

Ref.: UT/Compliance Letter/06/2024

Date: 08/01/2024

To,

Suvasya Builders & Developers LLP
312, Swastik Disa Corporate Park,
Opp, Shreyas Cinema, L B S Marg,
Ghatkoper West, Mumbai- 400086 India

Kind attn. : Mr. Sandep Jain/Mr. Sachin

Subject : Submission of six monthly compliance reports as per terms & conditions stipulated in Environmental clearance letter for proposed 'Redevelopment of Swastik Platinum Co-Op HSG Society Ltd.' At City Survey No. 347 (part) Corresponding to Survey No. 113 (part) of Hariyali Village, Tagore Nagar, Vikhroli (East), Mumbai. Maharashtra.

Reference : Work Order No: 001 Dated: 11/05/2021

Dear Sir,

We sincerely thank you for entrusting above said job to us. We have submitted six monthly compliance reports for proposed 'Redevelopment of Swastik Platinum Co-Op HSG Society Ltd.' At City Survey No. 347 (part) Corresponding to Survey No. 113 (part) of Hariyali Village, Tagore Nagar, Vikhroli (East), Mumbai. Maharashtra.

This compliance report is submitted for the period of April 2022 to September 2022.

Enclosed here with Proforma Invoice no. DN/665, dated: 05/12/2023 for the amount of Rs. 41,300/- (Rupees Forty one Thousand Three Hundred Only.)

We request you to kindly certify the same and release our payment at your earliest.

If you need any further clarifications please contact us.

Best Regards,

For, ULTRA TECH


Authorized Signatory

Encl.: 1. Acknowledged copies
2. Proforma Invoice
3. Monitoring Report

Date : 18/03/2023

To,
Ministry of Environment, Forests & Climate Change,
Integrated Regional Offices,
Ground Floor, East Wing, New Secretariat Building,
Civil Lines, Nagpur - 440 001. Maharashtra.

Sub : Submission of six-monthly compliance status report as per terms & conditions Stipulated in Environmental clearance letter for the proposed 'Redevelopment of Swastik Platinum Co-Op HSG Society Ltd.' At City Survey No. 347 (part) Corresponding to Survey No. 113 (part) of Hariyali Village, Tagore Nagar, Vikhroli (East), Mumbai. Maharashtra.'

Ref. No. : Environment clearance no. SIA/MH/MIS/227700/2021, dated: 13/03/2022.

Respected Sir/Madam,

In reference to the above referred letter of your highly revered office we would like to submit the current status of our construction work and point-wise compliance status to various stipulations laid down in Environmental clearance letter no. SIA/MH/MIS/227700/2021, dated: 13/03/2022 along with the necessary annexure.

This compliance report is submitted for the period from April 2022 to September 2022.

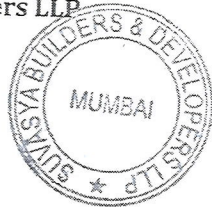
This is for your kind consideration and records. Kindly acknowledge the same.

Thanking You,

For, Suvasya Builders & Developers LLP



Authorized Signatory



Encl. Part A: Current status of construction work.
Part B: Point wise compliance status &
Datasheets & Annexures.

Copy to Regional Office, MPCB, Mumbai.
Department of Environment, Mantralaya, Mumbai.
Regional Office, CPCB, Vadodara.



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12	13	14	15	16	17	18
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Subject: Suvasya Builders & Developers LLP : Six monthly compliance status report for proposed 'Redevelopment of Swastik Platinum Co-Op HSG Society Ltd.' At City Survey No. 347 (part) Corresponding to Survey No. 113 (part) of Haryali Village, Tagore Nagar, Vikhroli (East), Mumbai, Maharashtra.@ December 2022.

<compliance@ultratech.in>
 Sent: Sat, 18 Mar 2023 14:49:58 GMT+0530
 To: "ecompliance-mh" <ecompliance-mh@gov.in>
 Cc: "swastikgroup123@gmail.com", "UT kumbhar" <kumbhar@ultratech.in>
 Hide others

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1 attachment

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Respected Sir / Madam,
 With reference to the above subject, we are submitting herewith the current status of our construction work, monitoring reports, data-sheet and point-wise compliance status to various stipulations laid down by SEIAA, Govt. of Maharashtra in its Environment clearance letter no. SJAMHMS1227700/2021, dated: 13/03/2022 for proposed 'Redevelopment of Swastik Platinum Co-Op HSG Society Ltd.' At City Survey No. 347 (part) Corresponding to Survey No. 113 (part) of Haryali Village, Tagore Nagar, Vikhroli (East), Mumbai, Maharashtra, for the period from April 2022 to September 2022.

This is for your kind consideration and record, please.
 Kindly acknowledge the same.

On behalf of M/s. Suvasya Builders & Developers LLP_Vikhroli (East), Mumbai, Maharashtra.

Best Regards,
 Neha Karamniskar
 ULTRA TECH
 Environmental Consultancy & Laboratory
 (Lab. Granted by MoEF & Accredited by NABL - QCI)
 QCI - NABET Accredited EIA Consulting Organization.
 Certified By ISO 9001:2015

Subject: Suvasya Builders & Developers LLP : Six monthly compliance status report for proposed 'Redevelopment of Swastik Platinum Co-Op HSG Society Ltd.' At City Survey No. 347 (part) Corresponding to Survey No. 113 (part) of Hariyali Village, Tagore Nagar, Vikhroli (East), Mumbai, Maharashtra. @ December 2022.

<compliance@ultratech.in>
Sent: Sat, 18 Mar 2023 14:50:03 GMT+0530
To: <comair@mumbai.mpcb.gov.in>, <sonamimumbai@nripob.gov.in>
Cc: UT number <umbar@ultratech.in>, <swastikgroup123@gmail.com>
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This is for your kind consideration and record, please
Kindly acknowledge the same.
On behalf of **M/s. Suvasya Builders & Developers LLP, Vikhroli (East), Mumbai, Maharashtra.**

Best Regards,
Nidhi Koppikar
ULTRA TECH
Environmental Consultancy & Laboratory
(Lab. Gazetted by: MAEF & Accredited by: NABL - QCI)
QCI - NABL Accredited EIA Consulting Organization.
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Best Regards,
 Nishi Karanjekar
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Navigation icons: Mail, Calendar, Contacts, Search, Refresh, Home, Power, Volume, Network, Battery, Time (2:51 PM), Date (3/18/2023), Temperature (31°C), Language (ENG), Region (IN).

Windows taskbar: Start button, Search, Task View, File Explorer, Microsoft Word, Edge, Taskbar icons.

INDEX

SI. No.	PARTICULARS
1.	Part A: Current status of work
2.	Part B: Point wise compliance status
3.	Datasheet
4.	Annexures
Annexure – 01	IOA
Annexure – 02	Commencement Certificates
Annexure – 03	HE NOC
Annexure – 04	Sewerage Remark
Annexure – 05	Storm Water Drain remark
Annexure – 06	Solid Waste Management Remark
Annexure – 07	Tree NOC
Annexure – 08	Application for Concession Approval
Annexure – 09	Revised E Charging Plan
Annexure – 10	MHADA Letter
Annexure – 11	Tree Plantation Plan
Annexure – 12	Revised EMP
Annexure – 13	Monitoring Report
Annexure – 14	Advertisement Copy
Annexure – 15	Consent to Establish
Annexure – 16	Environmental Clearance

: PART A:

Current status of work

Status of construction work	:	Actual construction work of the proposed commercial buildings is not yet commenced at site.
Date of commencement (Actual and/or planned)	:	Actual Construction work yet to start.
Date of completion (Actual and/or planned)	:	31/12/2026

PART B:

Compliance status of conditions stipulated in Environmental clearance letter for the proposed Commercial Development construction project located on Swastik Platinum Co-Op HSG Society Ltd.' At City Survey No. 347 (part) Corresponding to Survey No. 113 (part) of Harivali Village, Tagore Nagar, Vikhroli (East), Mumbai. Maharashtra.' by SEIAA, Govt of Maharashtra in its clearance letter no. SIA/MH/MIS/227700/2021, dated: 13/03/2022 are as follows:

Sl. No.	Stipulated clearance conditions	Compliance status
A	Specific Conditions: SEAC Conditions	
i.	PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions thereunder as per the circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.	<ul style="list-style-type: none"> ❖ Intimation of Approval (IOA) from MHADA vide letter no. MH/EE/(B.P)/GM/MHADA-8/1050/2022, Date. 10.02.2022. ❖ Please refer Annexure – 1 for IOA letter. ❖ MHADA has issue plinth Commencement certificate vide letter no. MH/EE/(BP)/GM/MHADA-8/1050/2022/CC/1/New, Date: 21/04/2022. ❖ Please refer Annexure – 2 for Commencement Certificate.
ii.	PP to obtain following NOCs & remarks: a)Water NOC b) Sewer connection; c) SWD; d) SWM/ C & D NOC; e) Tree NOC.	<p>Water NOC:</p> <ul style="list-style-type: none"> ❖ Hydraulic Engineer's Dept., MCGM has issue water NOC for project vide letter no.933, date: 22/02/2022. ❖ Please refer Annexure – 3 for Water Supply NOC. <p>Sewer Connection:</p> <ul style="list-style-type: none"> ❖ Office of Chief Eng., Sewerage Project Dept, MCGM has issue sewerage NOC vide letter no. Dy.Ch/E/S.P/19015/P&D, date: 11/03/2022. ❖ Please refer Annexure – 4 for Sewerage NOC. <p>SWD Remark:</p> <ul style="list-style-type: none"> ❖ However, we have also obtained remarks from Authorized Plumbing Consultants of MCGM under Ease of Doing Business (EODB). Storm water Drain: ❖ We have obtained remarks from Authorized Plumbing Consultants of MCGM under Ease of Doing Business (EODB). ❖ Please refer Annexure – 5 for Storm Water Drain Remark. <p>SWM/C & D NOC:</p> <ul style="list-style-type: none"> ❖ Solid Waste Management Dept, MCGM has issue solid waste

