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MAJESTIQUE ASSOCIATES

Majestique City View 9th floor, opp to Apsara talkies, Near 7 love chowks, Pune
Tel. No. 020 - 24262740/50

To

Date: 12 Dec 2023

Chief Conservator of Forest
Ministry of Environment, Forest and Climate Change
Regional Office (WCZ), Ground Floor
East Wing, New Secretariat Building,
Civil Line, Nagpur-440001

Sub: Six Monthly Compliance Report for the Period of June 2023 to Nov 2023 of Residential Project at by M/s Majestique Associates at Sr. No: 152/4 + 5A + 9B/1 at Phursungi, Tal- Haveli, Dist.- Pune

Ref.: Environmental Clearance Letter No EC23B038MH111669 Date of Issue EC - 03/03/2023.

Dear Sir,

We are submitting half-yearly Compliance Report (hard & soft copy) in respect of the stipulated terms and conditions of 'Prior Environmental Clearance' as specified in 'Environment Clearance' Notification Clause No. 10(ii).

Thanking you

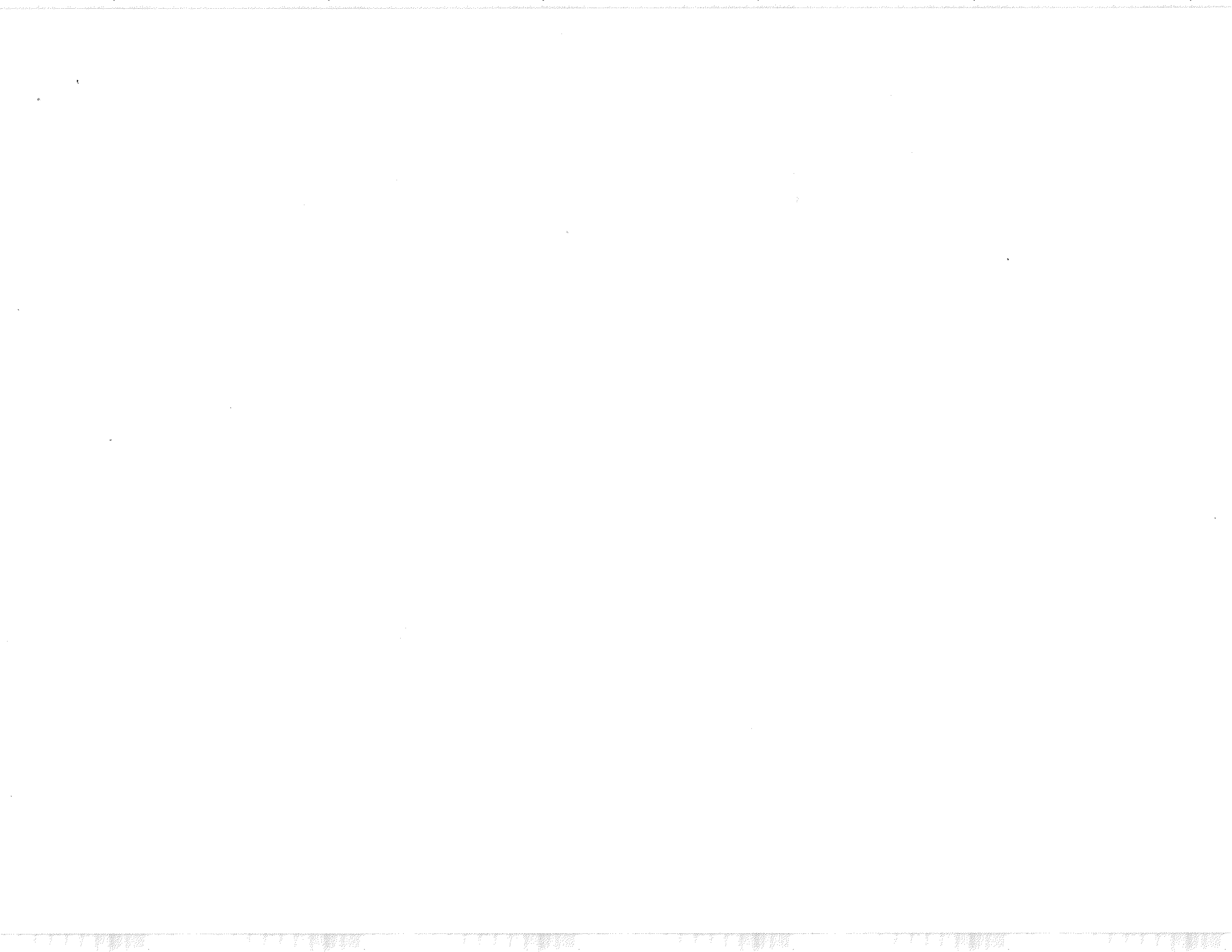
Yours Sincere



M/s Majestique Associates.

Email CC: 1. SEIAA- Chairman, Environment Department, 15th Floor, New Administrative Building, Mantralaya, Mumbai-400032

2. The Regional Officer, Maharashtra Pollution Control Board, Jog Centre, 3rd Floor, Old Mumbai Pune Highway, Wakadewadi, Pune 411 003



PART A

CURRENT STATUS OF WORK

CURRENT STATUS OF WORK

Building A, B, C: Completed.

Building D: Completed.

Building E: 9 floor work is in progress.

Clubhouse: Completed.

Services like STP, OWC, DG, Solar, Transformer and plantation has done as per requirement of phases.

: PART B: Point wise compliance status to various conditions are as follows: Sr. No.

2.	EC Conditions	Compliance Status
General Conditions: -		
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 filling after recovering recyclable material.	Noted.
ii	Disposal of muck, Construction spoils, including bituminous material 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 the approved sites with the approval of competent authority.	Yes, We have used construction waste for land leveling and road development. Balance muck have been disposed it through Authorized vendor. Debris shall be used for backfilling and leveling top soil will be preserve for landscape purpose.
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.	No hazardous waste shall be generate during exaction and construction.
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..	Adequate drinking water and sanitary facilities have provided for construction workers. The safe disposal of wastewater and solid wastes generated during the construction phase is being done,
v	Arrangement shall be made that waste water and storm water do not get mixed	Noted

vi	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.	Water demand during construction has been reduced by use of pre-mixed concrete, curing agents and with the help of latest construction technology.
vii	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority	Ground water is not accessible.
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.	We have permission of PMC for drinking water. We are not planning to use underground water.
ix	Fixtures for showers, toilet flushing and drinking should be of low flow either by use of aerators of pressure reducing devices or sensor based control.	Noted.
x	The Energy Conservation Building code shall be strictly adhered to.	Noted.
xi	All the topsoil excavated during construction activities should be stored for use in horticulture/landscape development within the project site	We have utilised topsoil 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	Noted.
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.	Yes, We have tested Topsoil, Air and Noise through authorized NABL Lab. Reports attached herewith this report

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.	Noted.
xv	The diesel generator sets to be used during construction phase should be low Sulphur diesel type and should conform to Environmentments (Protection) Rules prescribed for air and noise emission standards.	We have provide low Sulphur diesel for DG with acoustic enclosure.
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.	We have been taken proper measures to avoid dust and air pollution, the vehicle shall be adequately covered to avoid spillage / leakages.
xvii	Ambient noise levels 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 levels during construction phase, so as to conform to the stipulated standards by CPCB/MPCB.	<p>We have barricaded land with 3mt height.</p> <p>We are using proper PPE for workers and officers.</p> <p>Construction activity shall be carried out at the day time only.</p> <p>We have carried our noise monitoring and reports are attached with this report.</p>

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.	Yes we are using low Sulphur diesel type acoustic enclosure DG. DG during construction phase is being used only as emergency power backup only.
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.	Noted, we shall appoint separate Environment Cell supervised by Site Manager, Safety officer and super wiser.
B)	Operation Phase:-	
i	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 be approved sites for land filling after recovering recyclable material.	We have proposed OWC for operation phase to treat wet waste. Manure shall be used for gardening and landscape purpose. Dry waste is being handed over to authorize recycler.
ii	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	E-waste is being disposed through Authorized vendor at the time of operation phase.

