

Consent

From: Consent
Sent: 22 May 2026 15:08
To: 'sromumbai3@mpcb.gov.in'
Subject: Submission of Half Yearly Post Monitoring Report for the period of October, 2025 – March 2026 for the Residential Project under SRA Scheme Off Lal Bahadur Shastri Marg, Bhandup {W}, Mumbai-400078, Maharashtra. M/s. Space developers
Attachments: PMR-Space Developers_Oct,2025-Mar,2026.pdf

To,
The SRO Mumbai-III,
M.P.C.Board,
Kalapataru point, Sion (East),
Mumbai – 400022.
Maharashtra

Subject: Submission of Half Yearly Post Monitoring Report for the period of October, 2025 – March 2026 for the Residential Project under SRA Scheme on Plot bearing CTS No. 351, 351/1 to 351/110, 575, 575/1 to 9 of Village Kanjurmarg, Taluka Kurla, Quarry Road, Off Lal Bahadur Shastri Marg, Bhandup {W}, Mumbai-400078, Maharashtra.

Reference: Clearance File No.: SIA/MH/INFRA2/430429/2023 dated 02.02.2024
Clearance File No.: SIA/MH/MIS/228669/2021 dated 13.03.2022.
Clearance File No.: SEAC 2211/CR- 97/ TC-2 dtd. 04.01.2013.

Dear Sir,

This is with reference to the above subject for our project. We are submitting herewith our half yearly monitoring report with following contents:

- Data Sheet.
- Compliance Report.
- Post Environment Monitoring Report.
- Energy conservation report.
- Copy of Environmental Clearance.
- Copy of Consent to Establish.
- Copies of the advertisement published in the newspaper (Marathi & English).

This is for your kind information.

Thanking you,

Yours truly,

M/s. Space developers,

C.C. to: 1. The Director, MoEF&CC, Nagpur.
2. The Secretary, Environment Department, Mantralaya, Mumbai

Thanks & Regards,

DWIRUKTI PODDAR

Consent – Asisstant | **ENVIRO ANALYSTS AND ENGINEERS PRIVATE LIMITED.**

Landline: **91-22 2854 1647/48/49/67/68**, Mobile: +91 9322086202 / 9321619714 | d.poddar@eaepl.com



Corporate Office: B-1003, Enviro House, 10th Flr. Western Edge II,
W.E. Highway, Borivali (E), Mumbai - 400066.

Landline: 022-2854-1647/48/49/67/68 info@eaepl.com

Branch Offices: Mumbai | Nagpur | Pune | Tarapur | Mira Road (Lab) | Nashik | Thane

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To,
The Director,
Ministry of Environment, Forest & Climate Change,
Regional Office, West Central Zone,
New Secretarial Building, East wing, Civil Lane,
Near Old VCA stadium,
Nagpur - 440001.
Maharashtra.

Subject: Submission of Half Yearly Post Monitoring Report for the period of October, 2025 – March 2026 for the Residential Project under SRA Scheme on Plot bearing CTS No. 351, 351/1 to 351/110, 575, 575/1 to 9 of Village Kanjurmarg, Taluka Kurla, Quarry Road, Off Lal Bahadur Shastri Marg, Bhandup {W}, Mumbai-400078, Maharashtra.

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SPACE DEVELOPERS

Date: 13-05-2026

To,
The Director,
Ministry of Environment, Forest & Climate Change,
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Authorized Signatory



C.C TO: 1. Environment Department, Mantralaya, Mumbai.
2. The M.S., MPCB, Sion, Mumbai
12, Shiv Darshan C.H.S., Quarry Road,
Off LBS Road, Near Mangatram Petrol Pump,
Behind BMC Office, Bhandup (West), Mumbai - 400 078.

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sky27sales@gmail.com

www.spacedeveloper.co.in



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**DATA
SHEET**

Developer

M/s. Space Developers

C.T.S. No. 351, 351/1 to 351/110, 575, 575/1 to 9 of Village Kanjurmarg, Taluka Kurla, Quarry
Road, Bhandup (W), Mumbai - 400078

MONITORING THE IMPLEMENTATION OF ENVIRONMENTAL SAFEGUARDS

Ministry of Environmental and Forests

Regional Office (W), Nagpur.

Monitoring Report

PART – I**DATA SHEET**

1.	Project type: river-valley/ mining/ Industry/thermal/ nuclear/ Other (specify)	Construction Project Under SRA Scheme
2.	Name of the project	M/s. Space Developers
3.	Clearance letter (s) / OM/ no and date:	File No. SIA/MH/INFRA2/430429/2023 dtd 02.02.2024 File No. SIA/MH/MIS/228669/2021 dtd 13.03.2022 File No. SEAC221/CR-97/TC-2 dtd. 04.01.2013
4.	Location	C.T.S NO. 351/1 TO 110, 575, 575/1 TO 9 Of Village Kanjur, Near Mangatram Petrol Pump, Off L.B.S Marg, Bhandup (W). 'S' Ward, Mumbai-400078
a.	District (s)	Mumbai
b.	State (s)	Maharashtra
5.	Address for correspondence	
a.	Address of concerned project Chief Engineer (with pin code & telephone / telex / fax numbers)	M/s. Space Developers
b.	Address of Executive Project Engineer /Manager (with pin code / fax number)	Naresh Singadiya Mobile No. 9820672628.
6.	Salient features	
a.	of the project	Total Plot Area – 4831 sq. m. FSI Area – 17410.34. m.

		Non FSI area – 13298.59 sq. m. Total Construction Area – 31338.93 sq.m
b.	of the environmental management plans	1. <u>Sewage Treatment Plant:</u> 2 nos. of Sewage Treatment Plants with capacity 350 KLD is proposed out of which 126 KLD STP has been provided for treating the wastewater. Recycled wastewater will be used for flushing, horticulture etc. 2. <u>Water Management:</u> Rain Water Harvesting shall be provided to raise the ground water table. 3. <u>Solid Waste Management:</u> Solid waste to be segregated at source and handed over to BMC for further disposal. 4. Solar energy is used as back-up to main source including streets and buildings.
7.	Break Up Of the project Area	
a.	Submerge area : forest & :non-forest	Non Forest
b.	Others	Total Plot Area – 4831 sq. m. FSI Area – 17410.34. m. Non FSI area – 13298.59 sq. m. Total Construction Area – 31338.93 sq.m
8.	Break up of the project affected: population with enumeration of those losing houses / dwelling units, only agriculture land only, both dwelling units and agriculture land and landless labourers / artisan	--
a.	SC, ST / Adivasis	---

b.	Others	---
	(Please indicate whether these figures are based on any scientific and systematic survey carried out or only provisional figures, if a survey is carried out give details and years of survey)	
9.	Financial details	
a.	Project cost as originally planned and subsequent revised estimates and the year of price reference	Total cost: 236 Crores
b.	Allocation made for environmental management plans with item wise and year wise break-up	a) Construction Phase – 1. Capital Cost: Rs. 23.07 Lakhs. 2. O & M Cost: Rs. 13.6 Lakhs. b) Operation Phase: 1. Capital Cost: Rs. 615.6 Lakhs. 2. O & M Cost: Rs. 59.9 Lakhs. /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 project so far	Rs.137,17,38,519/-.

f.	Actual expenditure incurred on the environmental management plans so far	Particulars	Expenses till date
		STP	33,00,000/-
		Rainwater Harvesting	11,40,000/-
		OWC	8,39,280/-
10.	Forest land required		
a.	The status of approval for diversion of forest land for non-forestry use	The land is of non-forest type hence not applicable.	
b.	The status of clearing and felling	R.G. Area Provided: 465.68 Sq. m. A combination of native evergreen trees and ornamental flowering trees, shrubs and palms are planned in the complex. Different species will be selected as per CPCB green belt guidelines and common species available in the proposed area.	
c.	The status of compensatory afforestation, if any	---	
d.	Comments on the viability & sustainability of compensatory afforestation program in the light of actual field experience so far	N.A.	
11.	The status of clear felling in non-forest areas (such as submergence area of reservoir, approach roads) , if any with quantitative information	N.A.	
12.	Status of construction		
a.	Date of commencement (Actual and/or planned)	November, 2012	
b.	Date of completion (Actual and/ of planned)	31 st May, 2019	
13.	Reasons for the delay if the project is yet to start	---	

14.	Dates of site visits	
a.	The date on which the project was monitored by the regional office on previous occasions, if any.	--
b.	Date of site visit for this monitoring report	12.12.2022; 20.03.2023
15.	Details of correspondence with project authorities for obtaining action plans/ information on status on compliance to safeguards other than the routine letters for logistic support for site visits	M/s. Space Developers Room No. 12, Shiv Darshan Chs, Quarry Road, Opp. Mangatram Petrol Pump, Lbs Road, Bhandup West, Mumbai - 400078

COMPLIANCE REPORT

Developer

M/s. Space Developers

C.T.S. No. 351, 351/1 to 351/110, 575, 575/1 to 9 of Village Kanjurmarg, Taluka Kurla, Quarry
Road, Bhandup (W), Mumbai - 400078

COMPLIANCE REPORT

Specific Conditions:

A) SEAC Conditions -

I.	PP to obtain IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2024 issued by the Environmental Department, Govt. of Maharashtra showing all required RG area as per prevailing Hon'ble Supreme Court Order.	IOA Letter No. SRA/ENG/2464/S/PL/AP dtd. 10.05.2023; Approved FSI Area: 24511.93 Sq.mt, NON FSI Area: 21662.64sqm, Total Construction Area: 46174.57sqm
II.	PP to obtain following NOCs & remarks as per amended planning: Revised CFO NOC; b) SWM/C& D NOC.	We have received CFO NOC DTD. 07.06.2023 We have received SWM NOC DTD. 26.04.2022
III.	PP to deduct area under Temple & Parking Tower proposed in RG area., revised RG area calculations with architect certificate mentioning that they have provided all required RG on mother earth as per the Hon'ble Supreme Court order regarding RG area.	As per RG area triangulation computation of RG area is done excluding Temple & Parking Tower area. Architect certificate mentioning that they have provided all required RG on mother earth as per the Hon'ble Supreme Court order
IV.	PP to submit architect certificate mentioning that footprint constructed of Sale building is as per earlier EC.	Architect certificate mentioning that footprint constructed of Sale building is as per earlier EC dtd 13.03.2022
V.	PP to obtain certified compliance report of earlier EC from Regional Office, MOEF&CC, Nagpur	We have received Certified compliance report of earlier EC from Regional Office,
VI.	PP to reduce discharge of treated water up to 35%; PP to submit undertaking from concerned authority/agency/third party regarding use of excess treated water.	The total wastewater generated 317 KLD will be treated in STP of 350 KLD. Out of the total treated water of 285 KLD, a total of 120 KLD will be used for Landscaping and Flushing and 165 KLD of excess treated water remains. Out of this 165 KLD, 40 KLD will be used for watering Garden Reservation for which application is also done and the same is attached in next slide . The balance of excess treated water 124 KLD (35%) will be discharged to the existing main sewer of MCGM.

B) SEIAA Conditions -

1.	PP has provided mandatory RG area of 465.68 m2 on mother earth. Local planning authority to ensure the compliance of the same.	Agreed & Noted. mandatory RG area of 465.68 m2 on mother earth is proposed.
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2.	PP to keep the open space unpaved so as to ensure the permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.	Noted and agreed. Suitable type of grass pavers shall be proposed to increase the water permeable area as well as to allow effective fire tender movement.
3.	PP to achieve at least 5% of total energy Requirements for renewable sources	Noted and agreed. 210 KW Solar panels are proposed to achieve energy savings of 5% of total energy for renewable sources.
4.	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA.III dt.04.01.2019.	Noted and agreed.
5.	SEIAA after deliberation decided to grant EC for-FSI-17410.34 m ² , Non FSI-13298.59 m ² , total BUA- 31338.93 m ² . (Plan approval No-SRA/ENG/2464/S/PL/AP, dated. 10.05.2023) (Restricted as per approval)	Yes, the condition is noted and agreeable to the same. EC for FSI-17410.34 m ² , Non FSI-13298.59 m ² , total BUA- 31338.93 m ²

General Conditions for Construction Phase: -

1.	The solid waste generated should be properly collected and segregated. Dry/ inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.	The solid waste generated is properly collected and segregated and also being stored separately in two bin system. Biodegradable Waste of operation phase is processed in OWC and manure so obtained is used for landscaping. Non-biodegradable Waste is managed through recyclers.
2.	Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.	All construction waste gets collected and segregated properly. Most of that is reused for construction activity. Muck is dried before its final disposal.
3.	Any hazardous waste generator during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the Maharashtra pollution Control Board.	Used oil would be generated from the site, is disposed through Authorized vendor of MPCB.

4.	Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.	Adequate drinking water facility was provided for the workers at the site during construction phase. Toilets were provided for construction workers. Bins were provided to dispose of the municipal solid waste generated from labor camps.
5.	Arrangement shall be made that waste water and storm water do not get mixed.	Separate confined sewage system has been provided which is connected to STP for the treatment and is reused of the treated water. Excess treated water is disposed off into the sewer drain. Storm water drain is covered drain system and is connected to municipal drain.
6.	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.	Ready mix concrete will be used to reduce water demand during construction.
7.	The ground water level and its quality should be monitored regularly in consultation with Ground water Authority.	There will be no extraction of ground water in this project. The ground water levels and its quality are checked before commencement of the project.
8.	Permission to draw ground water shall be obtained from the competent Authority prior to construction/operation of the project.	PP will not be drawing any water from ground. PP are using only Tanker water for construction.
9.	Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor-based control.	Adequate measures is taken into consideration to minimize the waste of water.
10.	The Energy Conservation Building Code shall be strictly adhered to	Condition noted.
11.	All the topsoil excavated during construction activities should be stored for use In horticulture / landscape development within the project site.	Excavated topsoil is used for landscaping.
12.	Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.	The cut & fill is minimum to the extent possible. The cut & fill is accordance with the natural contour, and it has been maintained in such a way that the natural drainage will not disturb. There is no import and export of soil from site.

13.	Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.	Soil testing is being carried out and according to the reports all the parameters are within the prescribed norms.
14.	PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1995 as amended during the validity of Environment Clearance.	Condition is noted.
15.	The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.	DG set specifications proposed are as per CPCB norms.
16.	Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.	The PUC checked/authorized vehicles are allowed on the site for transfer of material.
17.	Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.	Following care are taken regarding noise levels with conformation to the residential area. 1. Use of well-maintained equipment fitted with silencers. 2. Noise shields near the heavy construction operations are provided. 3. Construction activities are limited to daytime hours only. Also use of Personal Protective Equipment (PPE) like ear muffs and ear plug during construction activities. The ambient air and noise report are enclosed herewith. The report indicates that the same are within the prescribed norms defined by the concern authority.
18.	Diesel power generating sets proposed as sources of backup power for elevators and common area illumination during operation phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of	• D.G. sets for 1 X 500 KVA is provided as back up for the said buildings. • D.G. sets will be provided with silencer & acoustic enclosures. The stacks shall be provided as per MPCB norms.