Sl. No.	Stipulated clearance conditions	Compliance status														
		<p>management NOC for project vide letter no. 4676, Date : 16/02/2022.</p> <p>❖ Please refer Annexure – 6 for Solid Waste Management NOC.</p> <p>Tree NOC:</p> <p>❖ Tree Authority, MCGM has issue Tree NOC for project vide letter no. DYSG/TA/MC/45/Z-VI, Date: 18/02/2022.</p> <p>❖ Please refer Annexure – 7 for Tree NOC.</p>														
iii.	PP to submit concession approval received from MHADA.	<p>❖ We have submitted application dt.30.11.2021 to obtain concession approval from MHADA.</p> <p>❖ Please refer Annexure – 8 for Acknowledgment copy of application.</p> <p>❖ However now we have received IOA from MHADA dt. 10.02.2022.</p>														
iv.	PP to provide adequate 2-wheeler parking and ensure that minimum 25% of 2 - wheeler and 4 - wheeler parking's are equipped with electric charging facility.	<p>❖ We have already proposed 57 nos. of 2-wheeler (i.e. 25% of 227 nos. of 4-wheeler).</p> <p>❖ Also, we have already proposed 32 nos. of electric charging facility for both 4 - wheeler and 2-wheeler parking's (i.e. 11 % of total parking i.e. 284 Nos.). Now as per suggestion of Hon. SEAC 2, we have proposed to increase nos. of electric charging facility from 32 nos. to 72 Nos. (i.e. 25% of 284 Nos.)</p> <p>❖ Please refer Annexure – 9 for Plan showing locations of electric charging facilities.</p>														
v.	PP to reduce discharge of treated sewage up to 35%. PP to obtain NOC from MHADA for use of excess treated water in nearby Garden reservation.	<p>❖ We would like to mention here that after full occupation of this project the total treated sewage available for reuse will be 221 KLD.</p> <p>❖ Treated sewage shall be reused for secondary requirement of flushing (80 KLD) gardening (1 KLD) within site which will help to reduce the quantity of treated sewage to the tune of 63%.</p> <p>❖ Additionally (63 KLD) excess treated sewage shall be used for nearby garden, Garden reservation of MHADA which will further help to reduce the quantity of treated sewage to the tune of 35%.</p>														
<table border="1"> <thead> <tr> <th>Details</th> <th>Nos.</th> </tr> </thead> <tbody> <tr> <td>Existing trees on site</td> <td>43</td> </tr> <tr> <td>Trees to be cut</td> <td>11</td> </tr> <tr> <td>Trees to be retained</td> <td>26</td> </tr> <tr> <td>Trees to be transplanted</td> <td>6</td> </tr> <tr> <td>No. of proposed trees [Including New tree Plantation (6) in lieu of transplantation + No. of trees planted in lieu of trees to be cut (22)]</td> <td>28</td> </tr> <tr> <td>Total no. of Trees on site after development of project (Including proposed , transplanted</td> <td>60</td> </tr> </tbody> </table>			Details	Nos.	Existing trees on site	43	Trees to be cut	11	Trees to be retained	26	Trees to be transplanted	6	No. of proposed trees [Including New tree Plantation (6) in lieu of transplantation + No. of trees planted in lieu of trees to be cut (22)]	28	Total no. of Trees on site after development of project (Including proposed , transplanted	60
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Sl. No.	Stipulated clearance conditions	Compliance status
		<p>and retained trees)</p> <ul style="list-style-type: none"> ❖ We have submitted request letter to MHADA for grant of permission to reuse excess treated sewage in nearby Garden reservation. ❖ Please refer Annexure -10 for Acknowledgement copy of the same.
vi.	PP to make more compensatory plantation considering proposed tree cutting in then project.	<ul style="list-style-type: none"> ❖ We have proposed to cut 11 nos. of trees. We have proposed compensatory plantation of 22 nos. of trees in the same Premises along with plantation of trees (6 Nos.). Details of existing trees and proposed tree plantation is given as below: ❖ Please refer Annexure – 11 for Revised Tree plantation plan.
vii.	PP to include cost of DMP in EMP.	<ul style="list-style-type: none"> ❖ As per suggestion of Hon. SEAC 2, we have included costing of DMP in EMP. ❖ Please refer Annexure – 12 for Revised Environmental management Plan.
Specific Conditions: SEIAA Conditions :		
i.	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.	❖ Noted.
ii.	PP to achieve at least 5% of total energy requirement from solar/other renewable sources.	❖ Noted.
iii.	PP Shall comply with Standard EC conditions mentioned in the Office Memorandum issued by MoEF & CC vide F.No.22-34/2018-IA.III dt.04.01.2019.	❖ Noted.
iv.	SEIAA after deliberation decided to grant EC for - FSI-22329.96 m2, Non-FSI-7762.59 m2, and Total BUA-30092.55 m2. (Plan approval-MHIEE/(BP)/GM/MHADA- 8/1050/2022, dated-10.02.2022).	❖ Noted.
B	General Condition:	
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.	<ul style="list-style-type: none"> ❖ Excess soil and construction waste will be disposed to the Authorized site through authorized contractor with permission from Solid Waste Management Department of MCGM. ❖ Application has been made to MCGM to obtained SWM NOC dated: 10.02.2022. ❖ Please refer Annexure – 6 for Application for SWM NOC.

Sl. No.	Stipulated clearance conditions	Compliance status
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.	<ul style="list-style-type: none"> ❖ Excess soil and construction waste will be disposed to the Authorized site through authorized contractor with permission from Solid Waste Management Department of MCGM. ❖ Application has been made to MCGM to obtained SWM NOC dated: 10.02.2022.
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.	<ul style="list-style-type: none"> ❖ No generation of hazardous waste during 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.	<ul style="list-style-type: none"> ❖ 10 nos of temporary accommodation have been provided for 35 nos of residential labors at project site also, 31 nos of non-residential workers are working on site. ❖ All necessary facilities have been provided on site for the construction workers. ❖ Site sanitation like safe & adequate Municipal water for drinking and domestic purpose, 02 nos of toilets, 02 nos of bathrooms for the labours, First Aid and periodical medical checkup facilities have been provided. ❖ Municipal solid waste generated at the labour camp is being handed over to local body on daily basis.
v	Arrangement shall be made that waste water and storm water do not get mixed.	<ul style="list-style-type: none"> ❖ Computation of the runoff from the plot. ❖ Proper management of channelization of storm water. ❖ Designing storm water drainage with adequate capacity to cater the total runoff from site. ❖ Use of screens and silt traps in advance of earthworks. ❖ Proper maintenance of storm water drainage to avoid choking of drains and flooding on site. ❖ STP of capacity 260 KLD based MBBR technology will be provided for the treatment of waste water.
vi	Water demand during construction should be reduced by use of pre-mixed concrete, curing agents and other best practices.	<ul style="list-style-type: none"> ❖ Ready Mix Concrete with Fly Ash is being used in building construction. ❖ Use of curing chemical to save water after liberal curing on first day. ❖ Use of wet jute cloth/gunny bags instead of water spray for curing activity. ❖ Free flow of water is not being allowed for

Sl. No.	Stipulated clearance conditions	Compliance status
		curing.
vii	The ground water level and its quality should be monitored regularly in consultation with Ground Water Authority.	<ul style="list-style-type: none"> ❖ Groundwater accumulation was monitored in boreholes during and after completion of drilling activities. Groundwater was observed below ground level in the boreholes. Seasonal and annual fluctuations in ground water levels can be expected to occur. ❖ Report of chemical analysis of ground water done at the time of geotechnical investigation. ❖ No withdrawal of ground water is planned in this project. ❖ Soil quality is being monitored. ❖ Please refer Annexure - 13 for Environmental Monitoring reports.
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.	<ul style="list-style-type: none"> ❖ No extraction of ground water for construction purpose and in operation phase also, we are not planning to withdraw ground water for any purpose in future, hence, permission from CGWA is not applicable.
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.	<ul style="list-style-type: none"> ❖ Provision for water saving practices like dual flush cisterns, low flow plumbing fixtures and flow control devices.
x	The Energy Conservation Building code shall be strictly adhered to.	<ul style="list-style-type: none"> ❖ The Energy Conservation Building code shall be strictly adhered; <ul style="list-style-type: none"> • LED Tubes & Lamps for all habitable areas. • 5 A Load - TV, Telephone, Fans, Plug Points etc. • 15 A Load - Fridge, Microwave, Washing Machines etc. • 30% of Total Hot Water requirement on Solar. • Provision of Solar PV Panels over the roof top with capacity of 30 kW.
xi	All the topsoil excavated during construction activities should be stored for use in horticulture I landscape development within the project site.	<ul style="list-style-type: none"> ❖ Topsoil excavated during construction activities has been stored for use in horticulture & landscape development within the project site.
xii	Additional soil for leveling of the proposed site shall be generated within the sites (to the extent possible) so that natural drainage system of the area is protected and improved.	<ul style="list-style-type: none"> ❖ Agreed to comply with.
xiii	Soil and ground water samples will be tested to ascertain that there is no threat to ground water	<ul style="list-style-type: none"> ❖ Report of chemical analysis of ground water done at the time of geotechnical investigation. ❖ No withdrawal of ground water is planned in