iii	<p>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.</p>	<p>We have constructed STP of 380 KLD with MBBR technology.</p> <p>Treated water is being used for landscaping and flushing purpose.</p>
iv	<p>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 environment infrastructure is installed and made functional including water requirement.</p>	<p>Noted.</p> <p>physical occupation and allotment has been given after all above said environment infrastructure is installed and made functional including water requirement.</p>
v	<p>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.</p>	-

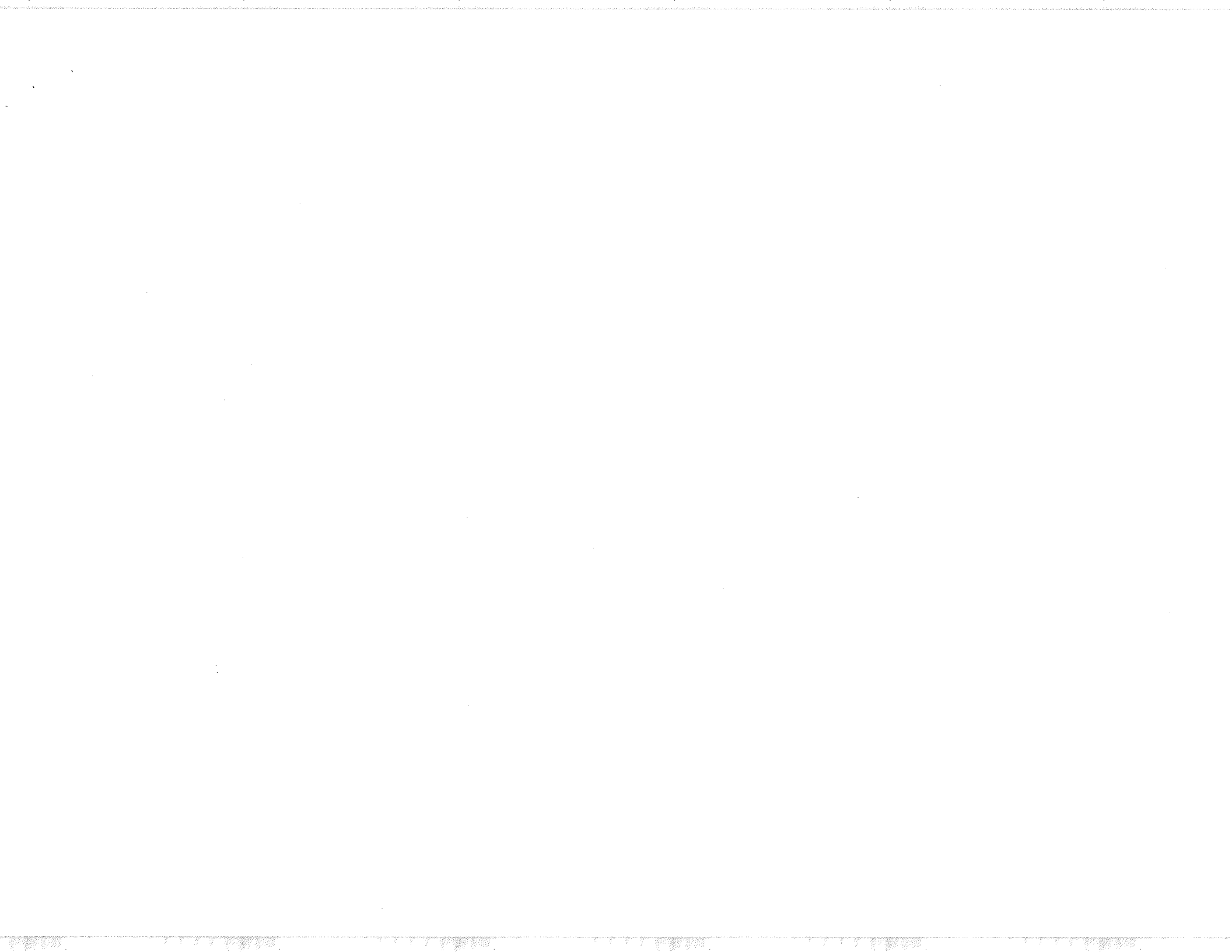
vi	Traffic congestion near the entry and exit points from the roads adjoining the proposed project site must be avoided. Parking should be fully internalized and no public space should be utilized	We have used sin ages to avoid congestion at gate. Separate Entry and Exit gate is being used.
vii	PP to 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.	We shall use only local species for beautification of garden and periphery of plot.
ix	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	Environment management cell shall be appointed and is being working under supervision of Site in charge.
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.	Noted
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	Advertisement has given in Kesri & Time of India newspaper.

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/representation, if any, were received while processing the proposal. The clearance letter shall also be put on the website of the Company by the proponent.	Noted, At the time of sanction we use to submit EC letter.
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 NOx (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.	We are submitting 6 monthly monitoring letter regularly and up lode on website.
C)	General EC Conditions:-	
i	PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.	Noted
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.	Yes we have obtained consent to Establish Format1.0/CC/UAN No.0000142538/CE/2212000 850 Dated 13.12.2022. and Consent to Operate Format1.0/CC/UAN No.0000147780/CO/2302001 598 Date 23.02.2023.

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 environment clearance.	Noted.
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 respective Regional Office of MoEF, the respective Zonal Office of CPCB and the SPCB..	We are submitting 6 monthly monitoring report regularly as per EC condition.
v	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 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.	We are submitting Form V regularly as per EC condition.

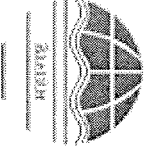
vi	<p>No further Expansion or modifications, other than mentioned in the EIA Notification, 2006 and its amendments, shall be carried out without prior approval of the SEIAA, In case of deviations or alterations in the project proposal from those submitted to SEIAA for clearance, a fresh reference shall be made to the SEIAA as applicable to assess the adequacy of conditions imposed and to add additional environmental protection measures required, if any.</p>	Noted.
vii	<p>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 as if applicable & this environment clearance does not necessarily implies that Forestry and Wild life clearance granted to the project which will be considered separately on merit.</p>	Noted.
4	<p>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.</p>	<p>Noted, The copy of EC23B038MH111669 Dated 03 March 2023 letter is attached as Annexure-1.</p>

5	This Environment Clearance is issued purely from an environment point of view without prejudice to any court cases and all other applicable permission /NOCs shall be obtained before starting proposed work at site.	Noted.
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.	Noted.
7	Validity of Environment Clearance: The environmental clearance accorded shall be valid as per EIA Notification 2006, amended from time to time.	Noted.
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	Noted
9	Any appeal against this Environment clearance shall lie with the National Green Tribunal (Western Zone Bench, Pune) New Administrative Building, 1 st Floor, D wing Opposite Council Hall, Pune, if preferred, within 30 days as prescribed under section 16 of the National Green Tribunal Act 2010.)	Noted.



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.0000147780/CO/2302001598

Date: 23/02/2023

To,
M/s Majestique Associates,
S. No 152, Fursungi,
Tal Haveli, Dist Pune



Your Service is Our Duty

Sub: Consent to Operate(Part-I) for residential construction project under Red Category

- Ref:**
1. Consent to Establish granted vide no. Format1.0/CC/UAN No.0000142538/CE/2212000850 dtd 13.12.2022
 2. Minutes of 28th Consent Committee Meeting of 2022-23 held on 25.01.2023

Your application NO. MPCB-CONSENT-0000147780

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. **The Consent to Operate(Part-I) is granted for period up to 31.12.2023**
2. **The capital investment of the project is Rs.89.21 Cr(Total CI Rs 123 Cr) Cr. (As per C.A Certificate submitted by industry).**
3. **The Consent to Operate (Part-I) is valid for residential construction project named as Majestique Associates,152/4 + 5A + 9B/1, Phursungi, Tal Haveli, Dist Pune on Total Plot Area of 21433 SqMtrs for completed total construction BUA of 36188.21 SqMtrs out of proposed Total Construction BUA of 47625.11 SqMtrs as per EC granted dated 10.01.2018 including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environmental clearance dtd 10.01.2018	21433.00	47625.11
2	Consent to Establish dtd 13.12.2022	21433.00	65695.01

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

Sr No	Description Permitted	Standards to	Disposal
2.	Domestic effluent	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-200 KVA	01	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Dry waste	257 Kg/Day	Segregation	To Local Body
2	wet waste	600 Kg/Day	Organic waste Converter with composting facility / Biogas digester with composting facility	As Manure
3	STP Sludge	15 Kg/Day	Dewatering	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
1	5.1 Used or spent oil	50	Ltr/A Reprocessing	To Authorized Reprocesser

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

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

10. Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.