	DG sets should be equal to the height needed for the combined capacity of all proposed GD sets. Use low sulphur diesel. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.	
19.	Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings.	Regular supervision done by our site engineer to take care of the construction activity and of the surroundings.
General Conditions operation phase:-		
1.	The solid waste generated should be properly collected and segregated. Dry/ inert solid waste should be disposed off to the approved sites for land filling after recovering recyclable material.	The solid waste generated shall be properly collected and segregated and also being stored separately in two bin system. Biodegradable Waste of operation phase shall be processed in OWC and manure so obtained will be used for landscaping. Non-biodegradable Waste shall be managed through recyclers.
2.	E- waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	E-waste generated will be managed as per E-Waste Management Rules, 2016. It will be handed over to authorized vendor.
3.	The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the Ministry before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled / reused to the maximum extent possible. Treatment of 100% gray water by decentralized treatment should be done. Discharge of unused treated affluent shall conform to the norms and standards of the Maharashtra Pollution Control Board. Necessary measures should be made to mitigate the odour problem from STP.	STP with a total of 126 KLD capacity is been provided for operational buildings. Construction and installation of STP shall be carried out by expert consultant. Treated water shall be used for the flushing and Gardening, Landscaping and Green belt area development. After the satisfactory completion of the work, the installation will be get certified from independent expert agency and report in this regard will be submitted to the Ministry of Environment, Forest and Climate Change before the project is commissioned for operation.
4.	Project proponent shall ensure completion of STP, MSW disposal facility, green belt developed prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing	The provisions of STP, MSW disposal facility & Green Belt development will be completed before getting the Occupation certificate.

	excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement in	
5.	The occupancy certificate shall be issued by the local planning authority to the project only after ensuring sustained availability of drinking, water, connectivity of sewer line to the project site must be avoided. Parking should be fully internalized and no public space should be utilized.	Condition is Noted.
6.	Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.	• This effect would be prominent during construction as well as operation phase. The probability of inconvenience faced due to the frequency of truck movement during construction phase would be minimized by better control of traffic movement in the area. Noise levels expected from the planned operating conditions have been assessed and are likely to be within acceptable levels. The impacts have been mitigated by the suggested measures in the “air control and management section”. • Anti-honking sign boards are placed in the parking areas and on entry and exit point. The project will be provided with sufficient road facilities within the project premises and there will be a large area provided for the parking of vehicles. • Width of all internal roads (m): Minimum 9.00 m. wide road.
7.	PP to provide adequate electric charging points for electric vehicles (EVs.)	Condition is Noted.
8.	Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with local DFO/ Agriculture Dept.	• The green area proposed is RG area provided 465.68 sq.m. Accordingly, same will be provided as per approved plan. A combination of native evergreen trees and ornamental flowering trees, shrubs and palms are planned in the complex.

		Plantation Details: Species will be selected as per CPCB greenbelt guidelines and common species available in the proposed area.
9.	A separate environment management cell with qualified staff shall be set up for implantation of the stipulated environmental safeguards.	Separate environment management cell with qualified staff is formed and implementing the same.
10.	Separate funds shall be allocated for implementation of environmental protection measures/ EMP along with item-wise break-up. These costs shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes and year-wise expenditure should reported to the MPCB and this department.	EMP cost has been worked out and allocated for all air pollution devices and other facilities. EMP Cost: - Capital Cost: Rs. 615.6 Lakhs - O & M Cost: Rs. 59.9 Lakhs
11.	The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at http://ec.maharashtra.gov.in .	We noted the condition
12.	Project management should submit half yearly compliance reports in respect of the stipulated prior environmental clearance terms and conditions in hard and soft copies to the MPCB and this department, on 1st June and 1st December of each calendar year.	PP is herewith regularly submitting six monthly reports to Environment Department, Mantralaya & MPCB.
13.	A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.	Yes, PP noted the condition & agreeable to the same.

14.	The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels mainly; SPM, RSPM, SO ₂ , NO _x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.	Regular monitoring is herewith carried out and the results of the same are submitted to concern authority along with the report.
-----	---	--

General EC Conditions: -

1.	PP has to abide by the conditions stipulated by SEAC & SEIAA.	Condition is noted by PP.
2.	If applicable consent for Establishment shall be obtained from Maharashtra Pollution Control Board under Air and water Act and a copy shall be submitted to the Environment t Department before start of any construction work at the site.	Consent to Establish is obtained from MPCB : No:- Format1.0/CC/UAN No.0000204665/CE/2409000917 dtd 24.04.2022
3.	Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.	Environmental Clearance is already obtained. SIA/MH/INFRA2/430429/2023 dtd 02.02.2024
4.	The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by email) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.	PP is herewith submitting six monthly reports to Environment Department, Mantralaya & MPCB.
5.	The environmental statement for each financial year ending 31 st March in Form – V as is mandated to be submitted by the project proponent to the concerned State Pollution	Yes, PP noted the condition & agreeable to the same.

	Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.	
6.	This environmental Clearance is issued to obtaining NoC from forestry & wildlife angle including clearance from the standing committee of the National Board for wild Life as if applicable & this environment clearance does not necessarily implies the forestry & wild life clearance granted to the project will be considered separately on merit.	Yes, PP noted the condition & agreeable to the same.
7.	The environmental Clearance is being issued without prejudice to the court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision of the Hon`ble court will be binding on the project proponent. Hence this clearance doesn't give immunity to the project proponent in the case filed against him.	Yes, PP noted the condition & agreeable to the same.
8.	The environmental Clearance is being issued purely from environment point of view without prejudice to any court cases and all other applicable permissions/ NoCs shall be obtained before starting proposed work at site.	Condition is noted & agreeable to the same.
9.	In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environmental Clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.	Yes, PP noted the condition & agreeable to the same.
10.	Validity of Environmental Clearance: The environmental clearance accorded shall be valid for a period of 7 years as per MoEF&CC Notification dated 29th April, 2015.	Noted. Shall be as per the circulars prevailing at the time of granting EC.

11.	The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.	Yes, PP noted the condition & agreeable to the same.
12.	Any appeal against this environmental clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune), New Administrative Building, 151 Floor, D-, Wing, Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.	Yes, PP noted the condition & agreeable to the same.

**ENERGY
CONSERVATION
MEASURES**

Developer

M/s. Space Developers

C.T.S. No. 351, 351/1 to 351/110, 575, 575/1 to 9 of Village Kanjurmarg, Taluka Kurla, Quarry
Road, Bhandup (W), Mumbai - 400078

ENERGY SAVING CALCULATIONS

Sr no.	Description	Demand load KW	No. of Hour.	Energy consumed by Conventional way KWH/Day	Energy consumed by Energy saving devices KWH/DAY	Energy saving KWH/Day	Saving %	Remark	
1	Landscape area lighting	1	12	12.00	9.60	2.40	20%	Use of LED lights instead of T8 flurocent lights	
2	Stair case & lobby area lighting	32	12	384.00	307.20	76.80	20%	Use of LED lights instead of T8 flurocent lights	
3	Stilt area lighting	2	12	27.60	22.08	5.52	20%	Use of LED lights instead of T8 flurocent lights	
4	Refuge area lighting	1	12	13.68	10.94	2.74	20%	Use of LED lights instead of T8 flurocent lights	
5	Lift load	194	6	1164.00	931.20	232.80	20%	VFD's On lift	
6	Apartment equipment load	471	4	1884.00	1507.20	376.80	20%	Using BEE star rated equipment	
7	Shop load	3	8	24.00	19.20	4.80	20%	Using BEE star rated equipment	
8	Geyser Load	630	1	504.00	352.80	151.20	30%	Using solar water heater	
9	Plumbing load	32	8	256.00	230.40	25.60	10%	Using High efficient motor & pump	
10	STP	24	8	192.00	172.80	19.20	10%	Using High efficient motor & pump	
11	OWC	4	8	32.00	32.00	0.00	0%		
12	Fire load	0	8	0.00	0.00	0.00	0%		
	TOTAL	1394		4493	3595	898			
	Solar PV panel installation	14				62.7		100% on Solar PV panel (Net metering)	
					Total Energy saving	21%			
					Solar saving	5%			
Energy consumed by Conventional way KWH/Day									4493
Energy saving KWH/Day									961
Total project saving									21%
Energy saving through solar KWH/Day									214
Total solar saving									5%

Energy Savings
Combined = 21%
Solar Savings = 5%

**HALF YEARLY POST ENVIRONMENTAL
MONITORING REPORT**

OF

**RESIDENTIAL PROJECT
“Shiv Darshan”**

For

October, 2025 – March, 2026

Developer

M/s. Space Developers

C.T.S. No. 351, 351/1 to 351/110, 575, 575/1 to 9 of Village Kanjurmarg, Taluka Kurla, Quarry
Road, Bhandup (W), Mumbai - 400078

Prepared by

ENVIRO ANALYSTS & ENGINEERS P. LTD.

TEST REPORT

Report No. - EAEPL/A/01/26/00009A			Report Date - 14.01.2026
Name of Customer	M/s. SPACE DEVELOPERS PVT. LTD.		Reference – SD/002/2020-21
Site Address	Room No.-12 Ground Floor, Shivdarshan CHS Ltd., Plot No. 351,351/1 to 110, Quarry Road, Off LBS Marg, Bhandup(W), Mumbai-400078		
Nature and Description of Sample	Ambient Air	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/A/01/26/00009A (Near Site office)	Sample quantity and packing	PM ₁₀ = 1 * 1 No. Filter paper. PM _{2.5} = 1 * 1 No. Filter paper. SO ₂ = 30ml * 2 No. PVC bottle. NO ₂ = 30ml * 2 No. PVC bottle.
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	06.01.2026	Date of Receipt	07.01.2026
Sampling Procedure	EAEPL/LAB/SOP/01		
Period of Analysis	07.01.2026 to 09.01.2026		
Report for the month	JANUARY, 2026		

Discipline: Chemical

Group: Atmospheric Pollution

Environmental Conditions				
Ambient Air Temperature (°C)		Relative Humidity (%)		Duration of Monitoring
29°C		60%		8 Hours
RESULTS				
Test Parameters	UNIT	Results	NAAQS LIMITS	METHOD
Particulate Matter (PM ₁₀)	µg/m³	86.78	100	IS 5182 (Part 23) 2006 Reaffirmed 2022
Particulate Matter (PM _{2.5})	µg/m³	43.74	60	IS 5182 (Part 24) 2019 Reaffirmed 2024
Sulphur Dioxide (SO ₂)	µg/m³	16.41	80	IS 5182 Part 2 (2001) Sec 1:2023
Nitrogen Dioxide (NO ₂)	µg/m³	20.88	80	IS 5182 Part 6 (2006) Reaffirmed 2022

Remark: All the measured values are within NAAQS limits for the above tested parameters only.

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

Reviewed by

Approved by

(QM/DM)
(Shweta Sonawane)

Authorized Signatory
(Shilpa Dhamankar)

Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
2. This report is not to be reproduced except in full, without written approval of the laboratory.

-----End of Report-----

TEST REPORT

Report No. - EAEPL/N/01/26/00009B			Report Date - 14.01.2026
Name of Customer	M/s. SPACE DEVELOPERS PVT. LTD.		Reference – SD/002/2020-21
Site Address	Room No.-12 Ground Floor, Shivdarshan CHS Ltd., Plot No. 351,351/1 to 110, Quarry Road, Off LBS Marg, Bhandup(W), Mumbai-400078		
Nature and Description of Sample	Ambient Noise	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/N/01/26/00009B	Sample quantity and packing	Not Applicable
Date of Sampling	06.01.2026	Date of Receipt	Not Applicable
Sampling Procedure	EAEPL/LAB/SOP/04		
Period of Analysis	Not Applicable		
Report for the month	JANUARY, 2026		

Discipline: Chemical

Group: Atmospheric Pollution

Monitoring Locations	Units	Results		CPCB Norms	
		Day Time	Night Time	Day	Night
Near Main Gate of Site	dB(A) Leq.	54.6	44.5	55	45
Near Centre Side of Site	dB(A) Leq.	54.2	42.3	55	45
Near Back Side of Site	dB(A) Leq.	53.7	43.1	55	45
Near Site Office of Site	dB(A) Leq.	52.4	41.8	55	45

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

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

Reviewed by

Approved by



(QM/DM)
(Shweta Sonawane)



Authorized Signatory
(Shilpa Dhamankar)

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-----End of Report-----

TEST REPORT

Report No. - EAEPL/W/01/26/00009C			Report Date – 14.01.2026
Name of Customer	M/s. SPACE DEVELOPERS PVT. LTD.		Reference – SD/002/2020-21
Site Address	Room No.-12 Ground Floor, Shivdarshan CHS Ltd., Plot No. 351,351/1 to 110, Quarry Road, Off LBS Marg, Bhandup(W), Mumbai-400078		
Nature and Description of Sample	Tanker Water Sample	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/01/26/00009C (Near Site Office)	Sample quantity and packing	2 L X 1 No. PVC Can
		Sample Preservation	Cool -Transported and stored at 5°C (± 1°C).
Date of Sampling	07.01.2026	Date of Receipt	07.01.2026
Sampling Procedure	EAEPL/LAB/SOP/02		
Period of Analysis	07.01.2026 to 14.01.2026		
Report for the month	JANUARY, 2026		

Discipline: Chemical

Group: Water

Parameters	Unit	Results	Method
pH	-	7.65	IS 3025 (Part 11) 2022
Turbidity	NTU	<1.0	IS 3025 (Part 10) 2023
TDS	mg/L	264.00	IS 3025 (Part 16) 2023
Alkalinity	mg/L	166.95	IS 3025 (Part 23) 2023
Chlorides as Cl	mg/L	46.16	IS 3025(Part 32) 2025
Total Hardness	mg/L	171.05	IS 3025 (Part 21) 2009 Reaffirmed 2023
Calcium	mg/L	38.48	IS 3025 (Part 40) 2024
Residual chlorine	mg/L	ND	IS 3025 (Part 26) 2021
Sulphate	mg/L	15.96	IS 3025 (Part 24) Sec 1: 2022
Nitrate	mg/L	<LOQ (0.2)	APHA 4500-NO3 B (24 th Edition)
Fluoride	mg/L	< LOQ (0.25)	APHA 4500 F-D (24 th Edition)
Heavy Metals:			
Iron (Fe)	mg/L	< LOQ (0.02)	IS 3025 (Part 2) 2019 Reaffirmed:2023
Copper (Cu)	mg/L	< LOQ (0.02)	IS 3025 (Part 2) 2019 Reaffirmed:2023
Zinc (Zn)	mg/L	< LOQ (0.02)	IS 3025 (Part 2) 2019 Reaffirmed:2023
Lead (Pb)	mg/L	< LOQ (0.02)	IS 3025 (Part 2) 2019 Reaffirmed:2023
Chromium (Cr)	mg/L	< LOQ (0.02)	IS 3025 (Part 2) 2019 Reaffirmed:2023

Note: ND – Not Detected / LOQ – Limit Of Quantification.