Sl. No.	Stipulated clearance conditions	Compliance status
	quality by leaching of heavy metals and other toxic contaminants.	<p>this project.</p> <ul style="list-style-type: none"> ❖ Soil quality is being monitored. ❖ Please refer Annexure – 13 for Environmental Monitoring reports.
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 Environments (Protection) Rules prescribed for air and noise emission standards.	❖ No use of DG set for construction purpose.
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.	❖ Noted.
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.	<ul style="list-style-type: none"> ❖ Vehicles having Valid Pollution under control certificate allowed to ply on site. ❖ Use of Plastic/tarpaulin covering sheets while transporting the material. ❖ Wheel washing of the vehicles. ❖ No permission for uncovered/overloaded vehicles carrying construction material. ❖ Use of covering sheets for trucks carrying construction material to prevent air borne dust. ❖ Proper parking arrangement for the construction vehicles ❖ Regular maintenance of vehicles with suitable enclosures and intake silencers.
xviii	Ambient noise levels should confront 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.	<ul style="list-style-type: none"> ❖ Ambient Air and Ambient Noise levels are being carried out. ❖ Please refer Annexure – 13 for Environmental monitoring reports.
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	❖ No use of DG set for construction purpose.

Sl. No.	Stipulated clearance conditions	Compliance status
	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.	❖ Regular supervision of the above measures is being monitored by Param Kothari, Project Head.
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.	<ul style="list-style-type: none"> ❖ Designated storage of construction material. ❖ Reuse of Excavation earth material on site only for road leveling. ❖ Construction waste material shall be partly recycled and remaining shall be disposed to the authorized land fill site. ❖ Separate storage for excavation and construction waste ❖ Proper segregation of construction waste and preparation of item wise quantification. ❖ Use of construction waste (Brick, blocks, ceramic tiles, marbles etc.) for waterproofing work, paving & landscaping areas. ❖ Informing and educating occupants for Solid Waste Management. ❖ Proper segregation on site to biodegradable and non-biodegradable waste. ❖ End product from OWC and sludge generated from STP shall be used as manure on site. ❖ Disposal of segregated garbage to recyclers.
ii.	E-waste shall be disposed through Authorized vendor as per E-waste (Management and Handling) Rules, 2016.	❖ E waste: Shall be stored separately at a common designated location and shall be handed over to Authorized agency.
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	<ul style="list-style-type: none"> ❖ STP of capacity 260 KL based on MBBR technology will be provided for the treatment of waste water. ❖ Reuse of treated sewage for construction activity during construction phase remaining treated waste water will be reused for flushing & gardening to reduce fresh water demand.

Sl. No.	Stipulated clearance conditions	Compliance status
	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.	<ul style="list-style-type: none"> ❖ STP of capacity 260 KL based on MBBR technology will be provided for the treatment of waste water. ❖ Reuse of treated sewage for construction activity during construction phase remaining treated waste water will be reused for flushing & gardening to reduce fresh water demand. ❖ Proper segregation on site to biodegradable and non-biodegradable waste. ❖ Non-biodegradable waste to be handed over to MCGM & Biodegradable waste for treatment in Organic Waste Converter. ❖ End product from OWC and sludge generated from STP shall be used as manure on site. ❖ We have submitted application to M.C.G.M dated 11/02/2022 for water NOC as per latest amended plan. ❖ We have submitted application dt. 11.02.2022 to obtain sewerage connection. ❖ However, we have also obtained remarks from Authorized Plumbing Consultants of MCGM under Ease of Doing Business (EODB). ❖ We have obtained remarks from Authorized Plumbing Consultants of MCGM under Ease of Doing Business (EODB).
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.	<ul style="list-style-type: none"> ❖ STP of capacity 260 KL based on MBBR technology will be provided for the treatment of waste water. ❖ Reuse of treated sewage for construction activity during construction phase remaining treated waste water will be reused for flushing & gardening to reduce fresh water demand. ❖ Proper segregation on site to biodegradable and non-biodegradable waste. ❖ Non-biodegradable waste to be handed over to MCGM & Biodegradable waste for treatment in Organic Waste Converter. ❖ End product from OWC and sludge generated from STP shall be used as manure on site.
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.	<ul style="list-style-type: none"> ❖ Proper parking arrangement for the construction vehicles. ❖ Adequate parking provision and proper traffic movement for smooth traffic flow.

Sl. No.	Stipulated clearance conditions	Compliance status
		<ul style="list-style-type: none"> ❖ Provision of adequate well organized parking arrangement. ❖ Separate entry /exit points. ❖ Traffic wardens will be assigned to during peak hours. ❖ Provision of traffic signs to notify the residents.
vii.	PP to provide adequate electric charging points for electric vehicles (EVs).	<ul style="list-style-type: none"> ❖ Provision of E-charging facility for 25% Car Parking.
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.	<ul style="list-style-type: none"> ❖ Since this is a MHADA Redevelopment Project, the required R.G. is already provided by MHADA within the MHADA Layout
ix.	A separate environment management cell with qualified staff shall be set up for implementation of the stipulated environmental safeguards.	<ul style="list-style-type: none"> ❖ Regular supervision of the above measures is being monitored by Project Manager.
x.	Separate funds shall be allocated for implementation of environmental protection measures/EMP along with item-wise breaks-up. This cost shall be included as part of the project cost. The funds earmarked for the environment protection measures shall not be diverted for other purposes.	<ul style="list-style-type: none"> ❖ Separate funds have been allocated for Implementation of Environmental Protection Measures; <p>During construction phase;</p> <ul style="list-style-type: none"> ❖ Rs. 77.23 Lacs have been allocated for the entire construction period. <p>During operation phase;</p> <ul style="list-style-type: none"> ❖ cost: Rs 96.73 Lacs & ❖ Recurring Capital cost: Rs. 13.27 Rs. Lacs/ annum.
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	<ul style="list-style-type: none"> ❖ After getting Environmental clearance from SEIAA, Govt. of Maharashtra vide letter no. SIA/MH/MIS/227700/2021, dated: 13/03/2022, we published Public Notice in local Navshakti (Marathi) and The Free Press Journal (English) new papers. ❖ Please refer Annexure – 14 for copies of Advertisement.
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 1 st June & 1 st December of each calendar year.	<p>Submitting six-monthly compliance reports to;</p> <ul style="list-style-type: none"> ❖ RO, MPCB, Sion, Mumbai. ❖ RO, CPCB, Pune. ❖ RO, MoEF & CC, Nagpur. ❖ Environment Department, Mantralaya.
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	<ul style="list-style-type: none"> ❖ Environmental clearance copy submitted to MCGM.

Sl. No.	Stipulated clearance conditions	Compliance status
	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, SO ₂ , NO _x (ambient levels as well as stack emissions) or critical sector parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company.	❖ Noted.
C	General EC conditions:	
xv.	PP has to strictly abide by the conditions stipulated by SEAC & SEIAA.	❖ Noted.
xvi.	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.	❖ Maharashtra Pollution Control Board has granted consent to establish for the project vide UAN no. Format1.0/CC/UAN No.0000132942/CE/2207000146, dated: 03/07/2022. ❖ Please refer Annexure – 14 for consent to establish application.
xvii.	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.	❖ Obtained Environmental clearance from SEIAA, Govt. of Maharashtra vide letter no. SIA/MH/MIS/227700/2021, dated: 13/03/2022. ❖ Please refer Annexure -15 for Environmental Clearance.
xviii.	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.	Submitting six-monthly compliance reports to; ❖ RO, MPCB, Sion, Mumbai. ❖ RO, CPCB, Pune. ❖ RO, MoEF & CC, Nagpur. ❖ Environment Department, Mantralaya.
xix.	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	❖ As Environmental Clearance is received on dated: 13 th March, 2022 Hence, Environmental Statement (Form-V) will be submitted on MPCB Web Portal for year 2022-2023.

Sl. No.	Stipulated clearance conditions	Compliance status
	conditions and shall also be sent to the respective Regional Offices of MoEF by e-mail.	
xx.	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.	❖ Noted.
xxi.	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 imply that Forestry & Wild life clearance granted to the project which will be considered separately on merit.	❖ NOC from Wild Life Board is not Applicable as per Final Notification reg. ESZ of SGNP published by MoEF & CC u/no. S.O.3645 (E), dated: 05/12/2016 as our project site is not affected by the ESZ belt.
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.	❖ Noted.
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.	❖ 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	❖ Noted.