11. Project Proponent shall operate Organic waste digester with composting facility or biodigester with composting facility effectively.

12. The project proponent shall make provision of charging of electric vehicles in atleast 30 % of total available parking area.

13. The Project Proponent shall comply with the Environmental Clearance obtained vide dtd 10.01.2018 for construction project total Plot area 21433.00 Sq.Mtr, & total construction BUA 47625.11 Sq.Mtr.

14. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to O & Environmental Clearance/CRZ Clearance.
This consent is issued as per communication letter dated 03/11/2022 which is approved by competent authority of the board.



Generated by eSign@mpcb.gov.in
ca6491133
69d3eb52
6d86225f
89497b13
5a25810
ad28361a
16c694a5
ec56451a

Signed by: Dr. Y.B.Sontakke
Joint Director (WPC)
For and on behalf of
Maharashtra Pollution Control Board
jdwater@mpcb.gov.in
2023-02-23 15:06:46 IST

Received Consent fee of -

Sr.No	Amount(Rs)	Transaction/DR.No	Date	Transaction Type
1	125000.00	MPCB-DR-14316	13/09/2022	NEFT
2	1092256.00	MPCB-DR-14795	10/10/2022	NEFT

PP has paid Rs 1092256 as penal Fees. Earlier Rs 18,63,660 is balance with the Board (vide UAN NO 142538). From this, Rs 250000 is charged for this consent. Therefore Rs 1613660 is balance with the Board and same shall be considered during consent to operate.

Copy to:

1. Regional Officer, MPCB, Pune and Sub-Regional Officer, MPCB, Pune I
- 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 Sewage Treatment Plant of designed capacity 380 CMD with MBBR technology for the treatment of 123 CMD of sewage.
- 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	280.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

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

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

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

Stack No.	Source	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(In %)	Pollutant Standard
S-1	DG Set-200 KVA	Acoustic Enclosure	3.50	Diesel 40 Ltr/Hr	1	24 Kg/Day SO2

- 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/alteration well before its life come to an end or erection of new pollution control equipment.

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

- 5) **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	C to O (Part-I)	Rs 10 Lakhs	15 Days	Compliance of Consent conditions and EC conditions	Continuous	30.04.2024

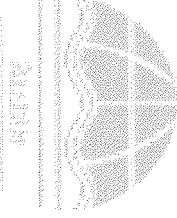
** The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.
Existing BG obtained for above purpose if any may be extended for period of validity as above.

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



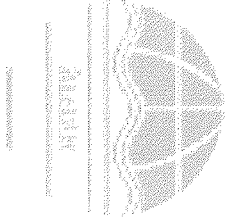
SCHEDULE-IV

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 sitting and control measures.
 - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - f) D.G. Set shall be operated only in case of power failure.
 - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
 - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.
- 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 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.0000142538/CE/2212000850

Date: 13/12/2022

To,

M/s Majestique Associates,
S. No 152, Fursungi,
Tal Haveli, Dist Pune



Your Service is Our Duty

Sub: Consent to Establish for Residential construction project under Red Category

- Ref:**
1. Application Submitted by SRO Pune-I
 2. Minutes of 22nd Consent Committee Meeting of 2022-23 held on 26.11.2022

Your application NO. MPCE-CONSENT-0000142538

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. **The Consent to establish is granted for period up to Commissioning of the project or 5 Yrs whichever is earlier.**
2. **The capital investment of the project is Rs.123 Cr. (As per undertaking submitted by pp).**
3. **The Consent to Establish is valid for residential construction project named as M/s Majestique Associates, S. No 152 Fursungi, Tal Haveli, Dist Pune on Total Plot Area of 21433 SqMtrs for proposed total construction BUA of 65695.01 SqMtrs including utilities and services**

Sr.No	Permission Obtained	Plot Area (SqMtr) BUA (SqMtr)
1	Environmental clearance dtd 10.01.2018	21433.00 47625.11

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	280	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-200 kVA	01	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	Dry waste	667 Kg/Day	Segregation	To Local Eody
2	wet waste	1000 Kg/Day	Organic waste Converter with composting facility / Biogas digester with composting facility	As Manure
3	STP Sludge	1000 Kg/Day	Dewatering	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
1	5.1 Used or spent oil	50	Ltr/A Reprocessing	To Authorized Represser

8. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
10. Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
11. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
12. 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.
13. The project proponent shall make provision of charging of electric vehicles in atleast 40 % of total available parking area.
14. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
15. The Project Proponent shall comply with the Environmental Clearance obtained vide No. DP/BHA/Fursungi/ S.No.152 & Ors/No 523/17-18 dtd 10.01.2018 from PMRDA for construction project total Plot area 21433.00 Sq.Mtr, & total construction BUA 47625.11 Sq.Mtr.
16. PP shall obtain Environmental Clearance from competent authority for expansion in the proposed activity. PP shall not take effective steps towards construction without obtaining Environmental Clearance.

17. 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 as per communication letter dated 03/11/2022 which is approved by competent authority of the board.



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Signed by: Dr. Y.B.Sontakke
Joint Director (WPC)
For and on behalf of
Maharashtra Pollution Control Board
jdwater@mpcb.gov.in
2022-12-13 16:52:19 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	246000.00	MPCB-DR-12898	01/07/2022	RTGS
2	3093660.00	MPCB-DR-14791	10/10/2022	RTGS

From Rs 3093660, Rs 12,30,000 is charged as Penal Fees. Therefore Rs 18,63,660 is balance with the Board and same shall be considered during consent to operate.

Copy to:

1. Regional Officer, MPCB, Pune and Sub-Regional Officer, MPCB, Pune I
- 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 Sewage Treatment Plant of designed capacity 380 CMD with MBBR technology for the treatment of 123 CMD of sewage.
- 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	280.00
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 Source No.	APC System provided/proposed	Stack Height(in mtr)	Type of Fuel	Sulphur Content(in %)	Pollutant Standard
S-1	Acoustic Enclosure	3.50	Diesel 40 Ltr/Hr	1	24 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/alteration well before its life come to an end or erection of new pollution control equipment.

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

5) **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	C to E	Rs 10 Lakhs	15 Days	Compliance of Consent conditions and EC conditions	upto Commissioning of the Project	upto Commissioning of the Project

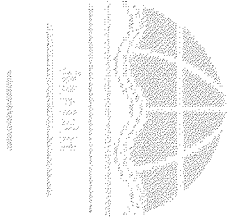
** The above Bank Guarantee(s) shall be submitted by the applicant in favour of Regional Officer at the respective Regional Office within 15 days of the date of issue of Consent.
Existing BG obtained for above purpose if any may be extended for period of validity as above.

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

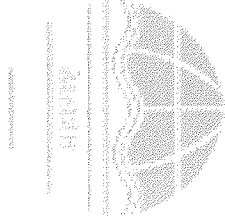
A	During construction phase, applicant shall provide temporary sewage and MSW treatment and disposal facility for the staff and worker quarters.
B	During construction phase, the ambient air and noise quality shall be maintained and should be closely monitored through MoEF approved laboratory.
C	Noise 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.