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

Reviewed by

Approved by



(QM/DM)
(Shweta Sonawane)



Authorized Signatory
(Shilpa Dhamankar)

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End of Report

**ENVIRO ANALYSTS & ENGINEERS PVT. LTD.**

(NABET, NABL Accredited and MoEFCC Approved)

CIN No-U28900MH1995PTC093129 | GST No-27AAACE6597R1ZP

B-1003,Enviro House,10th Flr, Western Edge II, W.E. Highway, Borivali (E), Mumbai-400066

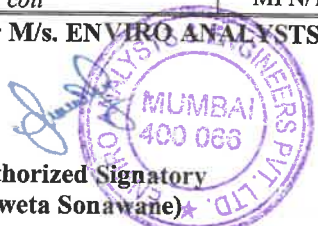
TEST REPORT

Report No. - EAEPL/W/01/26/00009C			Report Date – 14.01.2026
Name of Customer	M/s. SPACE DEVELOPERS PVT. LTD.		Reference – SD/002/2020-21
Site Address	Room No.-12 Ground Floor, Shivdarshan CHS Ltd., Plot No. 351,351/1 to 110, Quarry Road, Off LBS Marg, Bhandup(W), Mumbai-400078		
Nature and Description of Sample	Tanker Water Sample	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/W/01/26/00009C (Near Site Office)	Sample quantity and packing	500ml X 1 No. St. PP. Bottle
		Sample Preservation	Cool -Transported and stored at 5 °C (± 1°C).
Date of Sampling	07.01.2026	Date of Receipt	07.01.2026
Sampling Procedure	EAEPL/LAB/MB/SOP/17		
Period of Analysis	07.01.2026 to 09.01.2026		
Report for the month	JANUARY, 2026		

Discipline: Biological**Group: Water**

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

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


Authorized Signatory
(Shweta Sonawane)

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-----End of Report-----

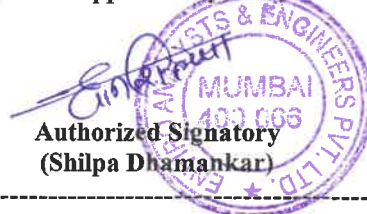
TEST REPORT

Report No. - EAEPL/S/01/26/00009D			Report Date – 14.01.2026
Name of Customer	M/s. SPACE DEVELOPERS PVT. LTD.		Reference – SD/002/2020-21
Site Address	Room No.-12 Ground Floor, Shivdarshan CHS Ltd., Plot No. 351,351/1 to 110, Quarry Road, Off LBS Marg, Bhandup(W), Mumbai-400078		
Nature and Description of Sample	Soil	Sample Collected by	EAEPL Laboratory
Sampling locations and Sample Code	EAEPL/S/01/26/00009D (Near Centre side of Site)	Sample quantity and packing	1000gm X 1 Zip lock bag
		Sample Preservation	Transported & stored in dry area.
Date of Sampling	07.01.2026	Date of Receipt	07.01.2026
Sampling Procedure	EAEPL/LAB/SOP/03		
Period of Analysis	07.01.2026 to 14.01.2026		
Report for the month	JANUARY, 2026		

Discipline: Chemical
Group: Soil & Rock

Parameters	Unit	Results	Method
pH	--	7.88	IS 2720 (Part 26):1987, Reaffirmed:2021
Electrical Conductivity	µS/cm	837.00	IS 14767:2000, Reaffirmed:2021
Soil Moisture	%	18.52	IS 2720 (Part 02):1973 (Reaffirmed 2020) Oven drying method
Water Holding Capacity	%	31.12	EAEPL/LAB/SOP/SOIL/10
Organic Matter	%	2.78	IS 2720 (Part 22) – 1972 (Reaffirmed 2020)
Chlorides as Cl	mg/kg	118.64	EAEPL/LAB/SOP/SOIL/03
Total Kjeldhal Nitrogen	mg/kg	608.10	IS 14684:1999 (Reaffirmed 2019)
Calcium	mg/kg	2380.57	EAEPL/LAB/SOP/SOIL/18
Magnesium	mg/kg	218.34	EAEPL/LAB/SOP/SOIL/14
Sulphate	mg/kg	32.29	IS 2720 (Part 27):1977 (Reaffirmed 2020)
Available Phosphorus	mg/kg	1.28	EAEPL/LAB/SOP/SOIL/11
Sodium (Na)	mg/kg	1708.51	EPA 3050B
Potassium (K)	mg/kg	916.22	EPA 3050B
Copper (Cu)	mg/kg	84.21	EPA 3050B
Iron (Fe)	mg/kg	61892.04	EPA 3050B
Lead (Pb)	mg/kg	10.54	EPA 3050B
Zinc (Zn)	mg/kg	251.37	EPA 3050B

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

(QM/DM)
(Shweta Sonawane)
Approved by

Authorized Signatory
(Shilpa Dhamankar)
Note: 1. The result mentioned above refers only to the tested sample(s) and applicable parameter(s).
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End of Report



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

To,

The Partner

M/S. SPACE DEVELOPERS

Room no. 12 Shiv Darshan CHS Quarry road opp Mangatram Petrol Pump
 LBS Road Bhandup West Mumbai -400078

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/INFRA2/430429/2023 dated 23 May 2023. The particulars of the environmental clearance granted to the project are as below.

- | | |
|--|--|
| 1. EC Identification No. | EC24B038MH110419 |
| 2. File No. | SIA/MH/INFRA2/430429/2023 |
| 3. Project Type | Expansion |
| 4. Category | B |
| 5. Project/Activity including Schedule No. | 8(a) Building and Construction projects |
| 6. Name of Project | Proposed expansion of Slum Redevelopment Scheme Project at Slum plot C.T.S No. 351/1 to 110, 575, 575/1 to 9 of Village Kanjur, Near Mangatram Petrol Pump, Off L.B.S Marg, Bhandup (W). 'S' ward, Mumbai-78 by M/S Space Developer. |
| 7. Name of Company/Organization | M/S. SPACE DEVELOPERS |
| 8. Location of Project | MAHARASHTRA |
| 9. TOR Date | N/A |

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

Date: 02/02/2024

(e-signed)
Pravin C. Darade , I.A.S.
Member Secretary
SEIAA - (MAHARASHTRA)

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

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STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/INFRA2/430429/2023
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s. Space Developer,
C.T.S No. 351/1 to 110, 575, 575/1 to 9,
Village Kanjur, Near Mangatram Petrol Pump,
Off L.B.S Marg, Bhandup (W). 'S' ward,
Mumbai.

Subject : Environmental clearance for Proposed expansion of Slum Redevelopment Scheme Project at Slum plot C.T.S No. 351/1 to 110, 575, 575/1 to 9 of Village Kanjur, Near Mangatram Petrol Pump, Off L.B.S Marg, Bhandup (W). 'S' ward, Mumbai by M/s. Space Developer

Reference : Application no. SIA/MH/INFRA2/430429/2023

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-2 in its 208th meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 271st (Day-2) meeting of State Level Environment Impact Assessment Authority (SEIAA) held on 30th November, 2023.

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

Sr. no.	Description	Details	
1	Proposal Number	SIA/MH/INFRA2/430429/2023	
2	Name of Project	Proposed Expansion of Slum Redevelopment Scheme Project at Slum plot C.T.S No. 351/1 to 110, 575, 575/1 to 9 of Village Kanjur, Near Mangatram Petrol Pump, Off L.B.S Marg, Bhandup (W). 'S' ward, Mumbai-400078	
3	Project category	8(a), B2	
4	Type of Institution	Private Limited	
5	Project Proponent	Name	Mr. Pravin Meghji Nishar
		Regd. Office address	Room no. 12, Shiv Darshan CHS, Quarry Road, Opposite Mangatram Petrol Pump, LBS Road, Bhandup West, Mumbai - 400078.
		Contact number	9819762727
		e-mail	spacedeveloper@hotmail.com
6	Consultant	Name M/s. Enviro Analysts & Engineers Pvt. Ltd. NABET Accreditation No: NABET/EIA/2124/SA0193 Validity: 18.06.2024	

7	Applied for			Brownfield Project			
8	Location of the project			C.T.S No. 351/1 to 110, 575, 575/1 to 9 of Village Kanjur, Near Mangat ram Petrol Pump, Off L.B.S Marg, Bhandup (w), 'S' ward.			
9	Latitude and Longitude			Latitude - 19°08'32.72" N, Longitude - 72°55'28.60" E			
10	Plot Area (Sq.m.)			4831 sq.m			
11	Deductions (Sq.m.)			417.95 sq.m.			
12	Net Plot area (Sq.m.)			4413.05 sq.m.			
13	Ground coverage (m ²) & %			1784.76 sq.m. (39.31%)			
14	FSI Area (Sq.m.)			24511.93 sq.m.			
15	Non-FSI (Sq.m.)			21662.64 sq.m.			
16	Proposed built-up area (FSI + Non-FSI) (Sq.m.)			46174.57 Sq.m.			
17	TBUA (m2) approved by Planning Authority till date.			IOA Approval dated – 10/05/2023 File no - SRA/ENG/2464/S/PL/AP TBUA – 31338.93 sq.m.			
18	Earlier EC details with Total Construction area, if any.			EC Received on Date 13/03/2022 Plot area -4831 Sq.m. FSI area- 23669.65 sq.m. Non FSI area- 25636.41 Total Built up area- 49306.06 Sq.m.			
19	Construction completed as per earlier EC (FSI + Non FSI) (Sq.m.)			12834.73 Sq.m.(Rehab Construction Completed OC Received)			
20	Previous EC / Existing Building			Proposed Configuration			Reason for Modification / Change
	Building Name	Configuration	Height (m)	Building Name	Configuration	Height (m)	
	Composite Building	Ground with part stilt+ 17 upper floors with separate Mechanical Puzzle Parking Tower	54.4m	Composite Building	Ground with part stilt+ 17 upper floors with separate Mechanical Puzzle Parking Tower	54.4m	No Change
	Sale Building (A & B Wings)	Service Basement+ Ground with part stilt+ 1 st to 6 th podium + 1 st floor (Refuge) + 2 nd to 7 th + 8 th	118.65m	Sale Building	Service Basement+ Ground with part stilt+ 1 st to 6 th podium + 1 st floor (Refuge) + 2 nd to 7 th + 8 th (Refuge)+ 9 th to	119.93	Reduction in one floor and change in internal planning.

		(Refuge)+ 9 th to 14 th +15 (Refuge)+ 16 th to 21 st floors + 22 nd (Refuge) to 23 rd +28 floors+ 29 th (Refuge)+ 30 th to 33 rd upper floor			14 th +15 (Refuge)+ 16 th to 21 st floors + 22 nd (Refuge) to 23 rd +28 floors+ 29 th (Refuge)+ 30 th to 32 rd upper floor		
	Commercial Building	Ground + 1 st Floor	6.30m	Commercial Building	Ground + 1 st Floor	6.30m	No Change
	Temple	Ground Floor	7.50m	Temple	Ground Floor	7.50m	No Change
21	No. of Tenements & Shops			Rehab - 172 nos. Sale - 392 (362+30) nos. Commercial- 6 nos. Religious Structure/Temple: 01, Balwadi: 01, Welfare Center: 01, Society Office: 01, Yogacara: 01, Community Hall: 01			
22	Total Population			Residential (Rehab): 1008 nos. Residential (Sale): 1575 nos. Commercial: 25 nos. Total: 2608 nos.			
23	Total Water Requirements CMD			Total Water Requirement - 354 KLD Domestic Water – 234 KLD Flushing Water – 117 KLD Landscaping – 3 KLD			
24	Under Ground Tank (UGT) location			1.5 m Below Ground Level			
25	Source of water			MCGM			
26	STP Capacity & Technology			2 STP of a Total Capacity of 350 KLD, MBBR			
27	STP Location			350 KLD in the Service Basement, 40% Cut-out at ground level			
28	Sewage Generation CMD & % of sewage discharge in the sewer line			317 KLD &, 35% of excess treated water to sewer line & remaining 1 KLD to Miyawaki 40 KLD to Nearby Garden Reservation Area.			
29	Solid Waste Management during Construction Phase			Type	Quantity (Kg/d)	Treatment/disposal	
				Dry waste	10 kg/day	Will be handed over to a recycler	

		Wet waste	15 kg/day		Handed over to Municipal waste collector
		Construction waste	Topsoil	0 cum	This is SRA Project.
			Demolition Waste (Transit Camp)	2200 cum	Excavation waste 6899.54 cum is already transportation outside of plot as per the done SWM NOC. Demolition waste will be transported once when labors presently accommodated in transit camp will be shifted from there.
			Empty cement bags	20005 nos.	To be handed over to local recyclers
			Steel	5 MT	To be handed over to local recyclers
			Aggregates	15 MT	To be used as a layer for internal roads and building boundary walls.
			Broken Tiles	440 sq.m	Waste tiles to be used as china mosaic for terraces.
			Empty Paint Cans (20 liter/ can)	500 nos.	To be handed over to the recycler
30	Total Solid Waste Quantities with type during Operation Phase & Capacity of OWC to be installed	Type	Quantity (Kg/d)		Treatment/disposal
		Dry waste	525 kg/day		Will be handed over to a recycler
		Wet waste	781 kg/day		Composting by OWC - manure produced will be used at a site for landscaping.
		E-Waste	1329 kg/yr		Will be collected and sent to MPCB-authorized recyclers.
		STP Sludge (dry)	16 kg/day		Dry sewage sludge will be used as manure

				for gardening.
31	R.G. Area in sq.m.	RG required – 465.68 sq.m (8%)		
		Unpaved RG – 334.57 sq. m.		
		Paved RG – 131.11 sq. m.		
		Total – 465.68 sq.m (8%)		
		Existing trees on the plot: 04 nos.		
		The number of trees to be planted: 57 nos. of trees		
		a) Total trees on site – 04 nos.		
		b) Total trees to be retained – 03 nos.		
		c) Total trees dead- 01nos.		
		d) Total tree on site after completion - 57+150 = 207 nos. + 50 shrubs		
32	Power requirement	During the Operation Phase:		
		Details	MSEDCL	
		Connected load (kW)	7382 KW	
		Demand load (kW)	1394 KW	
33	Energy Efficiency	a) Total Energy saving (%): 21 %		
		b) Solar energy (%): 5%		
34	D.G. set capacity	1 x 330 KVA		
35	No. of 4-W & 2-W Parking with 25% EV	4-Wheelers – 173 Nos.		
		2-Wheeler – 174 nos.		
36	No. & capacity of Rainwater harvesting tanks /Pits	RWH tank is proposed considering 2 days holding capacity –		
		Rehab-35 cum/day, Sale-44 cum/day.		
37	Project Cost in (Cr.)	Rs. 236 Cr		
38	EMP Cost	a) Construction Phase –		
		1.Capital Cost: Rs. 23.07 Lakhs.		
		2.O & M Cost: Rs. 13.6 Lakhs.		
		b) Operation Phase:		
		1.Capital Cost: Rs. 615.6 Lakhs.		
		2.O & M Cost: Rs. 59.9 Lakhs. /Annum.		
39	CER Details with justification if any....as per MoEF&CC circular dated 01/05/2018	It will be as per the OM dated 30th September 2020.		
40	Details of Court Cases/litigations w.r.t the project and project location if any.	NA		

The comparative statement showing the project details as per earlier EC and the project details as per proposed expansion & amendment is as follow:

Sr. No.	Project Details		Details	
		Unit	As per EC Received Dated 13.03.2022	For proposed Amendment / Remarks