Sl. No.	Stipulated clearance conditions	Compliance status
	per EIA Notification, 2006, amended 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.	❖ Noted.
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.	❖ Noted.

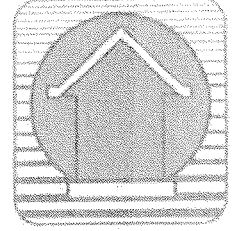
Compliance as per
Monitoring the Implementation of Environmental Safeguards
Ministry of Environment & Forests
Regional Office (W), Nagpur.
Monitoring Report
DATA SHEET

1.	Project type: River-valley/Mining/ Industry / Thermal / Nuclear / Other (specify)	:	Construction Project.
2.	Name of the project	:	Redevelopment of Swastik Platinum Co-Op HSG Society Ltd.' At City Survey No. 347 (part) Corresponding to Survey No. 113 (part) of Hariyali Village, Tagore Nagar, Vikhroli (East), Mumbai. Maharashtra.'
3.	Clearance letter (s) / OM No. and Date	:	Obtained Environmental clearance from SEIAA, Govt. of Maharashtra vide letter no. SIA/MH/MIS/227700/2021, dated: 13/03/2022.
4.	Location		
	a. District (s)	:	Vikhroli, Mumbai.
	b. State (s)	:	Maharashtra.

	c.	Latitude/ Longitude	:		Latitude	Longitude
				A	19° 6'49.75"N	72°56'1.70"E
				B	19° 6'49.45"N	72°56'2.54"E
				C	19° 6'45.95"N	72°56'0.23"E
				D	19° 6'45.67"N	72°56'0.91"E
5.	Address for correspondence					
	a.	Address of Concerned Project Chief Engineer (with pin code & Telephone/ telex/ fax numbers)	:	Name:- Shailesh Mhatre, Add. 312, Swastik Disa Corporate Park,LBS Marg,Ghatkopar west,Mumbai - 400086 Mobile No:- 9820399218.		
	b.	Address of Executive Project: Engineer/Manager (with pin code/ Fax numbers)	:	Name : Shirish Chaudhari, Add. 312,Swastik Disa Corporate Park,LBS Marg,Ghatkopar west,Mumbai – 400086. Mobile No:- 9819302014.		
6.	Salient features					
	a.	of the project	:	One composite building with 3 wings (wing A, B & C) :- Basement + Ground + 22 floors.		
	b.	of the environmental management plans	:	<ul style="list-style-type: none"> ❖ Separate funds have been allocated for Implementation of Environmental Protection Measures; During construction phase; <ul style="list-style-type: none"> ❖ Rs. 77.23 Lacs have been allocated for the entire construction period. During operation phase; <ul style="list-style-type: none"> ❖ Capital cost: Rs 96.73 Lacs & ❖ Recurring cost: Rs. 13.27 Rs. Lacs/ annum. 		
7.	Breakup of the project area					
	a.	submergence area forest & non-forest	:	Not applicable.		
	b.	Others	:	<ul style="list-style-type: none"> ❖ Total plot area: 2,716.18 Sq. meters ❖ FSI: 22,329.96 Sq. meters. ❖ Non- FSI: 7,762.59 Sq. meters. ❖ Total build up area: 30,092.55 Sq. Meters. 		
8.	Breakup of the project affected Population with enumeration of Those losing houses / dwelling units' Only agricultural land only, both Dwelling units & agricultural Land & landless laborers/artisan.					
	a.	SC, ST/Adivasis	:	Not applicable.		
	b.	Others (Please indicate whether these Figures are based on any scientific and systematic survey carried out or only provisional figures, it a Survey is carried out give details and years of survey).	:	Not applicable.		

9.	Financial details	
a.	Project cost as originally planned and subsequent revised estimates and the year of price reference:	
1.	Total Cost of the Project	: Rs. 174.41 Crores
b.	Allocation made for environmental management plans with item wise and year wise Break-up.	: Separate funds have been allocated for Implementation of Environmental Protection Measures; During construction phase; ❖ Rs. 77.23 Lacs have been allocated for the entire construction period. During operation phase; ❖ Capital cost: Rs 96.73 Lacs & ❖ Recurring cost: Rs. 13.27 Rs. Lacs/ annum.
c.	Benefit cost ratio/Internal rate of Return and the year of assessment.	: --
d.	Whether (c) includes the Cost of environmental management as shown in the above.	: --
e.	Actual expenditure incurred on the project so far	: Rs. 38.21 Cr.
f.	Actual expenditure incurred on the environmental management plans so far	: ---
10.	Forest land requirement	
a.	The status of approval for diversion of forest land for non-forestry use	: Not applicable.
b.	The status of clearing felling	: Not applicable.
c.	The status of compensatory afforestation, if any	: Not applicable.
d.	Comments on the viability & sustainability of compensatory afforestation program in the light of actual field experience so far	: Not applicable.
11.	The status of clear felling in non-forest areas (such as submergence area of reservoir, approach roads), if any with quantitative information	: Not applicable
12.	Status of construction	: Actual construction work of the proposed commercial buildings is not yet commenced at site.
a.	Date of commencement (Actual and/or planned)	: Actual Construction work yet to start.
b.	Date of completion (Actual and/or planned)	: 31/12/2026
13.	Reasons for the delay if the Project is yet to start.	: --

14.	Dates of site visits;		
	a. The dates on which the project was monitored by the Regional Office on previous Occasions, if any.	:	--
	b. Date of site visit for this monitoring report.	:	--
15.	Details of correspondence with Project authorities for obtaining Action plans/information on Status of compliance to safeguards Other than the routine letters for Logistic support for site visits) (The first monitoring report may contain the details of all the Letters issued so far, but the Later reports may cover only the Letters issued subsequently.)	:	--



Building Permission Cell, Greater Mumbai / MHADA

(A designated Planning Authority for MHADA layouts constituted as per government regulation No. TPB4315/167/CR-51/2015/UD-11 dt.23 May, 2018.)

"INTIMATION OF APPROVAL (IOA)"

No. MH/EE/(B.P)/GM/MHADA-8/1050/2022

Date: 10 FEB 2022

To,

M/s. Suvasya Builders and Developers LLP
C.A. to society "SWASTIK PLATINUM" CHSL
(Bldg no. 43,44,45), 312 Swastik Disa Corporate Park|
LBS Marg, Ghatkopar(W), Mumbai-400086

Sub: Proposed redevelopment of the existing building No. 43, 44 & 45 known as "Tagore Nagar Swastik Platinum CHS LTD" on plot bearing C.T.S. No. 347(Pt.), S. no. 113 (pt.) at Village Hariyali, Tagore nagar, MHADA Layout, Vikroli (East), Mumbai- 400 083.

Ref: 1) Application of Architect dated 27/12/2021.
2) Offer letter of MB Vide No. CO/MB/REE/NOC/ F-1287/2014/2021 dated 18/08/2021.
3) NOC letter of MB Vide No. CO/MB/REE/NOC/ F-1287/2859/2021 dated 24/11/2021.
4) Revise Offer letter of MB Vide No. CO/MB/REE/NOC/ F-1287/3163/2021 dated 24/12/2021.
5) Concession approved from Hon'ble V.P. & CEO/A vide no.ET-376 dated 27/12/2021.

Dear Applicant,

With reference to your above letter this is to inform you that the above plans, submitted by is hereby issue subject to the compliance of the conditions mentioned in I.O.A. dated 27.12.2021 and subject to compliance of following conditions-

A: CONDITIONS TO BE COMPILED WITH BEFORE STARTING THE WORK.

1. That the commencement certificate U/s-44/69(1) of MRTP Act shall be obtained.
2. That structural Engineer shall be appointed and supervision memo of as per appendix- IX of D.C. Regulation - 5(3) (9) shall be submitted by him.

3. The structural Design and calculations for the proposed work accounting for system analysis as relevant IS code along with Plan shall be submitted before C.C.
4. Janata Insurance Policy shall be submitted.
5. Requisitions of clause 45 & 46 of DCR 91 shall be complied with and records of quality of work, verification report, etc. shall be maintained on site till completion of the entire work.
6. Bore well shall be constructed in consultation with H.E./MCGM.
7. That the work shall be carried out between 6.00 a.m. to 10.00 p.m. as per circular u/no. CHE/DP/7749/GEN dt.07.06.2016.
8. Information Board shall be displayed showing details of proposed work, name of owner, developer, architect/LS, R.C.C. consultant etc.
That the specific NOC as per Hon'ble Supreme Court of India (S.L.P. Civil No. D23708/2017) Order in Dumping Ground Court Case dated 15/03/2018 shall be obtained from concerned department/S.W.M. Department.
9. The safety measure shall be taken on site as per relevant provision of I.S. Code and safety regulation.
10. That the N.O.C. from local electric supply co. shall be submitted.
11. Architect, Structural consultant shall verify the scheme is progress as per sub-structure, super structure & OHT.
12. That the final outcome of parking provision by Govt. of Maharashtra, UDD-1 shall be binding on you.
13. That the owner shall undertake that he will be abide by DCPR 2034 and will process the said proposal as per DCPR 2034 or as per demand raised by authorities or advised by authorities.
14. Appointment of Geologist, Rain water Harvesting, Horticulturist, Electrical, Site supervisor, Public Health and Licensed plumber consultants shall be done.
15. Necessary deposit for erection/display of hording or the flex of size m to m for the advertisement of proposal shall be made.
16. That the applicant shall deploy the construction labour as per provisions of labour compensation Act. 1923 and as per suo motto in Supreme Court.

