179H Village Mulgaon,

CTS No. 230A,230B,230C,238B, Village Kondivita,

M V Road, Andheri(E) Mumbai.

Subject: Renewal of 1st part Consent to Operate with 2nd part Consent to Operate and amalgamation for Commercial Building Project.

Ref

: 1. Consent application submitted by Sub-Regional Officer, Mumbai-II

2. Minutes of Consent Committee meeting held on 01/03/2019 & 02/03/2019.

Your application: UAN No.0000062083

No.0000062083 Dated: 07/12/2018.

For: Renewal of 1st part Consent to Operate with 2nd part Consent to Operate and amalgamation for Commercial Building Project.

under Section 26 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization under Rule 5 of the Hazardous and Other Wastes (M & TM) Rules, 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I, II, III & IV annexed to this order:

- 1. The consent is granted for a period up 3 /04/2022.
- The capital investment of the project is Rs. 309.23 Crs. (i.e. Existing Rs. 209.27 Crs + Proposed Rs. 99.96 Crs) (As per C.A certificate submitted by project proponent)

The Renewal of 1" part Consent to Operate with 2nd part Consent to Operate and amalgamation is valid for construction of Commercial Building project named as M/s. Tulsiani-Sumer Associates, "Sahar Plaza", 179A to 179F & 179H Village Mulgaon & CTS No. 230A,230B,230C,238B, Village Kondivita, M V Road, Andheri (E) Mumbai, for Total plot area 49,464.30 Sq.m and Total construction BUA 1,20,580.82 Sq.m. out of which 1st part consent to operate for construction built up area 40,000 Sq.m and 2nd part consent to operate for construction built up area 39,000 Sq.m (40000 Sq.m + 39000 Sq.m = 79000 Sq.m out of 120580.82 Sq.m remaining construction built up area will be 41580.82 Sq.m) including utilities and services as per construction commençement certificate issued by local body.

3. Conditions under Water (P&CP), 1974 Act for discharge of effluent:

Sr. No.	Description	Permitted quantity of discharge (CMD)		Disposal
1	Trade effluent	NIL	NA	NA
2	Domestic effluent	90.00	As per Schedule -I	60% should be reused & recycled and remaining should be discharged in municipal sewer

M/s. Tulsiant-Sumer Associates, SRO Mumbai-II UAN No. 63083

Page 1 of 6

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

	Description of stack/ source	Capacity	Number Of Stack	Standards to be achieved
1	3 Nos DG Sets	125, 200 & 380 KVA	3	As Per Schedule -II

5. Conditions under Solid Waste Management Rules, 2016:

Sr. no.	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Wet garbage	700 Kg/day	OWC	Used as Manure
2	Dry garbage	1000 Kg/day		Segregate and Hand over to Local Body for recycling
3	STP Sludge	30 Kg/Day	-	Used as Manure

- 6. The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
- This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
- Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
- Project Proponent should properly and regularly operate and maintain the online monitoring system installed for the parameter BOD, SS and flow at the outlet of STP.
- Project Proponent shall submit an affidavit in Board's prescribed format within 15 days regarding compliance of conditions of EC/ CRZ clearance and C to O.
- 11. Project Proponent shall achieve the treated domestic effluent standard for the parameter BOD-10 mg/Lit.
- 12. Project Proponent shall obtain occupancy certificate from competent authority before handover the flats to occupier.
- 13. The online monitoring system installed by Project Proponent for the parameters flow, BOD and TSS at the outlet of STP shall be connected to Board's Servers.
- 14. The applicant shall comply with the conditions stipulated in Environment Clearance granted by GOM, yide no: SEAC-2013/CR-185/TC-1 dtd. 10/12/2014.

For and on behalf of the Maharashtra Pollution Control Board

> (E. Ravendiran, IAS) Member Secretary

Received Consent fee of -

Sr. No.	THE RESIDENCE OF THE PERSON OF	Transaction No.	Date	Drawn On
1	12,36,920	N344180699933148	10/12/2018	HDFC Bank

Copy to:

- Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai-II.
 They are directed to ensure the compliance of the consent conditions.
- 2. Chief Accounts Officer, MPCB, Mumbai.
- 3. CC/CAC desk- for record & website updation purposes.