			SIA/MH/MIS/228669/2021	expansion	
1	Plot area	Sq.m.	4831	4831	No Change
2	FSI area	Sq.m.	23669.65 (Restricted FSI- 19526.58)	24511.93	Increased, because of road set back.
3	Non FSI area	Sq.m.	25636.41 (Restricted Non FSI- 23645.80)	21662.64	Decreased, due to Change in Planning.
4	Total Built up area (Construction area)	Sq.m.	49306.06 (Restricted Total BUA- 43172.38)	46174.57	Reduced, due to reduction in no. of floors.
5	Project Cost	Rs.	210.00 Cr	236.81 Cr	
6	Building Configuration				
	Buildings	Wings			
	Composite Building		Ground with part stilt+ 17 upper floors with separate Mechanical Puzzle Parking Tower	Ground with part stilt+ 17 upper floors with separate Mechanical Puzzle Parking Tower	No Change
	Sale Building	A, B	Service Basement+ Ground with part stilt+ 1 st to 6 th podium + 1 st floor (Refuge) + 2 nd to 7 th + 8 th (Refuge)+ 9 th to 14 th +15 (Refuge)+ 16 th to 21 st floors + 22 nd (Refuge) to 23 rd +28 floors+ 29 th (Refuge)+ 30 th to 33 rd upper floor	Service Basement+ Ground with part stilt+ 1 st to 6 th podium + 1 st floor (Refuge) + 2 nd to 7 th + 8 th (Refuge)+ 9 th to 14 th +15 (Refuge)+ 16 th to 21 st floors + 22 nd (Refuge) to 23 rd +28 floors+ 29 th (Refuge)+ 30 th to 32 rd upper floor	Reduction in one floor and change in internal planning.
	Commercial Building		Ground + 1 st Floor	Ground + 1 st Floor	No Change
	Temple		Ground Floor	Ground Floor	No Change

Sr. No.	Project Details		Details		
		Unit	As per EC Received Dated 13.03.2022 SIA/MH/MIS/228669/2021	For proposed Amendment / expansion	Remarks

7	Number of tenants and shops				
	Residential Tenements		Rehab- 172 Sale- 409 (379+30)	Rehab- 172 Sale-392 (362+30)	Reduced, due to decrease in No. of Floors.
	Shops	Commercial	6	6	No Change
8	No. of expected Residents				
	Residential		2640	2583	Reduced, due to decrease in no. of tenements.
	Shops		25	25	No Change
	Total		2665	2608	No Change
9	Height of the building				
	Rehab	M	54.4	54.4	No Change
	Sale	M	118.65	119.93	Increase in height, due to increase in floor to floor height.
10	Total water requirement	KLD	363	354	Decreased, due to reduction in no. of residents.
11	Wastewater generation	KLD	322	317	Decreased, due to reduction in no. of residents.

Sr. No.	Project Details		Details		
		Unit	As per EC Received Dated 13.03.2022 SIA/MH/MIS/228669/2021	For proposed Amendment / expansion	Remarks
12	STP capacity	KLD	Rehab- 130 Sale-220	Rehab- 130 Sale-220	No Change
13	Total Solid waste	Kg/Day	Wet Waste: 793 Dry Waste: 533 Total Solid Waste: 1326	Wet Waste: 781 Dry Waste: 525 Total Solid Waste: 1306	Reduced, due to decrease in no. of residents.
14	No. of Parking				
	4 Wheelers	Nos.	158	169	Increased, due to change in Planning.
	2 Wheelers	Nos.	140	134	Decreased, due to change in Planning.

15	Green Belt Development				
	Prop. Total R. G	Sq.m.	465.68	465.68	No Change
16	Power Requirement				
	Connected Load	Kw	7700	7382	As per Calculation
	Maximum Demand	Kw	1427	1394	As per Calculation
	D.G.sets	KVA	1*500	1*330	As per Calculation

3. Proposal is an expansion of existing construction project. PP has obtained earlier EC vide SIA/MH/MIS/228669, dated: 13.03.2022 for the plot area of 4,831.00 Sq.Mtrs and for total BUA of 43172.38 m2 which was restricted as per approval. Proposal has been considered by SEIAA in its 271st (Day-2) meeting held on 30th November, 2023. and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

A. SEAC Conditions-

1. PP to obtain revised IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra showing all required RG on mother earth as per Hon'ble supreme Court order.
2. PP to obtain following NOCs & remarks as per amended planning:
 - a) Revised CFO NOC; b) SWM /C&DNOC.
3. PP to deduct area under Temple & Parking Tower proposed in RG area., revised RG area calculations with architect certificate mentioning that they have provided all required RG on mother earth as per the Hon'ble Supreme Court order regarding RG area.
4. PP to submit architect certificate mentioning that footprint constructed of Sale building is as per earlier EC.
5. PP to obtain certified compliance report of earlier EC from Regional Office, MOEF&CC, Nagpur.
6. PP to reduce discharge of treated water up to 35%; PP to submit undertaking from concerned authority/agency/third party regarding use of excess treated water.

B. SEIAA Conditions-

1. PP has provided mandatory RG area of 465.68 m2 on mother earth without any construction Local planning authority to ensure the compliance of the same.
2. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
3. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
4. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum

issued by MoEF & CC vide F.No.22-34/2018-IA III dt.04.01.2019.

5. SEIAA after deliberation decided to grant EC for-FSI-17410.34 m², Non FSI-13298.59 m², total BUA- 31338.93 m². (Plan approval No-SRA/ENG/2464/S/PL/AP, dated. 10.05.2023) (Restricted as per approval)

General Conditions:

a) Construction Phase :-

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.
- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. Vehicles hired for transportation of Raw material shall strictly comply the emission

norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.

- XVII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XVIII. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XIX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.
- IV. Project proponent shall ensure completion of STP, MSW disposal facility, green belt development prior to occupation of the buildings. As agreed during the SEIAA meeting, PP to explore possibility of utilizing excess treated water in the adjacent area for gardening before discharging it into sewer line No physical occupation or allotment will be given unless all above said environmental infrastructure is installed and made functional including water requirement.
- V. The Occupancy Certificate shall be issued by the Local Planning Authority to the project only after ensuring sustained availability of drinking water, connectivity of sewer line to the project site and proper disposal of treated water as per environmental norms.
- VI. Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- VII. PP to provide adequate electric charging points for electric vehicles (EVs).

- VIII. Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept.
- IX. A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
- X. Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.
- XI. The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at parivesh.nic.in
- XII. A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
- XIII. The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

C) General EC Conditions:-

- I. PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.
- II. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
- III. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
- IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
- V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
- VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to

SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.

VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.

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

5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.

6. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.

7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.

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

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


Pravin Darade
(Member Secretary, SEIAA)

Copy to:

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

Signature Not Verified

Digitally signed by: Shri Pravin C. Darade, I.A.S.

Designation: Member Secretary

Date and Time: 22/02/2024 5:03:41 PM



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

To,

The Partner

M/S. SPACE DEVELOPERS

Room no. 12 Shiv Darshan CHS Quarry road opp Mangatram Petrol Pump
 LBS Road Bhandup West Mumbai -400078

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

Sir/Madam,

This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/MIS/228669/2021 dated 13 Sep 2021. The particulars of the environmental clearance granted to the project are as below.

- | | |
|--|--|
| 1. EC Identification No. | EC22B038MH190847 |
| 2. File No. | SIA/MH/MIS/228669/2021 |
| 3. Project Type | New |
| 4. Category | B2 |
| 5. Project/Activity including Schedule No. | 8(a) Building and Construction projects |
| 6. Name of Project | Proposed S.R Scheme "Shivdarshan SRA Co-Op, Hsg. Soc. Ltd." on Slum plot C.T.S No. 351/1 to 110, 575, 575/1 to 9 of Village Kanjur, Near Mangatram Petrol Pump, Off L.B.S Marg, Bhandup (W). 'S' ward, Mumbai-78 |
| 7. Name of Company/Organization | M/S. SPACE DEVELOPERS |
| 8. Location of Project | Maharashtra |
| 9. TOR Date | N/A |

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

Date: 13/03/2022

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

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

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STATE LEVEL ENVIRONMENT IMPACT ASSESSMENT AUTHORITY

No. SIA/MH/MIS/228669/2021
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/S. SPACE DEVELOPERS,
C.T.S No. 351/1 to 110, 575, 575/1 to 9
of Village Kanjur, Near Mangatram Petrol Pump,
Off L.B.S Marg, Bhandup (W) Mumbai-78

Subject : Environment Clearance for Proposed Construction project S.R Scheme Shivdarshan SRA Co-Op, Hsg. Soc. Ltd. on Slum plot C.T.S No. 351/1 to 110, 575, 575/1 to 9 of Village Kanjur, Near Mangatram Petrol Pump, Off L.B.S Marg, Bhandup (W) Mumbai-78 by M/S. SPACE DEVELOPERS

Reference : Application no. SIA/MH/MIS/228669/2021

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

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

Sr. No.	Description	Details	
1.	Plot Area (Sq. m)	4,831.00 Sq m	
2.	FSI Area (Sq. m)	23,669.65 sq m	
3.	Non FSI Area (Sq. m)	25,636.41 sq m	
4.	Proposed Built up area (FSI + Non FSI) (Sq. m)	49,306.06 sq m	
5.	Building configuration	Type of Building	Configuration
		Composite building	Ground with part stilt +17 upper floors with separate Mechanical Puzzle Parking Tower
		Sale building (with wings A, B)	Service Basement + Ground with Part stilt + 1 st to 6 th podium + 1 st Floor (Refuge) + 2 nd to 7 th + 8 th (Refuge) + 9 th to 14 th + 15 th (Refuge) + 16 th to 21 st Floors + 22 nd (Refuge)

			to 23 rd + 28 th Floors + 29 th (Refuge) + 30 th to 33 rd upper floor
		Commercial building	Ground +1st floor
		Temple Area	Ground Floor
6.	No.of Tenements and shops	Rehab- 172 nos. Sale- 379 nos. + 30 Nos = 409 Nos. Commercial - 6 nos.	
7.	Total population	Total – 2665 nos.	
8.	Total Water requirement CMD	During Dry season – 363 KLD	
9.	Sewage generation CMD	322 KLD	
10.	STP Capacity & Technology	Rehab :130 KLD Sale :220 KLD Technology - MBBR	
11.	STP location	Under Ground	
12.	Total Solid waste quantities	Dry Waste (Kg/Day): 533 Wet Waste (Kg/Day): 793 Total Solid Waste: 1326	
13.	RG Area in Sq.m	465.58 sq. mts.	
14.	Power Requirement	Connected Load	7700KW
		Maximum demand	1427 KW
15.	DG sets capacities	1 x 500 kVA	
16.	Project Cost (Cr.)	Rs 210 .00 Cr.	
17.	EMP Cost	Capital cost-484 lacs O&M-24 lacs/annum	
18.	CER Details with Justification if any	-	

3. Proposal is a new construction project. Proposal has been considered by SEIAA in its 238th (Day-2) meeting and decided to accord Environment Clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implantation of following terms and conditions-

Specific Conditions:

A. SEAC Conditions-

1. PP to submit IQD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to obtain following NOCs & remarks:
 - a) Water supply; b) SWM/ C & D Waste NOC; c) Revised Civil Aviation NOC.
3. PP to reduce discharge of treated water up to 35%. PP to submit NOC from concerned authority for use of excess treated water for garden reservation and nearby

constructions/ road medians.

4. PP to submit undertaking that the temple will be handed over to Composite building/SRA building owners.
5. PP to relocate plantation proposed near /under ramp.
6. PP to submit undertaking that they will incorporate mitigation measures suggested in light, shadow and ventilation analysis, during construction of Composite building.

B. SEIAA Conditions-

1. PP to keep open space unpaved so as to ensure permeability of water. However, whenever paving is deemed necessary, PP to provide grass pavers of suitable types & strength to increase the water permeable area as well as to allow effective fire tender movement.
2. PP to achieve at least 5% of total energy requirement from solar/other renewable sources.
3. PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF& CC vide F.No.22-34/2018-IA.III dt.04.01.2019.
4. SEIAA after deliberation decided to grant EC for – FSI-19526.58 m2, Non-FSI-23645.80m2, Total BUA-43172.38 m2. (Plan approval-For Sale building SRA/ENG/2464/S/PL/AP, dated-18.08.2021, For Composite Building SRA/ENG/2456/S/PL/AP, dated 26.03.2021).

General Conditions:

a) Construction Phase :-

- I. The solid waste generated should be properly collected and segregated. Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. Disposal of muck, Construction spoils, including bituminous material during construction phase should not create any adverse effect on the neighbouring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in the approved sites with the approval of competent authority.
- III. Any hazardous waste generated during construction phase should be disposed of as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- IV. Adequate drinking water and sanitary facilities should be provided for construction workers at the site. Provision should be made for mobile toilets. The safe disposal of wastewater and solid wastes generated during the construction phase should be ensured.
- V. Arrangement shall be made that waste water and storm water do not get mixed.
- VI. Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.
- VII. The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- VIII. Permission to draw ground water for construction of basement if any shall be obtained from the competent Authority prior to construction/operation of the project.
- IX. Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators or pressure reducing devices or sensor based control.

- X. The Energy Conservation Building code shall be strictly adhered to.
- XI. All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- XII. Additional soil for levelling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.
- XIII. Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- XIV. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XV. The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- XVI. PP to strictly adhere to all the conditions mentioned in Maharashtra (Urban Areas) Protection and Preservation of Trees Act, 1975 as amended during the validity of Environment Clearance.
- XVII. Vehicles hired for transportation of Raw material shall strictly comply the emission norms prescribed by Ministry of Road Transport & Highways Department. The vehicle shall be adequately covered to avoid spillage/leakages.
- XVIII. Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- XIX. Diesel power generating sets proposed as source of backup power for elevators and common area illumination during construction phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel is preferred. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- XX. Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings by a separate environment cell /designated person.

B) Operation phase:-

- I. a) The solid waste generated should be properly collected and segregated. b) Wet waste should be treated by Organic Waste Converter and treated waste (manure) should be utilized in the existing premises for gardening. And, no wet garbage will be disposed outside the premises. c) Dry/inert solid waste should be disposed of to the approved sites for land filling after recovering recyclable material.
- II. E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.
- III. a) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the MPCB and Environment department before the project is commissioned for operation. Treated

effluent emanating from STP shall be recycled/ reused to the maximum extent possible. Treatment of 100% grey water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP. b) PP to give 100 % treatment to sewage /Liquid waste and explore the possibility to recycle at least 50 % of water, Local authority should ensure this.

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

convenient location near the main gate of the company in the public domain.

C) General EC Conditions:-

- I. PP has to strictly abide by the conditions stipulated by SEAC& SEIAA.
 - II. If applicable Consent for Establishment" shall be obtained from Maharashtra Pollution Control Board under Air and Water Act and a copy shall be submitted to the Environment department before start of any construction work at the site.
 - III. Under the provisions of Environment (Protection) Act, 1986, legal action shall be initiated against the project proponent if it was found that construction of the project has been started without obtaining environmental clearance.
 - IV. The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
 - V. The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.
 - VI. No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA. In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.
 - VII. This environmental clearance is issued subject to obtaining NOC from Forestry & Wild life angle including clearance from the standing committee of the National Board for Wild life as if applicable & this environment clearance does not necessarily implies that Forestry & Wild life clearance granted to the project which will be considered separately on merit.
4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case pending in the court of law and it does not mean that project proponent has not violated any environmental laws in the past and whatever decision under EP Act or of the Hon'ble court will be binding on the project proponent. Hence this clearance does not give immunity to the project proponent in the case filed against him, if any or action initiated under EP Act.
5. This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permissions/ NOCs shall be obtained before starting proposed work at site.
6. In case of submission of false document and non-compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environment clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
7. Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification, 2006, amended from time to time.
8. The above stipulations would be enforced among others under the Water (Prevention and Control of Pollution) Act, 1974, the Air (Prevention and Control of Pollution) Act, 1981, the

Environment (Protection) Act, 1986 and rules there under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.