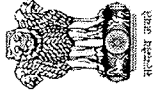
General Conditions:

- 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 sitting and control measures.
 - d) Installation of DG Set must be strictly in compliance with recommendations of DG Set manufacturer.
 - e) A proper routine and preventive maintenance procedure for DG set should be set and followed in consultation with the DG manufacturer which would help to prevent noise levels of DG set from deteriorating with use.
 - f) D.G. Set shall be operated only in case of power failure.
 - g) The applicant should not cause any nuisance in the surrounding area due to operation of D.G. Set.
 - h) The applicant shall comply with the notification of MoEFCC, India on Environment (Protection) second Amendment Rules vide GSR 371(E) dated 17.05.2002 and its amendments regarding noise limit for generator sets run with diesel.

- 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.





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

To,

The Partner
MAJESTIQUE ASSOCIATES
Office no 3,4,5 Swayambhu, Sujay garden Mukundnagar, Pune -411037

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 SI/MH/MIS/257955/2022 dated 22-Feb-2022. The particulars of the environmental clearance granted to the project are as below.

1. **EC Identification No.** EC23B038MH111669
2. **File No.** SI/MH/MIS/257955/2022
3. **Project Type** Expansion
4. **Category** B2
5. **Project/Activity including Schedule No.** 8(a) Building and Construction projects
6. **Name of Project** Expansion in Proposed Residential Development on Sr. No: 152/4 + 5A + 9B/1 at Phursungi, Tal- Haveli, Dist.- Pune by M/s Majestique Associates
7. **Name of Company/Organization** MAJESTIQUE ASSOCIATES
8. **Location of Project** Maharashtra
9. **TOR Date** N/A

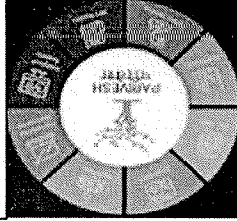
The project details along with terms and conditions are appended herewith from page no 2 onwards.

Date: 03/03/2023

(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/MIS/257955/2022
 Environment & Climate
 Change Department
 Room No. 217, 2nd Floor,
 Mantralaya, Mumbai- 400032.

To
 M/s Majestic Associates,
 Sr. No: 152/4 + 5A + 9B/1,
 Phursungi, Tal- Haveli, Dist.- Pune.

Subject : Environmental Clearance for Expansion in Proposed Residential Development on Sr. No: 152/4 + 5A + 9B/1 at Phursungi, Tal- Haveli, Dist.- Pune by M/s Majestic Associates

Reference : Application no. SIA/MH/MIS/257955/2022

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-3 in its 123rd meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 243rd (Day-1) & 255th (Day-3) meeting of State Level Environment Impact Assessment Authority (SEIAA).

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

Proposal Number	SIA/MH/MIS/159494/2020
Name of Project	Application to obtain Environmental Clearance for Amendment in Proposed Residential Development on Sr. No: 152/4 + 5A + 9B/1 at Phursungi, Tal- Haveli, Dist.- Pune by M/s Majestic Associates
Project category	8a B2 building and construction project
Type of Institution	Private
Project Proponent	Name Mr. Sanjay Mehta Regd. Office Majestic Associates LLP, 3, 4 & 5, Swayambhu address Building, Sanjay Garden, Mukund Nagar, Pune 411037
	Contact number -
	e-mail -
Consultant	VK:e Environment LLP
Applied for	Amendment in EC
Details of previous EC	DP/BHA/Mau Phursungi / S. No. 152 & other / Pra. Kra. 523/17-18 dated 10 th January 2018 for BUA = 47625.11 m ²
Location of the project	Sr. No: 152/4 + 5A + 9B/1 at Phursungi, Tal- Haveli, Dist- Pune
Latitude and Longitude	Latitude 18°28'12.19"N Longitude 73°58'19.76"E
Total Plot Area (m ²)	21,433.00
Deductions (m ²)	3786.15
Net Plot area (m ²)	17,646.85
Proposed FSI area (m ²)	36,673.88
Proposed non-FSI	29,021.13

area (m ²)	65,695.01			
Proposed TBUA (m ²)	65,695.01			
TBUA (m ²) approved by Planning Authority till date	CC/2265/19 dated 26/12/2019 for BUA = 65,695.01 m ²			
Ground coverage (m ²) & %	4502.19 & 25.51 %			
Total Project Cost (Rs.)	123 Cr.			
CER as per MoEF & CC circular dated 01/05/2018	Activity	Location	Cost (Rs.)	Duration
	Proposed to install approx. 40 solar street lights with Poles. As proposed M/S Majestic Associate will install Solar street lights on both side of the road with minimum 10 meter distance between two poles.	In and around Solapur Mumbai Bypass road, (from Shri Gayatri Textile Market to Kamathi Talim) Phursungi, Pune which is around 3.5 km long.	40,00,000	2021-2023
	Proposed to provide / install approximately 52 recharge pits of 1.5 X 1.5 meter pit, 60-70 meter bore hole with Oil and grease trap in storm water line. As proposed, M/S Majestic Associate will provide recharge pits after preparing proper plan including all studies and surveys	Along the Solapur Mumbai Bypass road, (from Shri Gayatri Textile Market to Kamathi Talim) Phursungi, Pune which is around 3.5 km long.	52,25,000	2023-2025
Details of Building Configuration :				
<Please use following legends: Floor = F, Parking = Pk, Podium = Po, Stilt =St, Lower Ground = LG, Upper Ground = UG, Basement = B, Shops = Sh>				
Previous Building		Proposed Configuration		
Building Name	Configuration	Height (m)	Building Name	Configuration
Building A	L.P + U.P + 12	36.00	Building A	L.P + U.P + 12
Building B	L.P + U.P + 12	36.00	Building B	L.P + U.P + 12
Building C	L.P + U.P + 11	37.50	Building C	L.P + U.P + 12
Building D	L.P + U.P + 11	37.50	Building D	B + L.P + U.P + 12
Building E	L.P + U.P + 12	37.50	Building E	B + L.P + U.P + 12
Reason for Modification / Change				

Club House	G + 1	7.20	Club House	G + 1	7.20
Total number of tenements		Residential Population: 3051 Nos.			
Water Budget	Dry Season (CMD)		Wet Season (CMD)		
	Fresh water	280	Fresh water		
	Recycled water – Flushing	137	Recycled water – Flushing		
	Recycled water – Gardening	17	Recycled water – Gardening		
	Swimming pool make up	01	Swimming pool make up		
	Total Water Requirement	435	Total Water Requirement		
	Excess treated water	222	Excess treated water		
Water Storage Capacity for Firefighting UGT	450 CMD				
Source of water	PMC				
Rainwater Harvesting (RWH)	Level of the Ground water table:	Pre monsoon - 15 m to 21 m. BGL Post Monsoon – 9 m. to 12 BGL.			
	Size and no of RWH tank(s) and Quantity:	NA			
	Quantity and size of recharge pits:	6 nos of recharge pit 2.00 M. X 2.00 M. X 2.5 M. Borewell – Dia. – 200 mm, depth – 10 m.			
	Details of UGT tanks if any:	NA			
Sewage and Wastewater	Sewage generation in :	376			
	STP technology:	MBBR			
	Capacity of STP (CMD):	380			
Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment / disposal		
	Dry waste:	8	Will be handed over to Authorized vendor		
	Wet waste:	12	Will be handed over to Authorized vendor		
	Construction waste:	The Construction waste generated during construction shall be segregated, reused on site and surplus shall be led to scrap dealers for recycling.			
Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal		
	Dry waste:	667	Will be handed over to SWACH		
	Wet waste:	1001	Will be treated in organic Waster Converter (OWC)		
	Hazardous waste:	NA	NA		
	Biomedical waste:	NA	NA		
Green Belt	E-Waste	4.6	Will be handed over to SWACH		
	STP Sludge (dry)	27.65	Dried sludge will use as manure		
	Total RG area (m ²):	2076.10			
	Existing trees on plot:	00			