Schedule-I

Terms & conditions for compliance of Water Pollution Control:

- A] As per your application, you have installed Sewage Treatment Plants (STP) with the design capacity of 450 CMD
 - B] The Applicant shall operate the effluent treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

Sr No.	Parameters	Standards prescribed by Board
		Limiting Concentration in mg/l, except for PH
1	BOD (3 days 27oC)	
2	Suspended Solids	50 000
3	COD	100
4	Residual Chlorine	1 ррад

C) The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, firefighting, on land for gardening etc and remaining shall be discharged in to the municipal sewerage system.

 Project proponent shall operate STP for five years from the date of obtaining occupation certificate.

The Board reserves its rights to review plans, Specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant should obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto

- 2) The industry should ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 3) In case, the water consumption of the project is not covered under the water consumption of local body, in that situation, the project proponent should submit the CESS Returns in the prescribed format given under the provision of Water (Prevention & Control of Pollution) Cess. Act, 1977 and Rules made there under for various category of water consumption.

In case the water consumption is duly assessed under the quantity of water consumption of local body, the project proponent should submit certificate to that effect from the concern local body with the request not to assess CESS on their water consumption, being already assessed on the water consumption of local body.

r consumption quantity (CMD	Purpose for water consumed	Sr. Purpose			
95.00	Domestic purpose	1			
\mathcal{A}					

Schedule-II

Terms & conditions for compliance of Air Pollution Control:

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

Sr. No.	Stack Attached To	APC System	Height in Mtrs.	Type Of Fuel	Quantity	UOM	S%	SO ₂
1	D G Set 125 KVA	Acoustic enclosure	5*	HSD	35	Lit/Hr	1	16.80
2	D G Set 200 KVA	Acoustic enclosure	5*	HSD	55	Lit/Hr	1	26.40
3	D G Set 380 KVA	Acoustic enclosure	7*	HSD	96	Livier	1	46.08

* Above roof of the building in which it is installed.

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

	Company of the Compan		The second secon	
Particulate matter	Not to exceed	1	150 mg/Nm ³ .	
I distribute marcol	Tibe to owerer		200	

 The Applicant should obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement alteration well before its life come to an end or erection of new pollution control equipment.

The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of

any control equipment, other in whole or in part is necessary).

Nakalasky.

Schedule-III Details of Bank Guarantees

Sr. No.	Consent (C to E/O/R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Renewal of 1" part Consent to Operate with 2"d part Consent to Operate	Rs. 10 lakh	15 Days	Towards compliance of Environmental Clearance and Consent conditions.	Continuous	31/08/2022
	part Consent to				20310	
					1800	
			ille	ou Con		
			80/11			
		Shi	9,			
	181.	13/0				
	1					

Schedule-IV

The following general conditions shall apply as per the type of the industry.

1) The applicant shall comply with the conditions stipulated in Environment Clearance granted by GOM, vide No: SEAC-2013/CR-185/TC-1 dtd. 10/12/2014.

2) The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.

3) The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and environmental protection Act 1986 and Solid Waste Management Rules, 2016 and E-Waste

4) Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.

5) Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only

during non-peak hours.

6) Conditions for D.G. Set

a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or

by treating the room acoustically.

b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.

c) The industry shall take adequate measures for control of noise levels from its own sources within the premises in respect of noise to less than 55 dB(A) during day time and 45 dB(A) during the night time. Day time is reckoned between 6 a.m.

to 10 p.m and night time is reckoned between 10 p.m to 6 a.m.

d) Industry should make efforts to bring down noise level due to DC set, outside industrial premises, within ambient noise requirements by proper sitting and control measures.

e) Installation of DG Set must be strictly in compliance with recommendations of DG

f) A proper routine and preventive maintenance procedure for DG set should be set Set manufacturer. and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.

g) D.G. Set shall be operated only in case of power failure.

h) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.

i) The applicant shall comply with the notification of MoEF dated 17.05.2002

regarding noise limit for generator sets run with diesel.

 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rules, 2016 & E-Waste (M) Rules, 2016.

8) Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.

The treated sewage shall be disinfected using suitable disinfection method.

10) The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.

11) The applicant shall obtain renewal of Consent to Operate from Maharashtra Pollution Control Board before 60 day from expiry of consent validity.

MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437

Fax: 24023516

Website: http://mpcb.gov.in Email: cac-cell@mpcb.gov.in



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

Date: 05/05/2022

Infrastructure/RED/L.S.I

No:- Format1.0/CC/UAN No.0000131448/CR/2205000263

To,

M/s. TULSIANI SUMER ASSOCIATES SAHAR PLAZA, 179A TO 179F & 179H, Vilage Mulgaon, And CTS Nos.230A,230B,230C,&238B, Andheri Kurla Road Of Village Kondivata, M.V.Road, Andheri (E), Mumbai



Sub: Renewal of Consent to Operate (Part) for Commercial Building Construction Project.

Ref:

- 1. Application submitted by SRO-Mumbai-II
- 2. Earlier consent having Consent No-format 1.0/BO/RO-HQ/MU-7088-16/CE-Revalidation/CC-0259, Dtd-03.02.2017
- 3. Renewal of 1st Operate with 2nd Part Operate, having UAN-62083, Dtd-26.03.2019
- 4. Minutes of 23rd CC Meeting Dtd-19.03.2022 & 21.03.2022.

Your application NO. MPCB-CONSENT-0000131448

For: grant of Consent to Renewal under Section 26 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal ofAuthorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundry Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I,II,III & IV annexed to this order:

- 1. Renewal of Consent is valid upto-30.04.2025
- 2. The capital investment of the project is Rs.309.23 Cr. (As per C.A Certificate submitted by industry).
- 3. The Consent to Renewal is valid for Commercial Building Construction Project named as M/s. TULSIANI SUMER ASSOCIATES SAHAR PLAZA, 179A TO 179F & 179H, Vilage Mulgaon, And CTS Nos.230A,230B,230C,&238B, Andheri Kurla Road Of Village Kondivata, M.V.Road, Andheri (E), Mumbai on Total Plot Area of 49464.30 Sq.Mtrs for construction BUA of 79000 Sq.Mtrs out of Total Construction BUA of 120580.82 Sq.Mtrs as per EC granted dated-10.12.2014 including utilities and services

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environmental Clearance issued dtd-10.12.2014	49464.30	120580.82
2	Consent to Establish (Re-validation) issued on 03.02.2017	49464.30	80580.82
3	Renewal of Part Operate & Part Operate for 2nd Part-dtd-26.03.2019	49464.30	79000.00

4. Conditions under Water (P&CP), 1974 Act for discharge of effluent:

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

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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG Set-125 KVA	1	As per Schedule -II
S-2	DG Set-200 KVA	1	As per Schedule -II
S-3	DG Set-380 KVA	1	As per Schedule -II

6. Conditions under Solid Waste Rules, 2016:

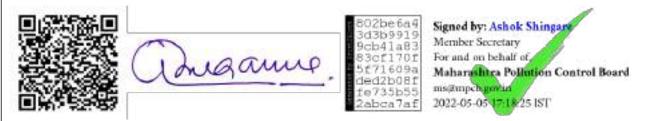
Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Dry Garbage	1000 Kg/Day	segregation	sale to authorized vendor
2	Wet Garbage	700 Kg/Day		Manure generated shall be used for landscaping
3	STP-Sludge	311 K (1/1121/	CENTRIFUGE / FILTER PRESS	MANURE
4	e waste	10 Kg/M	collection	Sale to authorised recycler

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

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
1	5.1 Used or spent oil	100	Ltr/A	REPROCESSOR	REPROCESSOR

- 8. The Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
- 9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government authorities.
- 10. PP shall submit/extend the BG of Rs.10 lakhs towards O&M of STP, OWC and compliance of conditions stipulated in EC and Consent to Operate.
- 11. The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening.
- 12. Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
- 13. Project Proponent shall operate the Organic waste digester with composting facility or biodigestor with composting facility effectively
- 14. The project proponent shall make provision of charging of electric vehicles in atleast 40 % of total available parking area.