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


Manisha Patankar-Mhalskar
(Member Secretary, SEIAA)
11/3/2022

Copy to:

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

Government of Maharashtra

SEAC2211/CR- 97 /TC-2

Environment department,
Room No. 217, 2nd floor,

Mantralaya Annexc,
Mumbai 400 032

Date: 4th January, 2013

To,

M/s. Space Developers Pvt. Ltd.
At Village Kanjurmarg,
Tal- Kurla, Mumbai

Subject: Environment Clearance for the Proposed SR Scheme on plot bearing CTS No. 351, 351/1 to 351/110, 575, 575/1 to 9 of Village Kanjurmarg, Taluka Kurla, Quarry Road, Bhandup (W), Mumbai by M/s. Space developers. - Environmental clearance regarding.

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 2nd meeting decided to recommend the project for prior environmental clearance to SEIAA. Information submitted by you has been considered by State Level Environment Impact Assessment Authority in its 51st & 52nd Meetings.

2. It is noted that the proposal is for grant of Environmental Clearance for Proposed SR Scheme on plot bearing CTS No. 351, 351/1 to 351/110, 575, 575/1 to 9 of Village Kanjurmarg, Taluka Kurla, Quarry Road, Bhandup (W), Mumbai. SEAC considered the project under screening category 8(a) B2 as per EIA Notification 2006.

Brief Information of the project submitted during SEAC & SEIAA Meeting is as below:

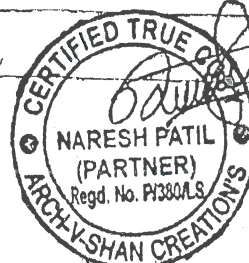
Name of Project	"Proposed Slum Rehabilitation project"
Name of Proponent	M/s. Space developers
Type of project	Slum Rehabilitation Project
Location of the project	C.T.S No: 351, 351/1 to 351/110, 575, 575/1 to 9 of Village Kanjur, situated at Quarry Road, Off Lal Bahadur Shastri Marg, Bhandup - W, Mumbai - 400 078.
Total Plot Area (sq. m.)	4470.28 Sq. Mt.
Deductions	499.85 Sq. Mt.
Net Plot area	3970.43 Sq. Mt.
Permissible FSI (including TDR etc.)	10622.88 Sq. Mt.
Proposed Built-up Area (FSI & Non-FSI)	•FSI area (sq. m.): 12474.70 •Non FSI area (sq. m.): 10581.42 •Total BUA area (sq. m.):21189.88

-1-
Pahar



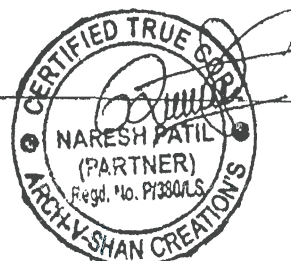
Ground-coverage Percentage (%)	1325.49 Sq. Mt. (33 % Net Plot Area)
Estimated cost of the project	Rs. 54.19 Crores
No. of building & its configuration(s)	Rehabilitation: 1 Building (Composite) Ground with part stilt - 16 floors. Sale: 1 Building with wing A & B. Stilt - 14 upper floors + 15th part floor.
Number of tenants and shops	Rehabilitation: Flats: 159 Nos. Shops: 1 No. Balwadi: 2 Nos. Welfare Centre: 2 Nos. Society Offices: 2 Nos. Sale Flats: 31 Nos. Sale: Flats: 145 Nos. Society office: 01 No. Fitness Center: 01 No
Number of expected residents / users	Rehabilitation: 993 persons Sale: 725 persons
Tenant density per hectore	Rehabilitation: 600/hectore Sale: 441/hectore
Height of the building(s)	Sale: 54.13 Mt. Rehabilitation: 56.10 Mt.
Right of way	27.40 M
Turning radius for easy access of fire tender movement from all around the building excluding the width for the plantation	6.0 M
Total Water Requirement	Dry season: - Fresh water (CMD): 152 & Source: M.C.G.M. - Recycled water (CMD): 81 (STP Treated sewage) - Total Water Requirement (CMD): 233 - Fire fighting (Cum): 310 (One Time Requirement) Wet Season: - Fresh water (CMD): 152 & Source: M.C.G.M. - Recycled water (CMD): 78 (STP Treated sewage) - Total Water Requirement (CMD): 230 - Fire fighting (CMD): 310 (One Time Requirement)
Rail Water Harvesting (RWH)	- Level of the Ground water table: 4 M - Size and no of RWH tank(s) and Quantity: 2 RWH tanks of total capacity 28 m³ - Size, no of recharge pits and Quantity: 7 nos. of ring wells. - Budgetary allocation (Capital cost and O&M cost): Capital cost: Rs.23.8 Laacs O & M cost: Rs. 1.19 Laacs/annum
Storm water drainage	- quantity of storm water: 0.07m³/Sec - Size of SWD: Internal discharge point of 600 mm dia @ slope 1 : 400
Sewage and Waste water	- Sewage generation (CMD): 200 - STP technology: MBBR Technology

V. K. Sharma



	•Capacity of STP (CMD): For Rehabilitation : 126 M³ For Sale: 93 M³ •Location of the STP: Rehabilitation: Ground Floor Plan Sale: Ground Floor Plan •DG sets (during emergency): For essential backup (Total DG capacity of the project including load of STP.) 1 D.G. set of capacity 320 kVA.& 1 D.G. set of capacity 380 kVA each. •Budgetary allocation (Capital cost and O&M cost): Capital cost: Rs. 101.82 Lacs O & M cost: Rs. 21.86 Lacs/annum																																																
Solid waste Management	Waste generation in the operation Phase: • Dry waste (Kg/day): 231 • Wet waste (Kg/day): 536 • STP Sludge (Dry sludge) (Kg/day) : 30 Mode of Disposal of waste: • Dry waste: Handed over to M.C.G.M. • Wet waste: Treated in Organic Waste Converter • STP Sludge (Dry sludge): Used as manure within the premises for plants. Budgetary allocation (Capital cost and O&M cost): Capital cost: Rs. 18.00 Lacs (Cost for treatment of biodegradable garbage in OWC) O & M cost: Rs. 4.32 Lacs/annum																																																
Green Belt Development	Total RG area: 1. RG area under green belt: • RG on the ground (sq. m.): 392.27 3. Plantation: • Number and list of trees species to be planted in the ground <table><tr><th>SR. NO.</th><th>BOTANICAL NAME</th><th>COMMON NAME</th><th>TOTAL</th></tr><tr><td></td><td colspan="3">Trees</td></tr><tr><td>1</td><td><i>Saraca indica</i></td><td>Sita Ashoka</td><td>13</td></tr><tr><td>2</td><td><i>Gmelina arborea</i></td><td>Shivan</td><td>10</td></tr><tr><td>3</td><td><i>Murraya paniculata</i></td><td>Kunti</td><td>07</td></tr><tr><td>4</td><td><i>Azadirachta indica</i></td><td>Neem</td><td>14</td></tr><tr><td>5</td><td><i>Lagerstroemia flosregineae</i></td><td>Tamhan</td><td>11</td></tr><tr><td>6</td><td><i>Bombax ceiba</i></td><td>Katesavar</td><td>10</td></tr><tr><td>7</td><td><i>Albizia lebbeck</i></td><td>Shirish</td><td>04</td></tr><tr><td>8</td><td><i>Polyalthea longifolia</i></td><td>Ashok</td><td>10</td></tr><tr><td>9</td><td><i>Bauhinia racemosa</i></td><td>Kanchan</td><td>05</td></tr><tr><td></td><td>Total</td><td></td><td>84</td></tr></table> Trees to be cut: 14 Nos. Trees to be retained: 2 Nos. Horticulture trimming: 1 No.	SR. NO.	BOTANICAL NAME	COMMON NAME	TOTAL		Trees			1	<i>Saraca indica</i>	Sita Ashoka	13	2	<i>Gmelina arborea</i>	Shivan	10	3	<i>Murraya paniculata</i>	Kunti	07	4	<i>Azadirachta indica</i>	Neem	14	5	<i>Lagerstroemia flosregineae</i>	Tamhan	11	6	<i>Bombax ceiba</i>	Katesavar	10	7	<i>Albizia lebbeck</i>	Shirish	04	8	<i>Polyalthea longifolia</i>	Ashok	10	9	<i>Bauhinia racemosa</i>	Kanchan	05		Total		84
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[Signature]



	Capital cost: Rs. 2.16 Lacs O & M cost: Rs. 0.35 Lacs/annum																																	
Energy	Power supply: •Maximum demand: 2563 KW •Connected load: 3944 KW •Source: Local Authority Energy saving by non-conventional method: • Solar Lights for the External Street Lighting Poles. • Efficient lighting fixtures like CFL/PL/T5 are proposed • Efficient motors & pumping system, Efficient lifts • Detail calculations & % of saving: 20.85 • Budgetary allocation (Capital cost and O&M cost): Capital cost Rs. 5.0 Lacs (Solar lighting) O & M cost: Rs.0.10 Lacs/annum (Solar lighting) DG Set: • Number and capacity of the DG sets to be used: For essential backup 1 D.G. set of capacity 320 kVA & 1 D.G. set of capacity 380 kVA each. • Type of fuel used: Diesel																																	
Traffic Management	Parking details: •Total Parking area: 416.50 Sq. Mt. •Area per car: 7.44 Sq. Mt. •2-Wheeler 4 Nos. •4-Wheeler 56 Nos. Width of all Internal roads (m): 6 - 9 Mt. wide Internal Roads.																																	
Environmental Management plan Budgetary Allocation	Construction phase (with Break-up): • Capital cost: • O & M cost (Please ensure manpower and other details) Total cost incurred for EMP <table><tr><th>Sr. No.</th><th>Parameters</th><th>Total Cost (Rs. in Lacs)</th></tr><tr><td>1</td><td>Water for Dust Suppression</td><td>28.8</td></tr><tr><td>2</td><td>Site Sanitation</td><td>5.00</td></tr><tr><td>3</td><td>Environmental Monitoring</td><td>2.04</td></tr><tr><td>4</td><td>Disinfection</td><td>4.8</td></tr><tr><td>5</td><td>Health check-up</td><td>36.0</td></tr><tr><td></td><td>Total Cost</td><td>76.64</td></tr></table> Operation Phase (with Break-up)- •Capital cost •O&M cost (Please ensure manpower and other details) <table><tr><th>Sr. no.</th><th>Parameter</th><th>Capital cost In lacs.</th><th>Operational and Maintenance cost (in lacs-yr)</th></tr><tr><td></td><td>STP cost</td><td>59.95</td><td>11.54</td></tr><tr><td>1</td><td>Salvage</td><td>41.87</td><td>10.32</td></tr></table>	Sr. No.	Parameters	Total Cost (Rs. in Lacs)	1	Water for Dust Suppression	28.8	2	Site Sanitation	5.00	3	Environmental Monitoring	2.04	4	Disinfection	4.8	5	Health check-up	36.0		Total Cost	76.64	Sr. no.	Parameter	Capital cost In lacs.	Operational and Maintenance cost (in lacs-yr)		STP cost	59.95	11.54	1	Salvage	41.87	10.32
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2	Rain Water Harvesting (7 nos. of ring wells)	21.0	1.05
3	Rain Water Harvesting (2 Nos. of RWH tanks)	2.80	0.14
4	Environmental monitoring	MOEF approved agency for Monitoring. Hence no set up cost	26.10
5	Solar lights	5.00	0.10
7	Gardening	2.16	0.35
8	Cost for Treatment of biodegradable garbage in Organic Waste Converter (2 Nos.)	9.0	2.16
		9.0	2.16
9	Other maintenance cost (FOR SWM, Water tanks, DG etc.)	--	40.2
TOATL COST		150.78	94.12

3. The proposal has been considered by SEIAA in its 51st & 52nd meeting & decided to accord environmental clearance to the said project under the provisions of Environment Impact Assessment Notification, 2006 subject to implementation of the following terms and conditions :-

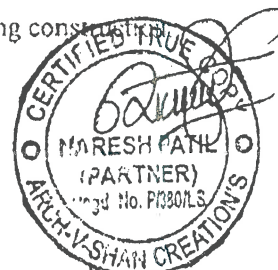
- (i) This environmental clearance is issued subject to land use verification. Local authority / planning authority should ensure this with respect to Rules, Regulations, Notifications, Government Resolutions, Circulars, etc. issued if any. This environmental clearance issued with respect to the environmental consideration and it does not mean that State Level Impact Assessment Authority (SEIAA) approved the proposed land use.
- (ii) The height, Construction built up area of proposed construction shall be in accordance with the existing FSI/FAR 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 ensure the zoning permissibility for the proposed project as per the approved development plan of the area.
- (iii) "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.
- (iv) All required sanitary and hygienic measures should be in place before starting construction activities and to be maintained throughout the construction phase.
- (v) 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.

[Handwritten Signature]



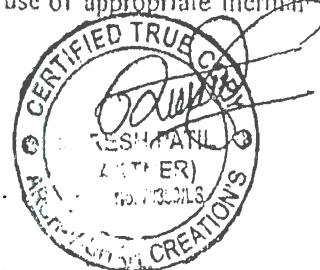
- (vi) Provision shall be made for the housing of construction labour within the site with all necessary infrastructure and facilities such as fuel for cooking, mobile toilets, mobile STP, safe drinking water, medical health care, crèche and First Aid Room etc.
- (vii) Adequate drinking water and sanitary 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.
- (viii) 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
- (ix) 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 premises. Local authority should ensure this.
- (x) Arrangement shall be made that waste water and storm water do not get mixed.
- (xi) All the topsoil excavated during construction activities should be stored for use in horticulture / landscape development within the project site.
- (xii) Additional soil for 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.
- (xiii) Green Belt Development shall be carried out considering CPCB guidelines including selection of plant species and in consultation with the local DFO/ Agriculture Dept
- (xiv) Disposal of muck during construction phase should not create any adverse effect on the neighboring communities and be disposed taking the necessary precautions for general safety and health aspects of people, only in approved sites with the approval of competent authority.
- (xv) Soil and ground water samples will be tested to ascertain that there is no threat to ground water quality by leaching of heavy metals and other toxic contaminants.
- (xvi) Construction spoils, including bituminous material and other hazardous materials must 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.
- (xvii) Any hazardous waste generated during construction phase should be disposed off as per applicable rules and norms with necessary approvals of the Maharashtra Pollution Control Board.
- (xviii) The diesel generator sets to be used during construction phase should be low sulphur diesel type and should conform to Environments (Protection) Rules prescribed for air and noise emission standards.
- (xix) The diesel required for operating DG sets shall be stored in underground tanks and if required, clearance from concern authority shall be taken.
- (xx) Vehicles hired for bringing construction material to the site should be in good condition and should have a pollution check certificate and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- (xxi) Ambient noise levels should conform to residential standards both during day and night. Incremental pollution loads on the ambient air and noise quality should be closely monitored during construction phase. Adequate measures should be made to reduce ambient air and noise level during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.
- (xxii) 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).
- (xxiii) Ready mixed concrete must be used in building construction.