Development	Number of trees to be planted:	260
	Number of trees to be cut:	00
	Number of trees to be transplanted:	00
Power requirement:	Source of power supply:	MSEDCL
	During Construction Phase (Demand Load):	30 kW
	During Operation phase(Connected load):	2,418.33 kW
	During Operation phase (Demand load):	1,422.54 KVA
	Transformer:	3 X 630 KVA
	DG set:	200 KVA
	Fuel used:	HSD
Details of Energy saving	Power saving will be 12.59 %	
Environmental Management plan budget during Construction phase	Type	Details
	Air Environment	Erosion control – dust suppression measures, barricading and top soil preservation
	Land	Labour Camp toilets & sanitation
	Health and Safety	Labour Safety Equipment's and training
	Facility	Disinfection and Health Check-ups
	Environment Management	Environmental Monitoring cell
	Environment	Environmental Monitoring
	CER	-
	Component	Details
	Sewage treatment	380 KLLD
	Bio Medical waste	-
	RWH	Recharge pits
	Solid Waste	OWC
	Green belt development	Development & maintenance of green area
	Energy saving	Solar Hot water + Solar PV
	Environmental Monitoring	-
	Disaster Management	-
	Type	Required as per DCR
	4-Wheeler	377
	2-Wheeler	1350
	Bicycles	1051
	Actual Provided	Area per parking (m2)
	498	12.5
	1350	2
	1051	2
	Capital (Rs.)	O & M (Rs./Y)
	61,00,000	17,32,000
	1,00,000	-
	9,00,000	60,000
	20,75,000	05,28,630
	15,03,299	1,03,305
	1,06,43,200	10,64,320
	-	1,85,600
	3,75,55,000	23,70,400

3. Proposal is an amendment in an existing Project. PP has received earlier EC vide letter dated 10th January 2018 for Plot area- 21,433 m2, FSI area-26,021.15 m2Non FSI area-21,603.96 m2 and total Built up Area of 47,625.11 m2. Proposal has been considered by SEIAA in its 243rd (Day-1) meeting and decided to accord Environment Clearance subject to submission of CFO

NOC for building no E. Now, PP submitted CFO NOC for building no E. Proposal was then considered by SEIAA in its 255th (Day-3) meeting and decided to 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 the architect certificate regarding the construction carried out is as per accorded EC & status of proposed basement of building D & E.
2. PP to submit the structural stability certificate of building for which vertical expansion is proposed. Local planning authority to ensure the same.
3. PP to submit the revised fire NoC for building C,D & E.
4. PP to provide minimum 25 % of total parking arrangement with electric charging facility by providing charging points at suitable places.

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-36,673.88 m2, Non-FSI- 29,021.13 m2, Total BUA- 65,695.01 m2. (Plan approval- CC/2265/19 dated 26/12/2019).

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 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 <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 Environmental 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, Pune.
6. Commissioner, Pune Municipal Corporation/ PMRDA
7. Regional Officer, Maharashtra Pollution Control Board, Pune.

Validity unknown

Digitally signed by Pravin C. Darade, I.A. S. Member Secretary

Date: 3/3/2023 2:25:04 PM

न : रायमोंडो

ची इच्छा आहे. या भारताच्या
च्या साखळीला अधिक लावचिक
नविता योईल याकडे आमचे लक्ष
यातुळे इलेक्ट्रॉनिक्सच्या
मध्ये सुसंपत्ती योईल
निकसच्या पुरवठ्याच्या
तून दोन्ही देशांमध्ये सहकार्य
ची संधी आहे. असे त्यांनी
ले.

जाहीर सूचना

न.नं. १६२/४५५५५५५५/१, नाव
नेचे पुणे, ता. हवेली, जि. पुणे महाराष्ट्र
या फेडरलचीतील विनामिक विभागातील
२०२२ पर्यंत पर्यवेक्षणकर्ता मंडळी क्र.
EC23E028V/H111669 dtd.
03/03/2023 अन्वये रजिस्ट्रार आलेली आहे
नदर पर्यावेक्षणकर्ता मंडळीचे प्रत महाराष्ट्र
प्रदेश निदेशक मंडळ यांचे कार्यालय
अवकाश आहे व सदरची प्रत पर्यावेक्षण विभाग,
महाराष्ट्र शासन यांच्या वेबसाइटवर
<http://parvesh.mtc.in> येथेही उपलब्ध
आहे.
पुणे, दि. १२/०३/२०२३ सर्की/-

वे. मॅलेटिक असोसिएट्स

६२०२ ६५५५ ५५५५

प्रवेश
विनामुल्य

शेवट्या दिवस

अवश्य भेट द्या...
सायंकाळी ६:०० वाजता.

कवी संमेलन

पुणे शहरातील २० पेक्षा अधिक कवींचा सहभाग
सुत्रसंचालन - रमेश जाधव
महाराष्ट्र साहित्य परिषद, येरवडा शाखा

एक अनोखी संधी मराठी, हिंदी, इंग्रजी व इतर
भाषांच्या पुस्तकांच्या नगरीमध्ये प्रवेश करण्याची

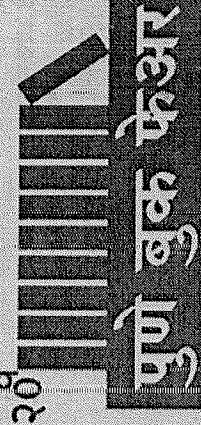
प्रदर्शनाची व्याप्ती

पुस्तके व पाक्षिके • वर्तमानपत्रे • नियतकालिके व अन्य प्रकाशने
• शैक्षणिक संस्था • शैक्षणिक साहित्य • ग्रंथालये व अन्य सेवा.



मिळता खजिना पुस्तकांचा-
आनंद वाचनाचा, ज्ञानाचा
पानोपानी चला,
पुस्तकांच्या महाजत्रेत !

अवश्य भेट द्या...



पुस्तक व शैक्षणिक प्रदर्शन
१-१२ मार्च २०२३, सकाळी ११ ते सायं. ७ पर्यंत.

स्थळ: क्रिएटिसिटी, येरवडा, पुणे.

ईमेल - punebookfair@gmail.com
☎ : ९४२२०३०३२६

S.No.2/9/2&2/10A/2 Dhayari, Tal. Haveli, Pune 411041.
Suryaganga Co-op Housing Society, Ltd.

For inviting bids to survey, design, supply, installation and
commissioning of grid connected Roof Top Solar PV power
generation plant of capacity 25KW at location Suryaganga Co-
op Housing Society Ltd

Tender Document is available at near society office main gate
from date 12th March 2023 till 19 March 2023 time 05:00 pm.
Tender form fees Rs. 1000/- [Non refundable] all right
reserved by Suryaganga Co-op Housing Society Ltd.

For Suryaganga Co-op Housing Society managing
Committee.

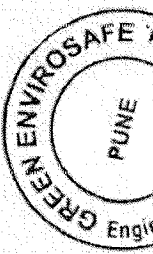
Chairman Secretary Treasurer
Mr. Amararam Mawal Mr. Yshwas Dangare Mr. Bhagwat Sawant



GREEN ENVIROSAFE
Engineers & Consultant Pvt Ltd.