B: CONDITIONS TO BE COMPILED BEFORE FURTHER C.C

1. That the R.C.C. design and calculation as per the amended plans shall be submitted through the registered Structural Engineer.
2. That all requisites payment fees, deposits, premium shall be paid.
3. That C.C. shall get endorsed.
4. That the up-to-date paid receipts of A. A. & C. S ward shall be submitted.
5. That the Extra water and sewerage charges shall be paid to MCGM & receipt shall be submitted.
6. That the Valid Janta Insurance policy shall be submitted.
7. That the quarterly progress report shall be submitted by Architect.
8. That the Civil Aviation NOC from Airport Authority of India shall be submitted.
9. That the specific NOC as per Hon'ble Supreme Court of India (S.L.P. Civil No. D23708/2017) Order in Dumping Ground Court Case dated 15/03/2018 shall be obtained from concerned department/S.W.M. Department.
10. The safety measure shall be taken on site as per relevant provision of I.S. Code and safety regulation.
11. That the N.O.C. from local electric supply co. shall be submitted.
12. Architect, Structural consultant shall verify the scheme is progress as per sub-structure, super structure.
13. That the final outcome of parking provision by Govt. of Maharashtra, UDD-1 shall be binding on you.
14. That the plinth shall be got checked by this office staff.
15. That the amended Remarks of concerned authorities / empaneled consultants for the approved plan, if differing from the plans submitted for remarks, shall be submitted for : a) S.W.D., b) Water Works, c) Tree authority, c) Hydraulic Engineer, e) PCO, f)NOC from Electric Supply Company.
16. That the Material testing report for construction materials used at site shall be taken as per required frequency.
17. That the yearly progress report of the work will be submitted by the Architect.

18. Architect, Structural consultant shall verify the scheme is progress as per sub-structure, super structure & OHT.

19. The condition stating that indicative floor height shall be incorporated while executive sale agreement.

20. NOC from MOEF department shall be obtained.

C. FOR LABOUR CAMP/TEMPORARY SHED

1. That, the exact location of the Temporary Shed /Labour Camp at the premises situated at shall be shown in the accompanying sketch of the proposed temporary shed/labour camp.
2. That, the material for side and top covering used for the Temporary Shed / Labor Camp shall be either tarpaulin or G.I. Sheets.
3. That this Temporary Shed /Labour Camp shall be constructed in such a manner that the same can be easily removed after the expiry of the temporary permission.
4. That you shall do any sort of pucca or permanent construction of any nature on this temporary permission.
5. That the temporary shed shall be constructed to the approved size and measurement and shall not exceed the permitted area.
6. That you shall pay the sum of Rs.10000/- (in Words Rs. Ten Thousand) as a security Deposit which may be forfeited in the extent of your failure to comply with any of the condition mentioned herein.
7. That you shall pay the sum of Rs.10,000.00 (in Words Rs. Ten Thousand Only) as Deposit covering the charges for the removal of temporary shed at your risk and cost if you fail to remove the shed on or before the date of expiry of the temporary permission.
8. That you shall intimate the Municipal authorities in writing immediately after the shed is removed by you on or before the expiry date
9. That in case of your failure to remove the Temporary Shed / Labour Camp on or before the date of expiry, you will allow Municipal authorities to remove the same at your risk and cost without notice and you will allow the demolition

charges to be recovered from the deposit paid for this purpose and the security deposit paid by you to be forfeited.

10. That you shall pay fees at the rate of the Rs./per 10 Sq. Mts. Area for the structure for the entire monsoon period or part thereof.
11. That you shall pay the fees for the structure for the whole monsoon period or part thereof and so on.

D: GENERAL CONDITIONS TO BE COMPILED BEFORE O.C

1. That the final N.O.C. from MHADA shall be submitted before submission of B.C.C.
2. That the low lying plot will be filled up to a reduced level of at least 27.55 M Town Hall Datum or 0.15 m above adjoining road level whichever is higher with murum, earth, boulders etc. and will be leveled, rolled, consolidated and sloped towards road side
3. That the dust bin will be provided.
4. That 3.00 mt. wide paved pathway upto staircase will be provided.
5. That the open spaces as per approval, parking spaces and terrace will be open.
6. That the name plate/board showing Plot No., Name of the Bldg. etc. will be displayed at a prominent place.
7. That carriage entrance shall be provided as per design of registered structural engineer and carriage entrance fee shall be paid.
8. That terraces, sanitary blocks, nahanis in kitchen shall be made Water proof and same shall be provided by method of pounding and all sanitary connections shall be leak proof and smoke test shall be done in presence of licensed plumber.
9. That final N.O.C. from concerned authorities / empanelled consultants for :- a) S.W.D., b) Water Works, c) CFO /Fire Fighting Provisions, d) Tree authority, e) Hydraulic Engineer, f) MHADA / MCGM if any, g) Assessment shall be submitted before occupation.
10. That Structural Engineer's final Stability Certificate along with up to date License copy and R.C.C. design canvas plan shall be submitted.

11. That the separate vertical drain pipe, soil pipe, with a separate gully trap, water main, O.H. Tank, etc. for Maternity Home/Nursing Home, user will be provided and that drainage system or the residential part of the building shall not be affected if applicable.
12. That final completion plans for Completion of work on site shall be submitted.
13. That Site Supervisor certificate for quality of work and completion of the work shall be submitted in prescribed format.
14. That the topmost elevation level of the building certified by Airport Authority of India mentioning that the height of the building is within the permissible limits of Civil Aviation N.O.C. shall be submitted before O.C.C.
15. That the provision of Rain water harvesting as per design prepared by approved consultant in the field shall be made to the satisfaction of concerned authority
16. That the Vermiculture bins for disposal of wet waste as per the design and specification of Organization/Individuals specialized in this field, as per the list furnished by solid waste management dept. of MCGM shall be provided to the satisfaction of Municipal Commissioner.
17. That the certificate from Lift Inspector regarding satisfactory installation and operation of lift will be submitted.
18. That the dry and wet garbage shall be separated and the wet garbage generated in the building shall be treated separately on the same plot by the residents/occupants of the building in the jurisdiction of MCGM. The necessary condition in sale agreement to that effect shall be incorporated by Developer/Owner.

A copy of set of amended plans is hereby returned as a token of approval.


(Anil N. Rathod)

Executive Engineer (E.S.)
B.P.Cell/Greater Mumbai/MHADA

SPECIAL INSTRUCTIONS

1. THIS INTIMATION GIVES NO RIGHT TO BUILD UPON GROUND WHICH IS NOT YOUR PROPERTY.
2. "Every person who shall erect as new domestic building shall cause the same to be built so that every part of the plinth shall be
 - a. Not less than, 2 feet (60 cms.) above the center of the adjoining street at the nearest point at which the drain from such building can be connected with the sewer than existing or thereafter to be- laid in such street.
 - b. Not less than 2 feet (60 cms.) Above every portion of the ground within 5 feet (160 cms.)-of such building.
 - c. Not less than 92 ft.(Town Hall) above Town Hall Datum.
3. Your attention is invited to the provision of Section 152 of the Act where by the person liable to pay property taxes is required to give notice of erection of a new building or occupation of building which has been vacant, to the Commissioner, within fifteen days of the completion or of the occupation whichever first occurs. Thus compliance with this provision is punishable under Section 471 of the Act irrespective of the fact that the valuation of the premises will be liable to be revised under Section 167 of the Act, from the earliest possible date in the current year in which the completion on occupation is detected by the Assessor and Collector's Department.
4. Your attention is further drawn to the provision about the necessity of submitting occupation certificate with a view to enable the V.P. & C.E.O./ MHADA to inspect your premises and to grant a permission before occupation and to levy penalty for non-compliance if necessary.
5. Proposed date of commencement of work should be communicated.
6. One more copy of the block plan should be submitted for the Collector, Mumbai Suburbs District.

Attention is drawn to the notes accompanying this Intimation of Approval.