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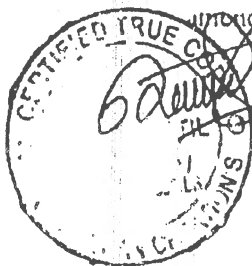


- (xxiv) The approval of competent authority shall be obtained for structural safety of the buildings due to any possible earthquake, adequacy of fire fighting equipments etc. as per National Building Code including measures from lighting.
- (xxv) Storm water control and its re-use as per CGWB and BIS standards for various applications.
- (xxvi) Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices referred.
- (xxvii) The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.
- (xxviii) The installation of the Sewage Treatment Plant (STP) should be certified by an independent expert and a report in this regard should be submitted to the Ministry before the project is commissioned for operation. Treated effluent emanating from STP shall be recycled/refused to the maximum extent possible. Treatment of 100% gray water by decentralized treatment should be done. Necessary measures should be made to mitigate the odour problem from STP.
- (xxix) Local body should ensure that no occupation certification is issued prior to operation of STP/MSW site etc. with due permission of MPCB.
- (xxx) Permission to draw ground water shall be obtained from the competent Authority prior to construction/operation of the project.
- (xxxi) Separation of gray and black water should be done by the use of dual plumbing line for separation of gray and black water.
- (xxxii) 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.
- (xxxiii) Use of glass may be reduced up 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.
- (xxxiv) Roof should meet prescriptive requirement as per Energy Conservation Building Code by using appropriate thermal insulation material to fulfill requirement
- (xxxv) Energy conservation measures like installation of CFLs /TFLs for the lighting the areas outside the building should be integral part of the project design and should be in place before project 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.
- (xxxvi) Diesel power generating sets proposed as source of back up power for elevators and common area illumination during operation phase should be of enclosed type and conform to rules made under the Environment (Protection) Act, 1986. The height of stack of DG sets should be equal to the height needed for the combined capacity of all proposed DG sets. Use low sulphur diesel. The location of the DG sets may be decided with in consultation with Maharashtra Pollution Control Board.
- (xxxvii) Noise should be controlled to ensure that it does not exceed the prescribed standards. 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.
- (xxxviii) Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized.
- (xxxix) 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

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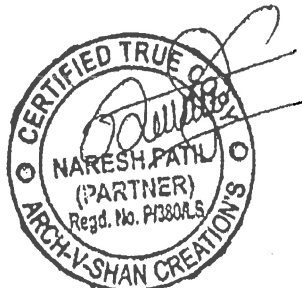
- (xl) The building should have adequate distance between them to allow movement of fresh air and passage of natural light, air and ventilation
 - (xli) Regular supervision of the above and other measures for monitoring should be in place all through the construction phase, so as to avoid disturbance to the surroundings.
 - (xlii) 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.
 - (xliii) Six monthly monitoring reports should be submitted to the Department and MPCB.
 - (xliv) A complete set of all the documents submitted to Department should be forwarded to the MPCB
 - (xlv) In the case of any change(s) in the scope of the project, the project would require a fresh appraisal by this Department.
 - (xlvi) A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.
 - (xlvii) Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. These cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes and year-wise expenditure should reported to the MPCB & this department.
 - (xlviii) The project management shall advertise at least in two local newspapers widely circulated in the region around the project, one of which shall be in the Marathi language of the local concerned within seven days of issue of this letter, informing that the project has been accorded environmental clearance and copies of clearance letter are available with the Maharashtra Pollution Control Board and may also be seen at Website at <http://www.mahapol.org>.
 - (xlix) Project management should submit half yearly compliance reports in respect of the stipulated prior environment clearance terms and conditions in hard & soft copies to the MPCB & this department, on 1st June & 1st December of each calendar year.
- (i) A copy of the clearance letter shall be sent by proponent to the concerned Municipal Corporation and the local NGO, if any, from whom suggestions/representations, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.
 - (ii) The proponent shall upload the status of compliance of the stipulated EC conditions, including results of monitored data on their website and shall update the same periodically. It shall simultaneously be sent to the Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB. The criteria pollutant levels namely; SPM, RSPM, SO₂, NO_x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.
 - (iii) The project proponent shall also submit six monthly reports on the status of compliance of the stipulated EC conditions including results of monitored data (both in hard copies as well as by e-mail) to the respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB.
 - (iii) The environmental statement for each financial year ending 31st March in Form-V as is mandated to be submitted by the project proponent to the concerned State Pollution Control Board as prescribed under the Environment (Protection) Rules, 1986, as amended subsequently, shall also be put on the website of the company along with the

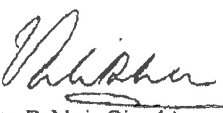


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status of compliance of EC conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.

4. The environmental clearance is being issued without prejudice to the action initiated under EP Act or any court case 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 non compliance of stipulated conditions, Authority/ Environment Department will revoke or suspend the Environmental Clearance without any intimation and initiate appropriate legal action under Environmental Protection Act, 1986.
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 under, Hazardous Wastes (Management and Handling) Rules, 1989 and its amendments, the public Liability Insurance Act, 1991 and its amendments.
10. Any appeal against this environmental clearance shall lie with the National Green Tribunal , Van Vigyan Bhawan, Sec- 5, R.K. Puram, New Dehli - 110 022, if preferred, within 30 days as prescribed under Section 16 of the National Green Tribunal Act, 2010.

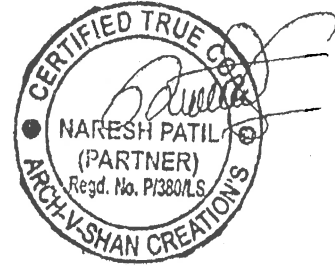



(Valsa R Nair Singh)
Secretary, Environment
department & MS, SEIAA

Copy to:

1. Shri. P.M.A Hakeem, IAS (Retd.), Chairman, SEIAA, 'Jugnu' Kottaram Road, Calicut- 673 006 Kerala.

2. Dr. S. Devotta, Chairman, SEAC, T2 302 Sky City, Vanaaram - Ambattur Road, Chennai 600 095
3. Additional Secretary, MOEF, 'Paryavaran Bhawan' CGO Complex, Lodhi Road, New Delhi 110510
4. Member Secretary, Maharashtra Pollution Control Board, with request to display a copy of the clearance.
5. The CCF, Regional Office, Ministry of Environment and Forest (Regional Office, Western Region, Kendriya Paryavaran Bhavan, Link Road No- 3, E-5, Ravi-Shankar Nagar, Bhopal- 462 016). (MP).
6. Regional Office, MPCB, Mumbai.
7. Collector, Mumbai.
8. Commissioner, Brihan Mumbai Municipal Corporation, Mumbai.
9. Slum Rehabilitation Authority, Bandra, Mumbai
10. IA- Division, Monitoring Cell, MoEF, Paryavaran Bhavan, CGO Complex, Lodhi Road, New Delhi-110003.
11. Director (TC-1), Dy. Secretary (TC-2), Scientist-1, Environment Department.
12. Select file (TC-3).



MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 25505928
Fax: 22640345
Website: <http://mpcb.gov.in>
Email: romumbai@mpcb.gov.in



Kalpataru Point, 2nd floor,
Opp. PVR Theatre, Sion (E),
Mumbai-400022
,Maharashtra

Infrastructure/RED/L.S.I

No:- Format1.0/RO/UAN No.0000248221/CR/2507000929

Date: 08/07/2025

To,
M/s. Shivdarshan SRA Co-Op, Hsg. Soc.
Ltd., Rehab bldg - "Shivdarshan SRA Co-
Op, Hsg. Soc. Ltd." on Slum plot C.T.S No.
351/1 to 110, 575, 575/1 to 9 of Village
Kanjur, Near Mangatram Petrol Pump, Off
L.B.S Marg, Bhandup (W). 'S' ward,
Mumbai-78



Sub: Grant of Renewal of Consent to Operate for CHS under Red/LSI Category.

Ref: Previous 1st Consent to Operate (Part-I) accorded by the Board vide No. Format1.0/CC/UAN No.0000204840/CO/2411001692 dtd. 27/11/2024.

Your application NO. MPCB-CONSENT-0000248221

For: Grant of Renewal of Consent to Operate 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 of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundary Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I,II,III & IV annexed to this order:

- The Renewal of Consent to Operate is granted for a period up to 30/06/2030.**
- The capital investment of the project is Rs.2.0679 Cr. (As per C.A Certificate submitted by industry).**
- The Renewal of Consent to Operate is valid for CHS named as M/s. Shivdarshan SRA Co-Op, Hsg. Soc. Ltd., Rehab bldg - "Shivdarshan SRA Co-Op, Hsg. Soc. Ltd." on Slum plot C.T.S No. 351/1 to 110, 575, 575/1 to 9 of Village Kanjur, Near Mangatram Petrol Pump, Off L.B.S Marg, Bhandup (W). 'S' ward, Mumbai-78 on Total Plot Area of 4,831.00 SqMtrs for Construction BUA of 12,834.73 SqMtrs out of Total Construction BUA of 43,172.38 SqMtrs as per EC granted dated 13/03/2022 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	1st C to O (Part-I) - dtd. 27/11/2024	4831.00	12834.73

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

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

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	74	As per Schedule - I	The treated sewage shall be 60% recycled for secondary purposes and remaining shall be utilized on land for gardening and/ or connected to local body sewer line with water metering system.

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 of 500 kVA	01	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Bio-degradable Waste	182 Kg/Day	OWC followed by composting facility.	Used as Manure.
2	Non-biodegradable Waste	122 Kg/Day	Segregation	Handed over to Auth Vendor.
3	STP Sludge	10 Kg/Day	Dewatering	Used as Manure.

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

- 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.
- PP shall operate STP scientifically to achieve the treated domestic effluent standard for the parameter BOD-10 mg/lit including disinfection facility to the treated sewage.
- The treated sewage 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/ or connected to local body sewer line with water metering system.
- PP shall properly operate organic waste digester along with composting facility/bio-digester (biogas) for the treatment of wet garbage.
- PP shall submit BG of Rs. 25,000/- towards O & M of Pollution Control Systems and compliance of Consent conditions.
- The applicant shall make an application for renewal of Consent 60 days prior to date of expiry of the Consent. (Operate / Renewal)

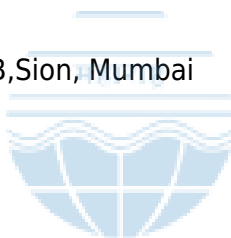
This consent is issued on the basis of information/documents submitted by the Applicant/Project Proponent, if it has been observed that the information submitted by the Applicant/Project Proponent is false, misleading or fraudulent, the Board reserves its right to revoke the consent & further legal action will be initiated against the Applicant/Project Proponent.

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	75000.00	MPCB-DR-34119	26/05/2025	NEFT

Copy to:

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



SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have provided MBBR technology based Sewage Treatment Plants (STPs) of combined capacity **126 CMD for treatment of domestic effluent of 74 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

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

- C] The treated sewage 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/ or connected to local body sewer line with water metering system.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) **The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act, 1974 and as amended, and other provisions as contained in the said act.**

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	82.00
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.	Grandening/Other consumption	0

- 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/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG Set of 500 kVA	Acoustic Enclosure	4.47	HSD 104 Ltr/Hr	1	SO ₂	49.92 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/Nm ³
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).



SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Renewal of Consent to Operate	Rs. 25,000/-	15 days	Towards O & M of Pollution Control System and Compliance of Consent conditions.	Continuous	31/12/2030

** The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.

Existing BG obtained for above purpose if any may be extended for period of validity as above.

BG Forfeiture History

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

BG Return details

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

SCHEDULE-IV

General Conditions:

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

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

MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437
Fax: 24023516
Website: <http://mpcb.gov.in>
Email: cac-cell@mpcb.gov.in



Kalpataru Point, 2nd, 3rd
and 4th floor, Opp. Cine
Planet Cinema, Near Sion
Circle, Sion (E),
Mumbai-400022

Infrastructure/RED/L.S.I

No:- Format1.0/CC/UAN No.0000204840/CO/2411001692

Date: 27/11/2024

To,
M/s. Space Developers, t C.T.S No. 351/1
to 110, 575, 575/1 to 9 of Village Kanjur,
Near Mangatram Petrol Pump, Off L.B.S
Marg, Bhandup (W). 'S' ward, Mumbai-78.



Your Service is Our Duty

Sub: Consent to 1st Operate (Part-I) for SRA Residential Building Construction Project.

- Ref:
1. Application submitted by SRO-Mumbai-III
 2. Minutes of 7th CC meeting dtd-26.07.2024.

Your application NO. MPCB-CONSENT-0000204840

For: grant of Consent to Operate 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 of Authorization under Rule 6 of the Hazardous & Other Wastes (Management & Transboundary Movement) Rules 2016 is considered and the consent is hereby granted subject to the following terms and conditions and as detailed in the schedule I,II,III & IV annexed to this order:

1. **Consent to 1st Operate (Part-I) is valid upto-30.06.2025**
2. **The capital investment of the project is Rs.79.54 Cr. (As per undertaking submitted by pp).**
3. **The Consent to Operate is valid for SRA Residential Building Construction Project named as M/s. Space Developers, t C.T.S No. 351/1 to 110, 575, 575/1 to 9 of Village Kanjur, Near Mangatram Petrol Pump, Off L.B.S Marg, Bhandup (W). 'S' ward, Mumbai-78. on Total Plot Area of 4831.00 Sq.Mtrs for construction BUA of 12834.73 Sq.Mtrs out of Total Construction BUA of 43172.38 Sq.Mtrs as per EC granted dated-13.03.2022 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Consent to Establish Dtd-22.07.2015	4470.28	21189.88
2	Consent to Establish (Revalidation) dtd-24.04.2022	4831.00	49306.06
3	Environmental Clearance dtd.04.01.2013	4470.28	21189.88
4	Environmental Clearance dtd.13.03.2022	4831.00	43172.38

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	N.A.	N.A.

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	74	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG SET-500 KVA	1	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Wet Waste	182 Kg/Day	OWC	use as manure.
2	Dry Waste	122 Kg/Day	Segregate	Segregated and handed over to Authorized Vendor
3	STP Sludge	10 Kg/Day	Drying	Use as Manure

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

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. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
11. The project proponent shall make provision of charging of electric vehicles in atleast 30 % of total available parking area.
12. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
13. PP shall obtain Environmental Clearance (Expansion) from competent authority for the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.

14. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.

This consent is issued on the basis of information/documents submitted by the Applicant/Project Proponent, if it has been observed that the information submitted by the Applicant/Project Proponent is false, misleading or fraudulent, the Board reserves its right to revoke the consent & further legal action will be initiated against the Applicant/Project Proponent.