A-7/2/C-11, Capital City, Taktode - Chakan Road, Chakan MIDC, PH-V,
Village Nigohje, Tal. Khed, Dist. Pune-410 501, Maharashtra,
Mob + 985084620, 8421353421 CIN No. : U74900PN2013PTC149666
E-mail : enviroensafeyeng@gmail.com, gesec12@gmail.com

Recognised by Ministry of Environment and Forests (MoEF) / Central Pollution Control Board Govt. of India (CPCB)
ISO 9001:2015, ISO 45001 : 2018 and ISO 14001 : 2015 Certified Company

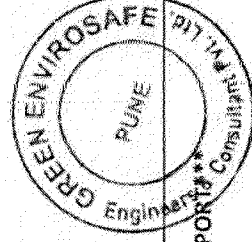
TEST REPORT			
Test Report No: -	GESEC/PRO/AAQM/2023-24/11/25	Report Date	04/11/2023
Sample ID: -	GESEC/PRO/AAQM/2023-24/11/25		
Name & Address of the Customer	M/s - Majestique Associate 152 Fursungi pune.		
Ambient Air Sample Details			
Type	Sampling Location	Sampling done by	
Ambient Air	Near Contraction Site	GESEC	
Sampling Time			
Start Time	Stop Time	Total Hrs.	
09.00 am	09.00 Am	24 Hrs.	
Metrological Data/Environmental Conditions			
Ambient Temperature °C	30	Wet Bulb Temperature °C	25
Dry Bulb Temperature °C	28	Relative Humidity % RH	62
Date of Sampling	Sample Receipt Date	Analysis Start Date	Analysis End Date
01/11/2023 -02/11/2023	02/11/2023	02/11/2023	04/11/2023
Parameters	Method	Unit	NAAQ Standards Result
Sulphur Dioxide (SO ₂)	IS:5182 (PART 2):2017	µg/m ³	≤ 80 22.1
Nitrogen Dioxide (NO ₂)	IS:5182 (PART 6):2018	µg/m ³	≤ 80 24.3
Particulate Matter PM ₁₀	IS:5182 (PART 4):2019	µg/m ³	≤ 100 57.2
Particulate Matter PM _{2.5}	IS:5182 (PART 24):2019	µg/m ³	≤ 60 24.1
Remark-	➤ All above results are within National Ambient Air Quality standards. ➤ BDL-Below Detectable Limit.		
 Mr. Vinod Hamde (Technical Manager) Reviewed & Authorized By			

END OF REPORT

Terms and conditions

1. The report is refer only to the sample tested and not applies to the bulk.
2. The results shown in this test report may differ based on various factors including temperature, humidity, pressure, retention time etc.
3. The test report cannot be reproduced wholly or in part and cannot be used for promotional or publicity purpose without the written consent of laboratory. GESEC.
4. Samples will be retained for a period of seven (7) days after completion of analysis. Longer retention periods can be arranged on request of the customer.

TEST REPORT			
Test Report No: -	GESEC/PRO/ANLM/2023-24/11/26	Report Date	04/11/2023
Sample ID: -	GESEC/PRO/ANLM/2023-24/11/26		
Name & Address of the Customer			
M/s . Majestique Associate 152 Fursungi pune.			
Ambient Noise Sample Details			
Type	Ambient Noise		
Sampling done by	GESEC		
Date of Sampling	Sample Receipt Date	Analysis Start Date	Analysis End Date
01/11/2023	01/11/2022	02/11/2023	04/11/2023
Test Location	Unit	Average Noise Level Readings Day	CPCB Standards dB(A)
Near East Side	dB(A)	51.2	55
Near West Side	dB(A)	50.6	
Near south Side	dB(A)	49.5	
Near North Side	dB(A)	52.1	
Remark-	<p>➤ The Factories Act, 1948, has prescribed 55 dB (A) as an upper limit of noise level for 8 hours exposure.</p>		



Handwritten signature

Mr. Vinod Hande
(Technical Manager)
Reviewed & Authorized By

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- We strictly maintain the confidentiality of all test result of sample(s) collected by us/ supplied by customer and not reveal to third party unless required by the statutory or legal requirement.
- MoEF approved lab by Govt. of India. From date: 15/02/2022 to 29/02/2024.



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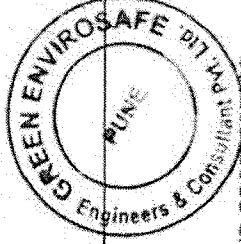
A-7/2/C-11, Capital City, Talwade - Chakan Road, Chakan MIDC, PH-V,
Village Nigheje, Tal. Khed, Dist. Pune-410 501, Maharashtra
Mob+ 9345084620, 8421365421 CIN No. : U74900PN2013PTC149666
E-mail : envirosafetnyng@gmail.com, gesecl2@gmail.com

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TEST REPORT			
Test Report No – GESEC/PRO/W/2023-24/11/27	Date of Reporting	04/11/2023	
Sample ID - GESEC/PRO/W/2023-24/11/27	Sample Details	Tanker Water	
Client Name and Address: M/s . Majestique Associate 152 Fursungi pune	Type of Sample	Water	
	Volume Of Sample	2 Lit Plastic Bcittle +Glass Bottle	
	Sample Status	Sealed	
	Sample Collected By	GESEC	
	Date of Sample Collection	01/11/2023	
	Date of Sample received in lab	01/11/2023	
	Analysis start Date	02/11/2023	
	Analysis End Date	04/11/2023	

WATER ANALYSIS REPORT

Parameter	Result	Unit(s)	Standard Method
Physical Parameter			
Turbidity	<0.1	NTU	IS:3025(part10):2019
Color	Clear	Hazen	IS : 3025 (Part 4):2017
TDS	318.4	mg/lit	IS :3025(part 16):2017
Chemical Parameter			
pH	6.5	--	APHA 4500 H+ B 23 rd Ed:2017
Total Hardness	261.5	mg/lit	IS:3025 Part-21:2019
Total Alkalinity	150.6	mg/lit	IS:3025 Part-23:2019
Sulphate	64.5	mg/lit	IS:3025 Part-24:2019
Residual Chlorine	<0.1	mg/lit	IS:3025(part 26):2019
Chloride	51.7	mg/lit	IS:3025 Part-32:2019
Calcium (as Ca)	18.4	mg/lit	IS:3025 Part-40:2019
Magnesium (as Mg)	27.8	mg/lit	IS:3025 Part-46:2019
Elemental Analysis			
Iron as Fe	<0.1	mg/lit	IS:3025(part 2):2019
Microbiological Parameter			
Total Coliform	Absent	MPN/100ml	IS 1622:1981
E.coli.	Absent	per/100ml	IS 1622:1981



Vinod
Mr. Vinod Hande
(Technical Manager)
Reviewed & Authorized By

END OF REPORT

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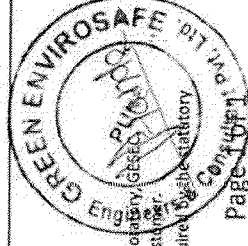
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TEST REPORT			
Test Report No: GESEC/PRO/SO/2023-24/11/28	Date of Report	04/11/2023	
Sample ID: GESEC/PRO/SO/2023-24/11/28	Date of Sampling	01/11/2023	
Name & Address of the Customer – M/s . Majestique Associate 152 Fursungi pune	Start Date of Analysis	02/11/2023	
	End Date of Analysis	04/11/2023	
	Sample Details	Near Garden (soil)	
Nature of sample	solid		
Sample Collected By	Green EnviroSAFE Engineers & Consultant Pvt. Ltd, Pune		
Parameter	Result	Unit	Standard Method
pH	8.0	--	IS:2720 (Part 26), Rev 2:2016
Electrical Conductivity	240.6	µs/Cm	IS 14767:2021
Available Potassium as K	32.4	Kg/ha	Method manual, Soil testing in India (Department of agriculture and cooperation, Ministry of agri. Government of India, Page No.99:2011)
Available Phosphorous as PO4	10.5	Kg/ha	Method manual, Soil testing in India (Department of agriculture and cooperation, Ministry of agri. Government of India, Page No.95:2011)
Total Kjeldahl Nitrogen	3.25	%	IS 14684:1999
Available Calcium	0.45	mg/Kg	Method manual, Soil testing in India (Department of agriculture and cooperation, Ministry of agri. Government of India, Page No.104:2011)
Available Magnesium	2.14	mg/Kg	Method manual, Soil testing in India (Department of agriculture and cooperation, Ministry of agri. Government of India, Page No.104:2011)
Soil Moisture	0.75	%	IS:2720 (Part II):2016
Bulk Density	1.09	gm/cm3	IS:2720 (Part 14):2020
Organic Carbon (TOC)	1.85	%	IS 2720 (PART 22):2020
Sodium	3.56	mg/Kg	Method manual, Soil testing in India (Department of agriculture and cooperation, Ministry of agri. Government of India, Page No.149: 2011)
Iron	0.26	mg/Kg	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation, Ministry of Agri. Government of India,17B page no.107: 2011
Zinc	3.52	mg/Kg	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation, Ministry of Agri. Government of India,17B page no.107: 2011
Copper	0.49	mg/Kg	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation, Ministry of Agri. Government of India,17B page no.107: 2011
Water Holding Capacity	45.10	%	Method manual, Soil testing in India (Department of agriculture and cooperation, Ministry of agriculture