15. The Project Proponent shall comply with the Environmental Clearance obtained dtd-10.12.2014 for construction project having total plot area of 49464.30 Sq.mtrs and total construction BUA of 120580.82 Sq.mtrs as per EC.



Received Consent fee of -

S	r.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
	1	1855380.00	MPCB-DR-10299	09/02/2022	RTGS

Copy to:

- 1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai II
- They are directed to ensure the compliance of the consent conditions.
- They are directed to extend the B.G. of Rs.10.0 Lakhs towards compliance of consent condition & E.C, Condition.
- 2. Chief Accounts Officer, MPCB, Sion, Mumbai



SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- A] As per your application, you have provided MBBR Technology based Sewage Treatment Plants (STPs) of combined capacity 450 CMD for treatment of domestic effluent of 90 CMD.
 - B] The treated domestic effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening and connected to the sewerage system provided by local body.
- The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act,1974 and as amended, and other provisions as contained in the said act.

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	95.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

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

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

1) As per your application, you have provided the Air pollution control (APC)system and erected following stack (s) and to observe the following fuel pattern-

Stack No.	Source	APC System provided/pro posed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG Set	Acoustic Enclosure	5.00	DIESEL/HSD 35 Kg/Hr	1	SO2	16.8 Kg/Day
S-2	DG Set	Acoustic Enclosure	5.00	DIESEL/ HSD 55 Kg/Hr	1	SO2	26.4 Kg/Day
S-3	DG Set	Acoustic Enclosure	5.00	HSD /DIESEL 90 Kg/Hr	1	SO2	43.2 Kg/Day

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

Total Particular matter	Not to exceed	150 mg/Nm3
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacemenalteration well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).

SCHEDULE-III Details of Bank Guarantees:

Sr. No.	Consent(C2E/C 2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Renewal of Consent to Operate	10.0 Lakhs	extend the Existing	Towards compliance of Environmental Clearance and Consent condition	30.04.2025	30.07.2025

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

BG Forfeiture History

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

BG Return details

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

SCHEDULE-IV

General Conditions:

- 1 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act,1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011.
- Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.

- 5 Conditions for D.G. Set
 - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
 - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
 - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper sitting and control measures.
 - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - f) D.G. Set shall be operated only in case of power failure.
 - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
 - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.
- Solid Waste The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.
- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11 The applicant shall make an application for renewal of the consent at least 60 days before date of the expiry of the consent.

This certificate is digitally & electronically signed.

NOTICE

Notice is hereby given by M/sTulsiani- Summer Associates that the proposed project "Sahar Plaza"located at plot no. Plot no.179A to H (new CTS no.) of village-Mulgaon and CTS no.s 243/A, 243/A/1, 230/A ,230/B, 230/C & 230/D (new CTS no.) and 238/D of Village Kondivita of M.V. Road, Andheri (E), M 400059, Maharashtra State has beenaccorded Environmental Clearance. The copies of the clearance letter are available with Maharashtra Pollution Control Board and may also be seen Department of Environment website http://ec.maharashtra.go v.in.

सुचना

(में) तुलसीयानी समर असीशिएट यांच्या द्वारे सुचना देण्यात येत आहे की, एम.व्ही.रोड. अंधेरी(पुर्व) मुंबई, महाराष्ट्र राज्य येथील व्यवसायीक प्रकल्प सहारा प्लाझा गाव मुळगाव येथील सब प्लॉट क. १७९/A to H (नवीन सी.टी.एस.क.) आणि गाव कोंडीविता येथील सी.टी.एस.क. २४३ /A, 243/A/1, 230/A, 230/B, 230/C, 230/D (नवीन सी.टी.एस.क.) आणि 238/D मु वरिल व्यवसायीक विकास करण्यासाठी पर्यावरणीय दाखला संपादित करण्यात आला आहे. आणि त्या दाखला पत्राच्या प्रति महाराष्ट्र राज्य प्रदुषण नियंतत्रण महामंडळाकडे उपलब्ध आहे. तसेच त्या वन आणि पर्यावरण मंत्रालय /http.ec.maharashtra.go v.in तसेच या संकेतस्थळावर पाहता येतील.