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	125000.00	MPCB-DR-25610	01/04/2024	NEFT
2	339760.00	MPCB-DR-28905	29/08/2024	NEFT

PP paid penal fees of Rs.339760.00 towards violation

Copy to:

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

SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have provided MBBR technology based Sewage Treatment Plants (STPs) of combined capacity **126 CMD for treatment of domestic effluent of 74 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

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

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

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	82.00
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.	Grandening/Other consumption	0

- 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/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG SET-500 KVA	Acoustic Enclosure	5.00	HSD 125 Kg/Hr	1	SO ₂	60 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/Nm ³
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
- a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
- b) The toilet shall be provided with exhaust system connected to chimney through ducting.
- c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
- d) The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10.0 Lakhs	Extend the Existing	Towards compliance of consent condition	Commissioning of the project or upto 06.04.2028 whichever is earlier.	Commissioning of the project or upto 06.04.2028 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	Purpose of BG	Amount of BG Forfeiture	Reason of BG Forfeiture
NA						

BG Return details

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



SCHEDULE-IV

General Conditions:

- 1 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2 The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011).
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
 - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
 - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
 - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
 - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - f) D.G. Set shall be operated only in case of power failure.
 - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
 - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.

- 6 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- 7 Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.
- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11 The applicant shall 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.



MAHARASHTRA POLLUTION CONTROL BOARD

Tel: 24010706/24010437
Fax: 24023516
Website: <http://mpcb.gov.in>
Email: cac-cell@mpcb.gov.in



Kalpataru Point, 2nd, 3rd
and 4th floor, Opp. Cine
Planet Cinema, Near Sion
Circle, Sion (E),
Mumbai-400022

Infrastructure/RED/L.S.I

No:- Format1.0/CC/UAN No.0000204665/CE/2409000917

Date: 13/09/2024

To,
M/s. Space Developers, t C.T.S No. 351/1
to 110, 575, 575/1 to 9 of Village Kanjur,
Near Mangatram Petrol Pump, Off L.B.S
Marg, Bhandup (W). 'S' ward, Mumbai-78.



Your Service is Our Duty

Sub: Revalidation of Consent to Establish for SRA Residential Building Construction Project.

- Ref:
1. Application submitted by SRO-Mumbai-III
 2. Minutes of 7th CC meeting dtd-26.07.2024.

Your application NO. MPCB-CONSENT-0000204665

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

1. **Commissioning of the project or upto 06.04.2028 whichever is earlier.**
2. **The capital investment of the project is Rs.200.0 Cr. (As per undertaking submitted by pp).**
3. **The Consent to Establish is valid for SRA Residential Building Construction Project named as M/s. Space Developers, t C.T.S No. 351/1 to 110, 575, 575/1 to 9 of Village Kanjur, Near Mangatram Petrol Pump, Off L.B.S Marg, Bhandup (W). 'S' ward, Mumbai-78 on Total Plot Area of 4831.00 Sq.Mtrs for construction BUA of 49306.06 Sq.Mtrs including utilities and services.**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Consent to Establish Dtd-22.07.2015	4470.28	21189.88
2	Consent to Establish (Revalidation) dtd-24.04.2022	4831.00	49306.06
3	Environmental Clearance dtd.04.01.2013	4470.28	21189.88
4	Environmental Clearance dtd.13.03.2022	4831.00	43172.38

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	N.A.	N.A.

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	322	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

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

Stack No.	Description of stack / source	Number of Stack	Standards to be achieved
S-1	DG SET-500 KVA	1	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	0	693 Kg/Day	OWC	will be used as manure for plantation
2	0	533 Kg/Day	Segregate	will be handed over to Recyclers authorized by MPCB
3	0	16 Kg/Day	Drying	will be used as manure for plantation

7. **Conditions under Hazardous & Other Wastes (M & T M) Rules 2016 for Collection, Segregation, Storage, Transportation, Treatment and Disposal of hazardous waste:**

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

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. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
11. The project proponent shall make provision of charging of electric vehicles in atleast 30 % of total available parking area.
12. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
13. PP shall obtain Environmental Clearance (Expansion) from competent authority for the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.

14. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.

This consent is issued on the basis of information/documents submitted by the Applicant/Project Proponent, if it has been observed that the information submitted by the Applicant/Project Proponent is false, misleading or fraudulent, the Board reserves its right to revoke the consent & further legal action will be initiated against the Applicant/Project Proponent.

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	400000.00	MPCB-DR-25609	01/04/2024	RTGS
2	245434.00	MPCB-DR-28904	29/08/2024	NEFT
3	87800.00	MPCB-DR-29134	06/09/2024	NEFT

Paid Rs.245434, Penal 12 % against late submissions of B.G & Penal fees of Rs.87800.00 towards not obtaining revalidation within time.

Copy to:

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

SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have proposed to provide MBBR technology based Sewage Treatment Plants (STPs) of combined capacity **350 CMD for treatment of domestic effluent of 322 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

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

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

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	360.00
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.	Grandening/Other consumption	3 - Gardening

- 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/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG SET-500 KVA	Acoustic Enclosure	5.00	HSD 125 Kg/Hr	1	SO2	60 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 replacement well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
- The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
 - The toilet shall be provided with exhaust system connected to chimney through ducting.
 - The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
 - The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10.0 Lakhs	Extend the Existing	Towards compliance of consent condition	Commissioning of the project or upto 06.04.2028 whichever is earlier.	Commissioning of the project or upto 06.04.2028 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	Purpose of BG	Amount of BG Forfeiture	Reason of BG Forfeiture
NA						

BG Return details

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



SCHEDULE-IV

Conditions during construction phase

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

General Conditions:

- 1 The applicant shall provide facility for collection of samples of sewage effluents, air emissions and hazardous waste to the Board staff at the terminal or designated points and shall pay to the Board for the services rendered in this behalf.
- 2 The firm shall strictly comply with the Water (P&CP) Act, 1974, Air (P&CP) Act, 1981 and Environmental Protection Act 1986 and Solid Waste Management Rule 2016, Noise (Pollution and Control) Rules, 2000 and E-Waste (Management & Handling Rule 2011.
- 3 Drainage system shall be provided for collection of sewage effluents. Terminal manholes shall be provided at the end of the collection system with arrangement for measuring the flow. No sewage shall be admitted in the pipes/sewers downstream of the terminal manholes. No sewage shall find its way other than in designed and provided collection system.
- 4 Vehicles hired for bringing construction material to the site should be in good condition and should conform to applicable air and noise emission standards and should be operated only during non-peak hours.
- 5 Conditions for D.G. Set
 - a) Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
 - b) Industry should provide acoustic enclosure for control of noise. The acoustic enclosure/ acoustic treatment of the room should be designed for minimum 25 dB (A) insertion loss or for meeting the ambient noise standards, whichever is on higher side. A suitable exhaust muffler with insertion loss of 25 dB (A) shall also be provided. The measurement of insertion loss will be done at different points at 0.5 meters from acoustic enclosure/room and then average.
 - c) Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
 - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - f) D.G. Set shall be operated only in case of power failure.
 - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
 - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.

- 6 Solid Waste - The applicant shall provide onsite municipal solid waste processing system & shall comply with Solid Waste Management Rule 2016 & E-Waste (M & H) Rule 2011.
- 7 Affidavit undertaking in respect of no change in the status of consent conditions and compliance of the consent conditions the draft can be downloaded from the official web site of the MPCB.
- 8 Applicant shall submit official e-mail address and any change will be duly informed to the MPCB.
- 9 The treated sewage shall be disinfected using suitable disinfection method.
- 10 The firm shall submit to this office, the 30th day of September every year, the environment statement report for the financial year ending 31st march in the prescribed Form-V as per the provision of rule 14 of the Environmental (Protection) Second Amended rule 1992.
- 11 The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.

This certificate is digitally & electronically signed.



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

Infrastructure/RED/L.S.I

No:- Format1.0/CC/UAN No.0000123859/CE/2204001644

Date: 24/04/2022

To,
M/s Space Developers, "Shivdarshan SRA
Co-Op, Hsg. Soc. Ltd." on Slum plot C.T.S
No. 351/1 to 110, 575, 575/1 to 9 of Village
Kanjur, Near Mangatram Petrol Pump, Off
L.B.S Marg, Bhandup (W). 'S'
ward, Mumbai.



Your Service is Our Duty

Sub: Consent to Establish (Revalidation) with Expansion for Proposed SRA Residential Construction Project

- Ref:
1. Earlier consent having no-MPCB/ROHQ/Mumbai/CE/CC/2903, dtd-06.04.2013.
 2. Minutes of 16th Consent Committee Meeting held on 30.12.2021.
 3. SCN Issued dated-01.02.2022.
 4. Minutes of 21th CC Meeting dtd-19.03.2022

Your application NO. MPCB-CONSENT-0000123859

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

1. **Commissioning of the project or 06.04.2023 whichever is earlier.**
2. **The capital investment of the project is Rs.200 Cr. (As per undertaking submitted by pp).**
3. **The Consent to Establish with expansion is valid for Proposed SRA Residential Construction Project named as M/s Space Developers, "Shivdarshan SRA Co-Op, Hsg. Soc. Ltd." on Slum plot C.T.S No. 351/1 to 110, 575, 575/1 to 9 of Village Kanjur, Near Mangatram Petrol Pump, Off L.B.S Marg, Bhandup (W). 'S' ward, Mumbai. on Total Plot Area of 4831.00 Sq.Mtrs for construction BUA of 49306.06 Sq.Mtrs including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environmental Clearance issued dtd-04.01.2013	4470.28	21189.88
2	Consent to Establish issued on 22.07.2015	4470.28	21189.88

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	322	As per Schedule - I	The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be connected to the sewerage system provided by local body

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

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

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Biodegradable waste	693 Kg/Day	OWC	Use as manure
2	Non Biodgradable waste	533 Kg/Day	Segregate	Sale to Authorized Agency
3	STP Sludge	16 Kg/Day	Drying	Use as manure

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

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
NA					

- This 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 agencies.
- PP shall comply with the conditions stipulated in consent conditions and submit BG of Rs. 10 Lakhs towards compliance of the same.
- 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.
- PP shall obtain revalidated Environmental Clearance for the construction project. PP shall not take any effective steps without obtaining valid Environmental Clearance
- PP shall install organic waste digester along with composting facility/biodigester (biogas) with composting facility for the treatment of wet garbage.
- Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
- Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
- 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.

17. The project proponent shall make provision of charging of electric vehicles in atleast 40 % of total available parking area.
18. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
19. PP shall submit Bank Guarantee of Rs.20.0 Lakhs (0.1 % of capital investment). The same shall be forfeited as PP has not obtained revalidation of consent to establish after 06.04.2018, thus violated the Consent Conditions
20. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.
21. PP shall submit Board Resolution in prescribed format as PP has not obtained revalidation of consent to establish after 6.04.2018, thus violated the Consent Conditions. PP shall submit Bank Guarantee of Rs 2.0 Lakhs towards submission of Board Resolution within 15 days.

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	400000.00	MPCB-DR-8351	20/10/2021	NEFT

Copy to:

1. Regional Officer, MPCB, Mumbai and Sub-Regional Officer, MPCB, Mumbai III
 - They are directed to ensure the compliance of the consent conditions.
 - They are directed to obtained of Rs.10.0 Lakhs towards compliance of consent condition & E.C. condition, B.G. of Rs.2.0 lakhs towards Board resolution & obtain and forfeit the B.G. of amount of Rs.20.0 Lakhs.
2. Chief Accounts Officer, MPCB, Sion, Mumbai

SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have proposed to provide MBBR Technology based Sewage Treatment Plants (STPs) of combined capacity **350 CMD for treatment of domestic effluent of 322 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.
- 2) The Board reserves its rights to review plans, specifications or other data relating to plant setup for the treatment of waterworks for the purification thereof & the system for the disposal of sewage or trade effluent or in connection with the grant of any consent conditions. The Applicant shall obtain prior consent of the Board to take steps to establish the unit or establish any treatment and disposal system or and extension or addition thereto.
- 3) The industry shall ensure replacement of pollution control system or its parts after expiry of its expected life as defined by manufacturer so as to ensure the compliance of standards and safety of the operation thereof.
- 4) **The Applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Act, 1974 and as amended, and other provisions as contained in the said act.**

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	360.00
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/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant	Standard
S-1	DG Set	Acoustic Enclosure	5.00	HSD 125 Kg/Hr	1	SO ₂	60 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/Nm ³
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- 3) The Applicant shall obtain necessary prior permission for providing additional control equipment with necessary specifications and operation thereof or alteration or replacement well before its life come to an end or erection of new pollution control equipment.
- 4) The Board reserves its rights to vary all or any of the condition in the consent, if due to any technological improvement or otherwise such variation (including the change of any control equipment, other in whole or in part is necessary).
- 5) **Conditions for utilities like Kitchen, Eating Places, Canteens:-**
 - a) The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
 - b) The toilet shall be provided with exhaust system connected to chimney through ducting.
 - c) The air conditioner shall be vibration proof and the noise shall not exceed 68 dB(A).
 - d) The exhaust hot air from A.C. shall be attached to Chimney at least 5 mtrs. higher than the nearest tallest building through ducting and shall discharge into open air in such a way that no nuisance is caused to neighbors.

SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10.0 Lakhs	Within 15 Days	Towards compliance of Environmental Clearance and Consent condition	Commissioning of the project or 06.04.2023 whichever is earlier.	Commissioning of the project or 06.07.2023 whichever is earlier.
2	Consent to Establish	2.0 Lakhs	Submit within 15 Days	Towards submission of Board Resolution	Commissioning of the project or 06.04.2023 whichever is earlier.	Commissioning of the project or 06.07.2023 whichever is earlier.
3	Consent to Establish	20.0 Lakhs	Submit within 15 Days	Violation of consent condition	Forfeit immediately after submission	Forfeit immediately after submission

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

BG Forfeiture History

Srno.	Consent (C2E/C2O/C2R)	Amount of BG imposed	Submission Period	Purpose of BG	Amount of BG Forfeiture	Reason of BG Forfeiture
1	Consent to Establish	20.0 Lakhs	Submit within 15 Days	Violation of consent condition	20.0 Lakhs	Violation of consent condition (Not obtained revalidation)

BG Return details

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

SCHEDULE-IV

Conditions during construction phase

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

General Conditions:

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

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

This certificate is digitally & electronically signed.



MAHARASHTRA POLLUTION CONTROL BOARD

Phone : 24020781 / 24010437

Fax : 24024068 / 24044532

Email : mpcb@vsnl.net

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



Kalpataru Point, 2nd, 3rd & 4th Floor,
Opp. Cineplanet, Near Sion Circle,
Sion (E), Mumbai-400022.