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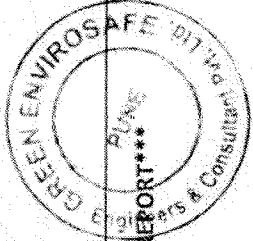
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Village Nighoje, Tal. Khed, Dist. Pune-410 501, Maharashtra.
Mob + 9545084620, 8421365421 CIN No. U74900PN2013FTC149666
E-mail : enviroSAFEyng@gmail.com, gesecc12@gmail.com

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ISO 9001:2015, ISO 45001 : 2018 and ISO 14001 : 2015 Certified Company

Manganese	2.15	mg/Kg	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation)
Total Chromium	2.54	mg/Kg	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation)
Lead	0.56	mg/kg	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation)
Cadmium	3.21	mg/Kg	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation)
Nickel	1.05	mg/Kg	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation)
Particle Size Distribution	Sand	%	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation)
	Silt	%	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation)
	Clay	%	Methods Manual, Soil Testing in India (Dept. of Agriculture and Cooperation)

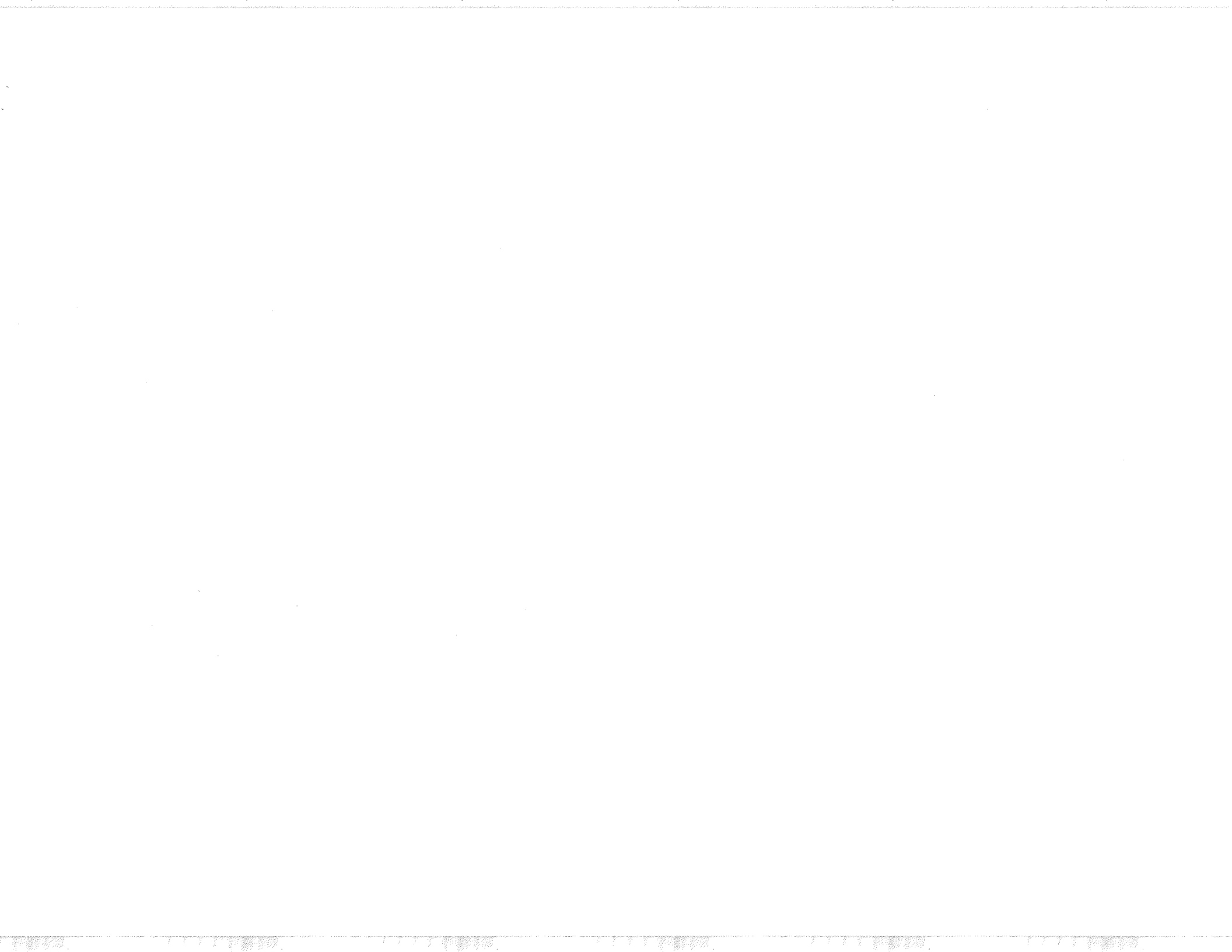

Mr. Vinod Hande
(Technical Manager)
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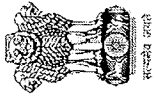


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Government of India
Ministry of Environment, Forest and Climate Change
(Issued by the State Environment Impact Assessment
Authority(SEIAA), Maharashtra)

ENVIRONMENTAL
CLEARANCE

To,

The Partner
MAJESTIQUE ASSOCIATES
Office no 3,4,5 Swayambhu, Sujay garden Mukundnagar, Pune -411037

PARIVESH
(Pro-Active and Responsive Facilitation by Interactive,
and Virtuous Environmental Single-Window Hub)

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

Sir/Madam,

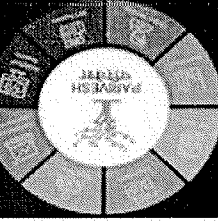
This is in reference to your application for Environmental Clearance (EC) in respect of project submitted to the SEIAA vide proposal number SIA/MH/MIS/257955/2022 dated 22 Feb 2022. The particulars of the environmental clearance granted to the project are as below.

- | | |
|--|--|
| 1. EC Identification No. | EC23B038MH111669 |
| 2. File No. | SIA/MH/MIS/257955/2022 |
| 3. Project Type | Expansion |
| 4. Category | B2 |
| 5. Project/Activity including Schedule No. | 8(a) Building and Construction projects |
| 6. Name of Project | Expansion in Proposed Residential Development on Sr. No: 152/4 + 5A + 9B/1 at Phursungi, Tal- Haveli, Dist.- Pune by M/s Majestique Associates |
| 7. Name of Company/Organization | MAJESTIQUE ASSOCIATES |
| 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: 03/03/2023

(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/MIS/257955/2022
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s Majestique Associates,
Sr. No: 152/4 + 5A + 9B/1,
Phursungi, Tal- Haveli, Dist.- Pune.

Subject : Environmental Clearance for Expansion in Proposed Residential
Development on Sr. No: 152/4 + 5A + 9B/1 at Phursungi, Tal- Haveli,
Dist.- Pune by M/s Majestique Associates

Reference : Application no. SIA/MH/MIS/257955/2022

This has reference to your communication on the above-mentioned subject. The proposal was considered by the SEAC-3 in its 123rd meeting under screening category 8 (a) B2 as per EIA Notification, 2006 and recommend to SEIAA. Proposal then considered in 243rd (Day-1) & 255th (Day-3) meeting of State Level Environment Impact Assessment Authority (SEIAA).