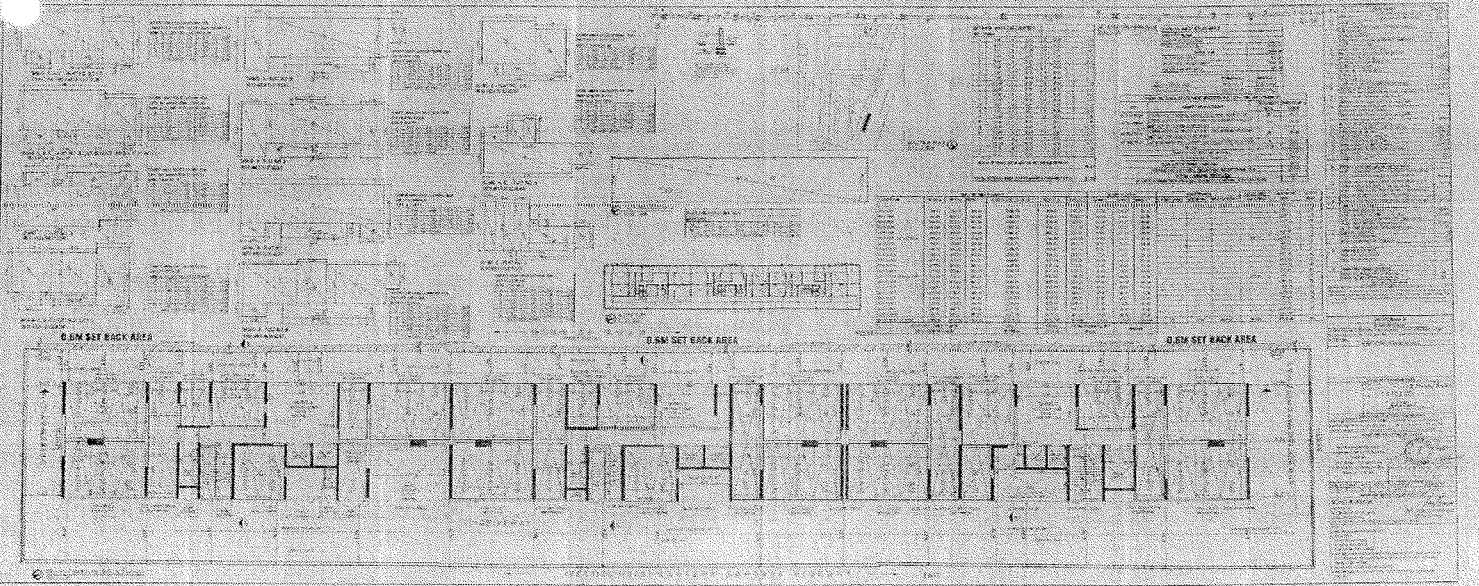
NOTES

1. The work should not be started unless objections are complied with.
2. A certified set of latest approved plans shall be displayed on site at the time of commencement the work and during the progress of the construction work.
3. Temporary permission on payment of deposit should be obtained any shed to house and store for construction purpose, Residence of workmen shall not be allowed on site. The temporary structures for storing constructional material shall be demolished before submission of building completion certificate and certificate signed by Architect submitted along with the building completion certificate.
4. Temporary sanitary accommodation on full flushing system with necessary drainage arrangement should be provided on site workers, before starting the work.
5. Water connection for constructional purpose from MHADA mains shall not be taken without approval from concerned Executive Engineer of Mumbai Board.
6. The owners shall intimate the Hydraulic Engineer or his representative in Wards at least 10 days prior to the date of which the proposed construction work is taken in hand that the water existing in the compound will be utilized for their construction works and they will not use any Municipal Water for construction purposes. Failing this, it will be presumed that Municipal tap water has been consumed on the construction works. and bills preferred against them accordingly.
7. The hoarding or screen wall for supporting the depots of building materials shall be constructed before starting any work even though no materials may be expected to be stabled in front of the property. The scaffoldings, bricks metal, sand preps debris, etc. should not be deposited over footpaths or Public Street by the owner/architect/their contractors, etc without obtaining prior permission from the Ward Officer of the area.
8. The work above plinth should not be started before the same is shown to this office Sectional Engineer/Assistant Engineer concerned and acknowledgement obtained from him regarding correctness of the open spaces & dimensions.
9. The application for sewer street connections, if necessary, should be made simultaneously with commencement of the work as the Municipal Corporation will require time to consider alternative site to avoid the excavation of the road an footpath.
10. All the terms and condition of the approved layout /sub-division under No. of should be adhered to and complied with.

11. The compound wall or fencing should be constructed clear of the road widening line with foundation below level of bottom of road side drain without obstructing flow of rain water from adjoining holding before starting the work to prove the owner's holding.
12. No work should be started unless the existing structures proposed to be demolished are demolished.
13. The Intimation of Approval is given exclusively for the purpose of enabling you to proceed further with the arrangements of obtaining No Objection Certificate from the Competent Authorities and in the event of your proceeding with the work either without an intimation about commencing the work or your starting the work without removing the structures proposed to be removed the act shall be taken as a severe breach of the conditions under which this Intimation of Approval is issued and the sanctioned will be revoked and the commencement certificate granted under Section 45 of the Maharashtra Regional and Town Planning Act 1966, (12 of the Town Planning Act), will be withdrawn.
14. All gully traps and open channel drains shall be provided with right fitting mosquito proof made of wrought iron plates or hinges. The manholes of all cisterns shall be covered with a properly fitting mosquito proof hinged cast iron cap over in one piece, with locking arrangement provided with a bolt and nut screwed on highly serving the purpose of lock and the warning pipes of the rabbit pretested with screw or dome shape pieces (like a garden mari rose) with copper pipes with imperfections each not exceeding 1.5 mm in diameter. The cistern shall be made easily, safely and permanently accessible by providing a firmly fixed iron ladder, the upper ends of the ladder should be earmarked and extended 40 cms above the top where they are to be fixed as its lower ends in cement concrete blocks.
15. No broken bottles should be fixed over boundary walls. This prohibition refers only to broken bottles to not to the use of plane glass for coping over compound wall.


(Anil N. Rathod)

Executive Engineer (E.S.)
B.P.Cell/Greater Mumbai/MHADA



0.5M SET BACK AREA

0.5M SET BACK AREA

0.5M SET BACK AREA

© 2000 [unreadable]

1:1000



Building Permission Cell, Greater Mumbai / MHADA

(A designated Planning for MHADA layouts constituted as per government regulation No.TPB4315/167/CR-51/2015/UD-11 DT. 23 May, 2018.)

COMMENCEMENT CERTIFICATE

No. MH/EE/(BP)/GM/MHADA-8/1050/2022/CC/1/New

Date : 21 April, 2022

To

M/s. Suvasya Builders and
Developers LLP C.A. to society
SWASTIK PLATINUM" CHSL
(Bldg. no. 43,44,45)

312 Swastik Disa Corporate Park)
LBS Marg, Ghatkopar(W),
Mumbai-400086

Sub : Proposed redevelopment of the existing building no.43,44 & 45 known as 'Tagore Nagar Swastik Platinum CHS LTD' on plot bearing C.T.S. No. 347 (pt.), S. No. 113 (pt.) at Village Hariyali , Tagore Nagar, MHADA layout, Vikhroli (E),Mumbai - 400 083.

Dear Applicant,

With reference to your application dated 28 March, 2022 for development permission and grant of Plinth Commencement Certificate under section 44 & 69 of Maharashtra Regional Town Planning Act, 1966 to carry out development and building permission under section 45 of Maharashtra Regional and Town Planning Act, 1966 to **Proposed redevelopment of the existing building no.43,44 & 45 known as 'Tagore Nagar Swastik Platinum CHS LTD' on plot bearing C.T.S. No. 347 (pt.), S. No. 113 (pt.) at Village Hariyali , Tagore Nagar, MHADA layout, Vikhroli (E),Mumbai - 400 083.**

The Commencement Certificate/Building Permit is granted subject to compliance as mentioned in I.O.A. u/ref. No. MH/EE/(BP)/GM/MHADA-8/1050/2021/IOA/1/Old dt. 10 February, 2022 and following conditions.

1. The land vacated in consequence of endorsement of the setback line / road widening line shall form part of the public street.
2. That no new building or part thereof shall be occupied or allowed to be occupied or used or permitted to be used by any reason until occupancy permission has been granted.
3. The Commencement Certificate / Development permission shall remain valid for one year from the date of its issue.
4. This permission does not entitle you to develop land which does not vest in you or in contravention of the provision of coastal zone management plan.
5. If construction is not commenced this commencement certificate is renewable every year but such extended period shall be in no case exceed three years provided further that such laps shall not bar any subsequent application for fresh permission under section 44 of the Maharashtra Regional and Town Planning Act, 1966.
6. This Certificate liable to be revoked by the VP & CEO, MHADA if:
 - a. The development work in respect of which permission is granted under this certificate is not carried out or the use thereof is not in accordance with the sanctioned plans.
 - b. Any of the condition subject to which the same is granted or any of the restrictions imposed by the VP &

CEO, MHADA is contravened or not complied with.

c. The VP & CEO, MHADA is satisfied that the same is obtained by the applicant through fraud or misrepresentation and the appellant and every person deriving title through or under him in such an event shall be deemed to have carried out the development work in contravention of section 43 and 45 of the Maharashtra Regional Town Planning Act, 1966.

7. This CC shall be re-endorsed after obtaining IOA for work beyond plinth.

8. The conditions of this certificate shall be binding not only on the applicant but on his heirs, executors, assignees, administrators and successors and every person deriving title through or under him.

VP & CEO / MHADA has appointed Shri. A N Rathod Executive Engineer to exercise his powers and function of the Planning Authority under section 45 of the said Act.