EIC No: MU-4656-13

Infrastructure Project/Orange/LSI

Consent No. MPCB/ROHQ/Mumbai/CE/CC/2903

Date: 06/04/2013

Consent to Establish under Section 25 of the Water (Prevention & Control of Pollution) Act, 1974 & under Section 21 of the Air (Prevention & Control of Pollution) Act, 1981 and Authorization / Renewal of Authorization under Rule 5 of the Hazardous Wastes (Management, Handling & Transboundary Movement) Rules 2008

.....
CONSENT is hereby granted to,

M/s.Space Developer,
Slum Rehabilitation Project,
CTS No. 351, 351/1 to 351/110, 575, 575/1 to 9,
Villagae Kanjur Marg, Quarry Road, Off. LBS Marg,
Bhandup (W), Mumbai

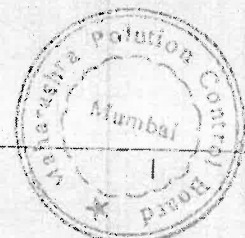
located in the area declared under the provisions of the Water Act, Air act and Authorization under the provisions of HW(M&H) Rules and amendments thereto subject to the provisions of the Act and the Rules and the Orders that may be made further and subject to the following terms and conditions:

1. The Consent to Establish is valid up to Commissioning of the Project or 5-years whichever is earlier.

For development of land/ plot as new construction activities for construction of Slum Rehabilitation Project of M/s. Space Developer at CTS No. 351, 351/1 to 351/110, 575, 575/1 to 9, Villagae Kanjur, Quarry Road, Off. LBS Marg, Bhandup (W), Mumbai on Total plot area of 4470.28 sq.mtrs, & Praposed BUA (As per FSI) is 12474.70 sq.mtrs and Total BUA of 21,189.88 sq.mtrs including utilities of the project as per construction commencement certificate issued by local body.

2. CONDITIONS UNDER WATER ACT:

- (i) The daily quantity of sewage effluent from construction project shall not exceed 200.0 M³.
- (ii) Sewage Effluent Treatment: The applicant shall provide comprehensive treatment system as is warranted with reference to influent quality and operate and maintain the same continuously so as to achieve the quality of treated effluent to the following standards.



1	pH	Not to exceed	6.5 to 9.0
2	Suspended Solids	Not to exceed	100 mg/l.
3	BOD 3 Days 27 degree C	Not to exceed	100 mg/l.
4	Fecal Coliform	Not to exceed	500/100/1 mg/l.
5	Residual Chlorine	Not to exceed	01 mg/l.
6	Detergent	Not to exceed	01 mg/l.
7	Floating matters	Not to exceed	10 mg/l

- (iii) **Sewage Effluent Disposal:** The treated domestic effluent shall be 80% recycled and reused for flushing, fire fighting, cooling of Air conditioners, gardening and rest shall be discharged into sewer line of local body. In no case, effluent shall find its way to any water body directly/indirectly at any time.

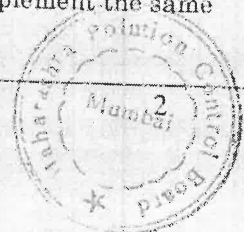
[The project proponent authorities should opt environmental friendly technologies like ozonation, UV treatment etc by replacing chlorination].

- (iv) **Non-Hazardous Solid Wastes:**

Sr. No	Type of Segregated solid waste	Quantity Kg/D	Treatment	Disposal
1.	Wet Garbage	536	Treated in Organic Waste Converter	Use as Manure
2.	STP Sludge	30	Composting	
3.	Dry Garbage	231	..	Will be Handed over to MCGM

3. **Other Conditions (during Construction Phase):**

1. All activities shall be in resonance with the provisions of Indian Forest Act, 1927 (16 of 1927), Forest (Conservation) Act, 1980 (69 of 1980) and Wildlife (Protection) Act, 1972 (53 of 1972), and special notification published for area wherever applicable and all the Environmental Statutes and Instruments.
2. This Consent to Establish is issued only for New Construction/Developing Construction Project purposes.
3. No quarrying activities shall be commenced in the area unless appropriate permissions are obtained for a limited quarrying material required for construction of local residential housing and traditional road maintenance work, provided that such quarrying is not done on Forest Lands and the material is not exported to the outside area.
4. There shall be no felling of trees whether on Forest, Government, Revenue or Private lands except as per prevailing Rules.
5. Extraction of Groundwater for the project shall require prior permission of the State Ground Water Authority or other relevant authorities, as applicable.
6. Near the activities that are related to water (like activity of water parks, water sports) and/or in the vicinity of lake, Dissolved Oxygen shall not be less than 5 mg/liter.
7. In order to ensure that the water from this project do not enter into outside environment, the nallas crossing the township/complex premises, shall be lined, covered and made water tight by the applicant within the premises with intermittent inspection of chambers following good engineering practices as per the regulations of local body.
8. The Applicant shall prepare management plan for water harvesting, roof-water reclamation, water/storm water conservation and implement the same before handing over of complex for occupation.



9. Applicant shall provide 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.
10. The Applicant shall draw plans for the segregation of solid wastes into biodegradable and non-biodegradable components. The biodegradable material shall be recycled through scientific in-house composting (i.e vermi-composting facility within premises) with the approval of local body. The proper demarked area shall be identified for collection & storage of MSW properly which, shall be finally disposed off at approved Municipal Solid Waste landfill site of local body environmentally acceptable location and method. It is clarified that the term solid waste includes domestic, commercial, and garden wastes, but does not include hazardous and bio-medical wastes. The activities of bio-composting and engineered landfill shall be as per the Municipal Solid Waste (M&H) Rules, 2000
11. Applicant shall be responsible to take adequate precautionary measures as detailed in this consent.
12. The applicant/generator shall be responsible for safe and scientific collection, transportation, treatment and disposal of Bio-Medical Waste as per the provisions made under the Bio-Medical Waste (Management & Handling) Rules, 1998. Any activity as defined under BMW (M & H) Rules has to obtain a separate Authorization from Maharashtra Pollution Control Board.
13. For disinfections of waste water ultra violet radiation shall be used in place of chlorination.
14. Vehicles hired for construction activities should be operated only during non peak hours.
15. Ready mixed concrete used in building construction should apply separately for consent from the Board.
16. Applicant, during the construction stage shall provide
 - a. Septic tank and soak pit of adequate capacity for the domestic effluent generated due to workers residing at site.
 - b. Proper loading and unloading of construction material, excavated material and its proper disposal as per MSW (M&H) Rules 2000.
 - c. Cutting of trees is not permitted, however in unavoidable conditions necessary permission from the local body shall be obtained.
 - d. Green belt of 33% of the open space shall be developed.
17. E-Waste shall be disposed to authorized re processor.

4. The applicant shall comply with the provisions of the Water (Prevention & Control of Pollution) Cess Act, 1977 (to be referred as Cess Act) and amendment Rules, 2003 there under,

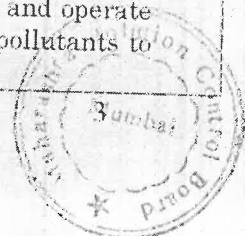
The daily water consumption for the following categories is as under:

(i) Domestic	...	233.0 CMD
(ii) Water gets Polluted & Pollutants are Biodegradable	...	.. CMD
(iii) Water gets Polluted, Pollutants are not Biodegradable & Toxic	...	.. CMD
(iv) Industrial Cooling, spraying	...	.. CMD

The applicant shall regularly submit to the Board the returns of water consumption in the prescribed form and pay the Cess as specified under Section 3 of the said Act.

5. CONDITIONS UNDER AIR (Prevention & Control of Pollution) ACT, 1981:

- (i) The Applicant may install 2-nos of diesel generating sets (DG Sets), of capacity 320 KVA and 380 KVA and shall be equipped with comprehensive control system as is warranted with reference to generations of emissions and operate and maintain the same continuously so as to achieve the level of pollutants to the following standards:



a. **Standards for Emissions of Air Pollutants:**

- (i) SPM/TPM Not to exceed 150 mg/Nm³
(ii) SO₂ (DG Set) Not to exceed -- Kg/day

(ii) **The following measures shall be taken:**

- a. Adequate mitigation measures shall be taken to control emissions of SO₂, NO_x, SPM, and RSPM.
b. Applicant shall achieve following Ambient Air Quality standards.
1. SPM Not to Exceed (Annual Average) 140 µg/ m³
Not to Exceed (24 hours) 200 µg/ m³
 2. SO₂ Not to Exceed (Annual Average) 60 µg/ m³
Not to Exceed (24 hours) 80 µg/ m³
 3. NO_x Not to Exceed (Annual Average) 60 µg/ m³
Not to Exceed (24 hours) 80 µg/ m³
 4. RSPM Not to Exceed (Annual Average) 60 µg/ m³
Not to Exceed (24 hours) 100 µg/ m³

The applicant shall observe the following fuel pattern:-

Sr. No.	Type Of Fuel	Quantity
1	HSD	114 Kg/Hr

(iii) **The applicant shall erect the chimney(s) of the following specifications:-**

Sr. No.	Chimney Attached To	Height above the roof of building in which it is installed
1.	320 KVA	3.5 Mtrs each
2.	380 KVA	3.5 Mtrs each

(iv) **Conditions for D.G. Set:**

1. Noise from the D.G. Set should be controlled by providing an acoustic enclosure or by treating the room acoustically.
2. 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.
3. 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 75 dB(A) during day time and 70 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.
4. Industry should make efforts to bring down noise level due to DG set, outside industrial premises, within ambient noise requirements by proper siting and control measures.
5. Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
6. 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.
7. D.G. Set shall be operated only in case of power failure.
8. The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.



(v) Other Conditions:

- a) The applicant shall provide ports in the chimney/(s) and facilities such as ladder, platform etc. for monitoring the air emissions and the same shall be open for inspection to/and for use of the Board's Staff. The chimney(s) vents attached to various sources of emission shall be designated by numbers such as S-1, S-2, etc. and these shall be painted/ displayed to facilitate identification.
- b) Water spraying shall be done on ground to avoid fugitive emissions.
- c) Construction material shall be carried in enclosed vehicles during construction activities.

(vi) Conditions for Utilities like Kitchen, Eating Places etc:

1. The kitchen shall be provided with exhaust system chimney with oil catcher connected to chimney through ducting.
2. The toilet shall be provided with exhaust system connected to chimney through ducting.
3. The air conditioner shall be vibration proof and the noise shall not exceed 68 dB (A).
4. 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 way that no nuisance is caused to neighbors.

(vii) The Applicant shall take adequate measures for control of noise levels from its own sources within the complex (residential cum Commercial) in respect of noise to less than 55 dB(A) during day time and 45 dB(A) during the night time. Daytime is reckoned as between 6 a.m. to 10 p.m. and Nighttime is reckoned between 10 p.m. to 6 a.m.

(viii) Construction equipments generating noise of less than 65/90 db(A) are permitted.

(ix) No construction work is permitted during nighttime.

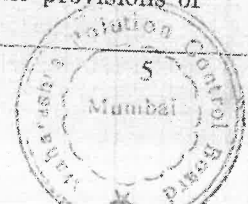
6. CONDITIONS UNDER HAZARDOUS WASTE (MANAGEMENT, HANDLING & TRANSBOUNDRY MOVEMENT) RULES, 2008:

(i) The applicant shall handle hazardous wastes as specified below.

Sr. No.	Type Of Waste	Quantity	UOM	Disposal
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The applicant shall not generate any type of Hazardous Waste.

7. The applicant shall certify that the bricks used in construction are manufactured using the ash from Thermal Power stations if it is within a radius of 100 km. from Thermal Power Plant and submit the names of bricks manufacturer. The applicant shall use fly ash based material/products as per the provisions of fly ash Notification of 14.09.1999 and as amended on 27.08.2003.
8. The applicant shall obtain Consent to Operate from Maharashtra Pollution Control Board before commissioning of the project.
9. The applicant shall adopt environment friendly technology in development of the project.
10. The applicant shall take the proper remediation measures to ensure that the ground water and soil contamination is prevented and follow due diligence at the construction stage.
11. Energy conservation measures like installation of solar panels for lighting the area outside the building should be integrated part of the project design.
12. The applicant shall use fly ash based material/products as per the provisions of fly ash Notification of 14.09.1999 and as amended on 27.08.2003.



13. This Board reserves the right to amend or add any conditions in this consent and the same shall be binding on the Applicant.
14. The applicant shall provide Environmental friendly road transportation by adopting mechanical type closed trucks for transportation of minerals & metals / construction debris with effect from 1/04/2012.
15. The applicant shall comply with the conditions stipulated in Environment Clearance granted by GOM, vide no: SEAC2211/CR-97/TC-2, dt: 4/01/2013.
16. This is issued pursuant to the decision of Consent Committee of the Board in its meeting held on 15th March, 2013.
17. The applicant shall submit Bank Guarantee of Rs. 5 Lakhs towards the compliance of Consent conditions and EC Conditions at Regional Office, MPCB, Mumbai within 15-days.
18. The Capital investment of the project is Rs. 54.19 Cr.

To,
M/s.Space Developer,
Slum Rehabilitation Project,
CTS No. 351, 351/1 to 351/110, 575, 575/1 to 9
Villagae Kanjur, Quarry Road, Off. LBS Marg,
Bhandup (W), Mumbai



(Rajeev Kumar Mital)
Member Secretary

Copy to-

1. Regional Officer, MPCB, Mumbai - He is directed to obtain necessary Bank Guarantee from the applicant and ensure compliance of consent conditions
2. Sub Regional officer, Mumbai-III MPCB.
3. Chief Accounts Officer, Mumbai, MPCB.

Received consent fee of:-

Sr. No.	Amount	DD. No.	Date	Drawn On
1.	Rs. 1,00,000/-	899383	07/12/2012	Bank of Baroda
2.	Rs. 100/-	899384	07/12/2012	Bank of Baroda

4. Cess Branch, MPCB, Mumbai.
5. Master file.

जाहीर सूचना

याद्वारे असे कळवण्यात येते की, कांजूर गाव,
तालुका कुर्ला, मुंबई येथील मे. स्पेस
डेव्हलपर्स यांच्या क्वारी रोड, लाल बहादूर
शास्त्री मार्गलगत, भांडुप-पश्चिम, मुंबई :
४०००७८ येथे स्थित कांजूर गावच्या प्लॉट
सीटीएस नं. ३५१, ३५१/१ ते ३५१/१०,
५७५, ५७५/१ ते ९ येथील “प्रस्तावित
झोपडपट्टी पुनर्वसन प्रकल्प” या नावाने ज्ञात
प्रकल्पाला पर्यावरण आणि वन
मंत्रालयाकडून पर्यावरण निपटारा मंजूर झाला
आहे. निपटारा पत्राच्या प्रती या महाराष्ट्र
प्रदूषण नियंत्रण मंडळाकडे उपलब्ध आहेत
आणि पर्यावरण आणि वन मंत्रालयाच्या
<http://www.ec.maharashtra.gov.in>
या संकेतस्थळावरही पाहता येऊ
शकतील.

दिनांक : १८/०२/२०१३

ठिकाण : मुंबई

-सही/-

मे. स्पेस डेव्हलपर्स

PUBLIC NOTICE

This is to inform that the project known as "Proposed Slum Rehabilitation Project" at Plot CTS No. 351, 351/1 to 351/10, 575, 575/1 to 9 of Village Kanjur, situated at Quarry Road, off. Lal Bahadur Shastri Marg, Bhandup - West, Mumbai : 400078 of M/s. Space Developers, at Village Kanjurmarg, Tal-Kurla, Mumbai has been accorded Environmental Clearance from The Ministry of Environment and Forests. Copies of the clearance letter are available with the Maharashtra Pollution Control Board and may also be seen on the website of the Ministry of Environment and Forests at <http://www.ec.maharashtra.gov.in>

Date: 18.02.2013

Place : Mumbai

- sd/-

M/s. Space Developers