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

Proposal Number	SIA/MH/MIS/159494/2020
Name of Project	Application to obtain Environmental Clearance for Amendment in Proposed Residential Development on Sr. No: 152/4 + 5A + 9B/1 at Phursungi, Tal- Haveli, Dist.- Pune by M/s Majestique Associates
Project category	8a B2 building and construction project
Type of Institution	Private
Project Proponent	Name Mr. Sanjay Mehta Regd. Office address Majestique Associates LLP, 3, 4 & 5, Swayambhu Building, Sanjay Garden, Mukund Nagar, Pune 411037
Consultant	Contact number - e-mail -
Applied for	VK:e Environment LLP Amendment in EC
Details of previous EC	DP/BHA/Mau Phursungi / S. No. 152 & other / Pra. Kra. 523/17-18 dated 10 th January 2018 for BUA = 47625.11 m ²
Location of the project	Sr. No: 152/4 + 5A + 9B/1 at Phursungi, Tal- Haveli, Dist- Pune
Latitude and Longitude	Latitude 18°28'12.19"N Longitude 73°58'19.76"E
Total Plot Area (m ²)	21,433.00
Deductions (m ²)	3786.15
Net Plot area (m ²)	17,646.85
Proposed FSI area (m ²)	36,673.88
Proposed non-FSI	29,021.13

area (m ²)	65,695.01				
Proposed TBUA (m ²)	65,695.01				
TBUA (m ²) approved by Planning Authority till date	CC/2265/19 dated 26/12/2019 for BUA = 65,695.01 m ²				
Ground coverage (m ²) & %	4502.19 & 25.51 %				
Total Project Cost (Rs.)	123 Cr.				
CER as per MoEF & CC circular dated 01/05/2018	Activity	Location	Cost (Rs.)	Duration	
	Proposed to install approx. 40 solar street lights with Poles. As proposed M/S Majestic Associate will install Solar street lights on both side of the road with minimum 10 meter distance between two poles.	In and around Solapur Mumbai Bypass road, (from Shri Gayatri Textile Market to Kamathi Talim) Phursungi, Pune which is around 3.5 km long.	40,00,000	2021-2023	
	Proposed to provide / install approximately 52 recharge pits of 1.5 X 1.5 meter pit, 60-70 meter bore hole with Oil and grease trap in storm water line. As proposed, M/S Majestic Associate will provide recharge pits after preparing proper plan including all studies and surveys	Along the Solapur Mumbai Bypass road, (from Shri Gayatri Textile Market to Kamathi Talim) Phursungi, Pune which is around 3.5 km long.	52,25,000	2023-2025	
Details of Building Configuration : <Please use following legends: Floor = F, Parking = Pk, Podium = Po, Stilt = St, Lower Ground = LG, Upper Ground = UG, Basement = B, Shops = Sh>					
Previous EC / Existing Building		Proposed Configuration			
Buildin g Name	Configuratio n	Height (m)	Building Name	Configuration	Height (m)
Building A	L.P + U.P + I2	36.00	Building A	L.P + U.P + I2	36.00
Building B	L.P + U.P + I2	36.00	Building B	L.P + U.P + I2	36.00
Building C	L.P + U.P + I1	37.50	Building C	L.P + U.P + I2	37.50
Building D	L.P + U.P + I1	37.50	Building D	B + L.P + U.P + I2	37.50
Building E	L.P + U.P + I2	37.50	Building E	B + L.P + U.P + I2	37.50
Reason for Modification / Change					

Club House	G + 1	7.20	Club House	G + 1	7.20
Total number of tenements		Residential Population: 3051 Nos.			
Water Budget	Dry Season (CMD)		Wet Season (CMD)		
	Fresh water	280	Fresh water	280	
	Recycled water – Flushing	137	Recycled water – Flushing	137	
	Recycled water – Gardening	17	Recycled water – Gardening	00	
	Swimming pool make up	01	Swimming pool make up	00	
	Total Water Requirement	435	Total Water Requirement	417	
	Excess treated water	222	Excess treated water	239	
Water Storage Capacity for Firefighting UGT	450 CMD				
Source of water	PMC				
Rainwater Harvesting (RWH)	Level of the Ground water table:	Pre monsoon - 15 m to 21 m. BGL Post Monsoon – 9 m. to 12 BGL.			
	Size and no of RWH tank(s) and Quantity:	NA			
	Quantity and size of recharge pits:	6 nos of recharge pit 2.00 M. X 2.00 M. X 2.5 M. Borewell – Dia. – 200 mm, depth – 10 m.			
	Details of UGT tanks if any:	NA			
Sewage and Wastewater	Sewage generation in :	376			
	STP technology:	MBBR			
	Capacity of STP (CMD):	380			
Solid Waste Management during Construction Phase	Type	Quantity (kg/d)	Treatment / disposal		
	Dry waste:	8	Will be handed over to Authorized vendor		
	Wet waste:	12	Will be handed over to Authorized vendor		
	Construction waste:	The Construction waste generated during construction shall be segregated, reused on site and surplus shall be led to scrap dealers for recycling.			
Solid Waste Management during Operation Phase	Type	Quantity (kg/d)	Treatment / disposal		
	Dry waste:	667	Will be handed over to SWACH		
	Wet waste:	1001	Will be treated in organic Waster Converter (OWC)		
	Hazardous waste:	NA			
	Biomedical waste	NA			
	E-Waste	4.6	Will be handed over to SWACH		
Green Belt	STP Sludge (dry)	27.65	Dried sludge will use as manure		
	Total RG area (m ²):	2076.10			
	Existing trees on plot:	00			

Development	Number of trees to be planted:	260
	Number of trees to be cut:	00
	Number of trees to be transplanted:	00
Power requirement:	Source of power supply:	MSEDCL
	During Construction Phase (Demand Load):	30 kW
	During Operation phase(Connected load):	2,418.33 kW
	During Operation phase (Demand load):	1,422.54 KVA
	Transformer:	3 X 630 KVA
	DG set:	200 KVA
	Fuel used:	HSD
Details of Energy saving	Power saving will be 12.59 %	
Environmental Management plan budget during construction phase	Type	Details
	Air Environment	Erosion control – dust suppression measures, barricading and top soil preservation
	Land	Labour Camp toilets & sanitation
	Health and Safety	Labour Safety Equipment's and training
	Facility	Disinfection and Health Check-ups
	Environment Management	Environmental Monitoring cell
	Environment	Environmental Monitoring
	CER	-
	Component	Details
Environmental Management plan Budget during Operation phase	Sewage treatment	380 KLD
	Bio Medical waste	-
	RWH	Recharge pits
	Solid Waste	OWC
	Green belt development	Development & maintenance of green area
	Energy saving	Solar Hot water + Solar PV
	Environmental Monitoring	-
	Disaster Management	-
	Type	Required as per DCR
Traffic Management	4-Wheeler	377
	2-Wheeler	1350
	Bicycles	1051
	Actual Provided	Area per parking (m2)
	498	12.5
	1350	2
	1051	2
	Capital (Rs.)	O & M (Rs./Y)
	61,00,000	17,32,000
	1,00,000	-
	9,00,000	60,000
	20,75,000	05,28,630
	15,03,299	1,03,305
	1,06,43,200	10,64,320
	-	1,85,600
	3,75,55,000	23,70,400

3. Proposal is an amendment in an existing Project. PP has received earlier EC vide letter dated 10th January 2018 for Plot area- 21,433 m2, FSI area-26,021.15 m2 Non FSI area-21,603.96 m2 and total Built up Area of 47,625.11 m2. Proposal has been considered by SEIAA in its 243rd (Day-1) meeting and decided to accord Environment Clearance subject to submission of CFO

NOC for building no E. Now, PP submitted CFO NOC for building no E. Proposal was then considered by SEIAA in its 255th (Day-3) meeting and decided to 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 the architect certificate regarding the construction carried out is as per accorded EC & status of proposed basement of building D & E.
2. PP to submit the structural stability certificate of building for which vertical expansion is proposed. Local planning authority to ensure the same.
3. PP to submit the revised fire NoC for building C,D & E.
4. PP to provide minimum 25 % of total parking arrangement with electric charging facility by providing charging points at suitable places.

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-36,673.88 m2, Non-FSI- 29,021.13 m2, Total BUA- 65,695.01 m2. (Plan approval- CC/2265/19 dated 26/12/2019).

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 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 <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.



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, Pune.
6. Commissioner, Pune Municipal Corporation/PMRDA
7. Regional Officer, Maharashtra Pollution Control Board, Pune.

Validity UNKNOWN

Digitally signed by Pravin C. Darade, I.A.S. Member Secretary

Date: 3/3/2023 2:25:04 PM