This CC is valid upto 20 April, 2023

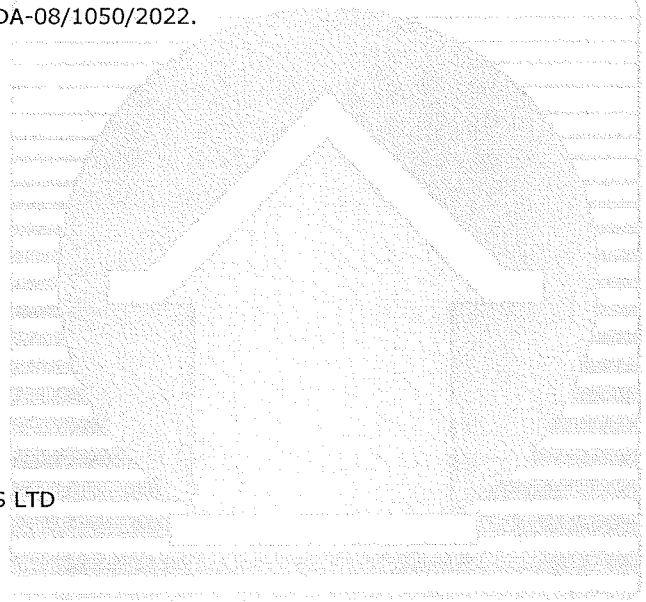
Remarks : This Plinth C.C. is granted for height upto 0.30 mts. from AGL as per approved IOA plans issued by MHADA on dated- 10.02.2022 vide u/no. MH/EE/(B.P.)Cell/GM/MHADA-08/1050/2022.

Copy submitted in favour of information please

1. Chief Officer Mumbai Board.
2. Deputy Chief Engineer /B.P. Cell/MHADA.
3. Asst. Commissioner S Ward MCGM.

Copy to :-

4. EE Kurla Division / MB.
5. A.E.W.W S Ward MCGM.
6. A.A. & C S Ward MCGM
7. Architect / LS - Rohit Eshwar Parmar.
8. Secretary Tagore Nagar Swastik Platinum CHS LTD



✓
Name : Anil Namdeo
Rathod
Designation : Executive
Engineer
Organization : Personal
Date : 21-Apr-2022 14:

**Executive Engineer/B.P.Cell
Greater Mumbai/MHADA**



CONSTRUCTIVE
India

Tel.: 2577 9941 / 2579 0598 • Mob.: 93226 59022 / 75063 57993

CIVIL ENGINEERS, CONTRACTORS

& LICENCE PLUMBER (NO. 3273)

LIAISONING CONSULTANT

LICENCE SURVEYER (Reg. No. S/675/L5)

Specialist In : R.C.C. Structural Repairs, Epoxy,

Polymer Base Treatment, Waterproofing & Plastering

GST NO. 27AFXPS9118K1ZE PAN NO. AFXPS9118K

Date.: 11/02/2022

To,
The Executive Engg.
Planning & Research Dept
B' Ward,
M.C.G.M Mumbai

Sub.:HE NOC for Proposed Redevelopment of the existing building No. 43,44 & 45 known as "Tagore Nagar Swastik Platinum CHS LTD" on plot bearing C.T.S. No. 347(Pt.), S. no. 113 (pt.) at Village Hariyali, Tagore Nagar, MHADA Layout, Vikhroli (East), Mumbai - 400083.

Ref.: MH/EE/(BP)/GM/MHADA-8/1050/2022 Dated 10 FEB 2022

Respected sir,

With reference to above we hereby submitting necessary documents for the same.

Hence, you are kindly requested to issue your **HE NOC** at your earliest

Thanking you & oblige

मुंबई महानगरपालिका
कार्यकारी नसियंता जलकावे
[नियोजन व संशोधन]

11 FEB 2022

M.S. HE/ 933 /NOC
P.W.W. (P & R)/IR/ESTT/CIR

Yours Faithfully
For M/s. Constructive India



Shri, Vivek D. Sawant
(L.P No 3273)

MUNICIPAL CORPORATION OF GREATER MUMBAI

CHIEF ENGINEER (SEWERAGE PROJECT)

Vo. Dy. CH/E/S.P./..... 19018 /P&D

11 MAR 2022

Office of the
Dy. Chief Engineer
(Sewerage Project), P&D,
2nd floor, Worli Engg. Hub Bldg.
Dr. E. Mozes Road,
Mumbai-400 018.

To,
Shri V.D. sawant (P.L. No. 3273),
of M/s. Constructive India
Maruti krupa tower, OB-11,
Shop No. 5&6, Kannamwar nagar-1,
Vikhroli(E), Mumbai-400 083

Sub:- Sewerage remarks for proposed redevelopment of existing building No.43,44 & 45 known as "T.N. Swastik Platinum CHSL", on plot bearing CTS No. 347(pt.), S. no. 113(pt) of Village Hariyali at Tagore Nagar, Vikhroli (E), Mumbai- 400 083

Ref:- 1) Letter received from L. P. Shri V.D. sawant (P.L. No. 3273) of M/s. Constructive India dtd 14.02.2022
2) I.O.A. u/no. MH/EE/BP/GM/MHADA-8/1050/2022 dtd 10.02.2022
IOA Holder – M/s. Suvasya Builders & Developers LLP
3) Dy. Ch.E.(S.P.)P&D's Approval dtd 10.03.2022

Gentlemen,

By direction, there is no objection to allow you to connect the property under reference to existing 230 mm dia. sewer line on existing road by laying 150 mm dia. S.W. pipe street connection as shown on drainage layout plan enclosed herewith, subject to the following conditions:

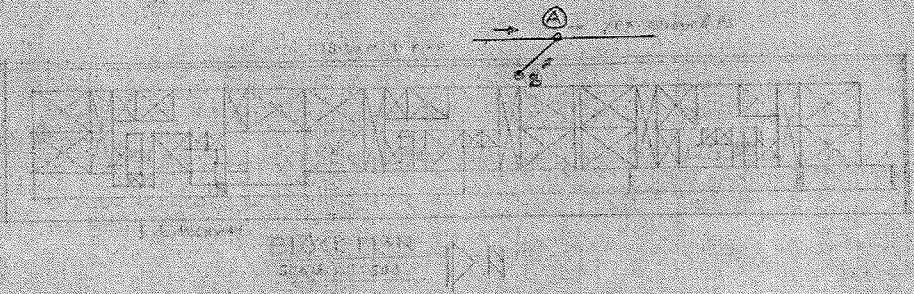
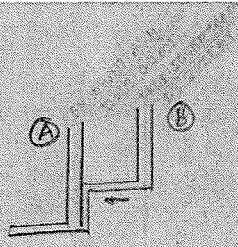
1. That work shall be carried out as per the Municipal Specifications and Drainage bye-laws.
2. That the vent shaft of adequate size shall be provided at sewer trap chamber or head manhole.
3. That the work shall be carried out through licensed plumber only.
4. The work shall be commenced from the downstream of the network.
5. That all necessary permissions from concerned officials/departments like Traffic Police, Ward Office, etc. shall be obtained before starting the work.
6. That the sewer should be fully encased with 15cm. thick M15 (1:2:4) cement concrete when the average depth of the top of the pipe sewer is less than 1 meter and more than 3 meter & shall be half encased with 15cm (1:2:4) cement concrete when the average depth of the top of the pipe sewer is between 1 to 3 meters.

7. That necessary drop arrangement as per Municipal specifications should be provided in the manholes/chambers where drop in the sewer exceeds 0.60Mt.
8. That after the work is completed the Drainage Completion Certificate along with 1 set of completion plan shall be submitted to this office for acceptance.
9. That house drains for all the buildings at the above mentioned premises should be got approved from E.E./B.P. Cell Greater Mumbai/MHADA.
10. That you shall be solely responsible for safety of other underground services pipe lines etc. and safety of third party including injury/death of any person. Any harm done as a consequence of work being carried out by you shall be compensated solely by you.
11. That the necessary road reinstatement charges shall be borne by the developer.
12. That the NOC is valid for 12 months from the date of issue of this letter and must be re-validated after every 12 months. Also as and when plans are amended (if any), revised NOC shall be obtained from this office.
13. That the remarks will be treated as cancelled if documents are found false/fabricated.
14. That after the work is completed you are requested to incorporate the said work in SUMC center.

Yours faithfully,

P. D. M. N. D. K.
(11/3/2022)

Executive Engineer
(Sewerage Project) P&D, E.S.



The Plan is approved for Drainage work only
 Subject to the Conditions mentioned in this office
 letter no. Dy. Ch.E./Sr.P&D/11/2022

MAR 2022
 Executive Engineer
 Sewerage (P & D) (I.E.S.)



LOCATION PLAN
 2/15/2022

DESCRIPTION OF PROPERTY
 THE PROPERTY IS A ...
 THE PROPERTY IS ...
 THE PROPERTY IS ...





CONSTRUCTIVE
India

Tel.: 2577 9941 / 2579 0598 • Mob.: 93226 59022 / 75063 57993

CIVIL ENGINEERS, CONTRACTORS

& LICENCE PLUMBER (NO. 3273)

LIAISONING CONSULTANT

LICENCE SURVEYER (Reg. No. S/675/LS)

Specialist In : R.C.C. Structural Repairs, Epoxy,

Polymer Base Treatment, Waterproofing & Plastering

GST NO. 27AFXPS9118K1ZE PAN NO. AFXPS9118K

Date.: 11/02/2022

**CONSULTANTS REPORT/CERTIFICATE FOR INTERNAL
STORM WATER DRAIN**

**Sub.: SWD Remark for Proposed Redevelopment of the existing building
No. 43,44 & 45 known as "Tagore Nagar Swastik Platinum CHS
LTD" on plot bearing C.T.S. No. 347(Pt.), S. no. 113 (pt.) at Village
Hariyali, Tagore Nagar, MHADA Layout, Vikhroli (East), Mumbai -
400083.**

Ref.: MH/EE/(BP)/GM/MHADA-8/1050/2022 Dated 10 FEB 2022

The Gross plot Area 2808.24

The Net Plot Area 2640.61 Sq. M.

There exists Storm Water Drain system along the **18.30 M. Wide DP ROAD**
The detail calculation & design of the SWD inside the plot as annexed hereto.

Calculation:

1. Catchment Area : **2640.61 Sq. M.**
2. Rainfall Intensity : 0.014mm/sec
(50 mm/hr)
3. Velocity : 1.2 m/sec
4. Run Off Co-efficient : 1
5. Calculations of Discharge and Cross-Sectional Area requirement
 - i) $Q = A \times I \times R$
 - ii) $Q = \mathbf{2640.61 \text{ Sq. M.} \times 0.000014 \times 1}$
 - iii) $Q = 0.037 \text{ m}^3/\text{sec}$

Where, Q = Discharge in cu.mt./sec.

A = Area of the plot in sq.mt.

I = Intensity of Rainfall in mm/sec (0.014mm/sec)

R = Co-efficient of Surface Run off

$Q = A \times I \times R$

Where, Q = Discharge in cu.mt./sec.

A = Cross sectional Area required for internal storm water drain network

V = Velocity of Storm Water (to be taken as 1.2m/sec.)

Email : sawant_vd@rediffmail.com / constructiveindia@gmail.com

Maruti Krupa Tower, OB-11, Shop No. 5 & 6, Beside Bldg.No.146, Kannamwar Nagar-1,
Vikhroli (East), Mumbai - 400083.



- Area of Rectangular
6. Drain : Area $\times 0.055 / 3600 \times RC / V$
: **2640.61 Sq. M.** $\times 0.000015 \times 0.83$
: **0.033 m²**

Hence proposed minimum size of drain 0.14m²

- (As marked on annexed Plan) : **Proposed S.W. drain of 300mm wide x
450 mm (Average) in depth.**

General Observations:

1. Whether any natural water course : NO
is Passing through the property.
2. Size of existing natural water : N.A.
course
3. Size to which the existing natural : N.A.
water Course should be widened.
4. Nature of land (Whether the R.L. is : To be maintained **28.04 mtr**
above as per 27.43 THD or not) item No. 5 below
5. Minimum formation level of the plot : 92 feet. Above T.H.D. or 15cm
required. Above the formation level of the
raised footpath or the existing
access road whichever is higher
6. Space from side of the nalla is to be : N.A.
left
7. Adequate storm water drains had been designed in the property including
provision for admitting storm water coming from the surrounding locality
if required in future.
8. While constructing the S.W. Drain invert level of the drain has been
designed such as to admit the storm water coming from the adjoining areas.



Additional remarks if any:

1. The access / internal roads of the layout had been provided with pucca covered S.W. Drains **having size 0.90 x 1.20 Mtr.** on **18.30 M. Wide DP ROAD** vide **Route G - A** area of **1.08 Sq. m.** (as indicated in the accompanying plan). The remarks are offered considering the CTS boundaries as shown in the proposed plans by the Architect/LS.
2. The storm water drains as per these remarks are **proposed 0.14 sq. mtr. SW Drain** having 300mm wide X 450 mm in Depth built-up drain vide **Route D - C - B & D - E - F** be constructed as per M.C.G.M. specifications and the walls shall be of c.c. M-20 of minimum thickness 0.20 m. Over a bed concrete of M-15(1:2:4) c.c. 15 cm. Thick and M-20 c.c. haunches of 8 cm. Thick with cement plaster in cm. (1:2) 12 mm thick for haunches.
3. The gradient of the drains are proposed in such way to create velocity of 1.22 m./sec. In case of steep localities where velocity is likely to exceed 2.40m. / Sec. Intermediate drop in invert have been provided.
4. All cross drains are proposed to be 1.5 times the size of the main drains proposed.
5. Side open spaces are proposed to be levelled consolidated and paved with proper slope to drain in such a way to dispose of the storm water into the S.W. Drains and/into the existing drains along Municipal Roads.
6. **A catch pit of size 0.45m X 0.45m X 0.60m** (deep below invert level) shall be provided at **point B & point F** (as shown on the plan) which may be covered with R.C.C./C.I./M.S. gratings.
7. **Carriage entrance of AA Class loading slab at every gate** with opening of size 0.60mx0.90m at centre along with heavy duty frame and cover and locking arrangement shall be provided.
8. Proper arrangement to dispose of storm water from paved/unpaved open spaces R.G., ramp, approaches (if any) has been proposed to avoid flooding during monsoon season



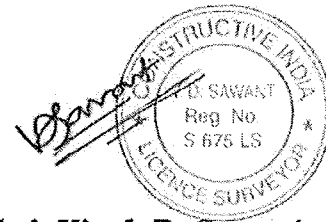
CONSTRUCTIVE
India

9. The invert of the S.W.D. on upstream side is proposed to be higher than the invert on downstream side drain. The compound wall shall not be constructed on S.W.D wall.
10. Adequate No. of weep holes (150mm dia) shall be provided in the compound wall wherever necessary.
11. Structural engineer and stability & completion certificate from licensed structural Engineer shall be submitted before asking completion certificate from us.
12. Before starting of the work, invert levels of Existing Municipal **Storm Water Drain** to which internal S.W. Drain, is to be connected by Laying 300 mm dia. R.C.(NP3) class pipe vide connection point **F to G & B to A** shall be confirmed on site with respect to invert level of last catch pit chamber.

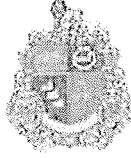
NOTE:

The remarks are offered without prejudice to the ownership of land and status of the land and structures thereon.

Yours Faithfully,



Shri. Vivek D. Sawant
3273/141/2016



**MUNICIPAL CORPORATION OF GREATER MUMBAI
OFFICE OF CITY ENGINEER
LICENCED SURVEYOR / SITE SUPERVISOR'S LICENCES**

License No./LS:840002991
Existing BP no.:S/675/LS
Date : 15.04.2021



**Supervisor's/Licence
Surveyor Name:**

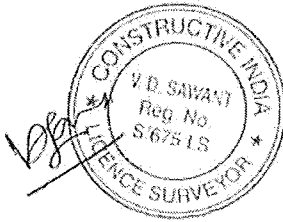
Mr. VIVEK DATTARAM SAWANT

Address:

26/402,
SAKET CHS LTD,
KANNAMWAR NAGAR NO. 1 M. H. B. COLONY, M. H. B.
COLONY,
VIKHOOLI EAST,
MUMBAI,
400083

Licence Validity:

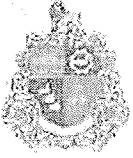
01.04.2021 To 31.03.2022



**Shri. Vivek D. Sawant
Traffic Consultant
Reg. No. S/675/LS
Site Supervisor's /
Licence Site Surveyor's
Specimen Signature**

**For City Engineer
Municipal Corporation of Greater
Mumbai**

Office of the Dy.Chief Engineer (Building Proposals) City
New Municipal Building, Bhagwan Walmiki Chowk, Vidyalankar Marg,
Opp. Hanuman Mandir, Antop Hill, Wadala (East), Mumbai - 400037.

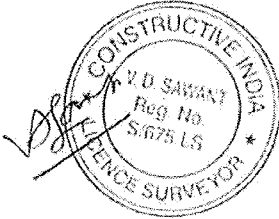


MUNICIPAL CORPORATION OF GREATER MUMBAI
BUILDING PROPOSAL
RECEIPT

Receipt No. : 712033929
Date & Time : 15.04.2021 14:28:00

Application Number : 840003421
Payment Transaction ID : 4602596694
Name Of Applicant : Mr. VIVEK DATTARAM SAWANT
PAN : AFXPS9118K
Aadhar Number : 594538482008
Applicant Type : License Surveyor(L.S.)
Recieved by : MCGM
MCGM PAN : AAALM0042L
MCGM GST Number : 27AAALM0042L3Z4

Sr.No.	SAC Code	SAC/Activity Description	Fees(Rs.)
1	997339	BUILDING PROPOSAL RENEWAL FEES	5870.00
Net Amount	CGST(%)	SGST(%)	Gross Amount (Rs.)
5870.00	0.00	0.00	5870.00
Gross Amount (In Words)		RUPEES FIVE THOUSAND EIGHT HUNDRED SEVENTY ONLY	



Note: This is an electronically generated receipt, hence signature is not required.

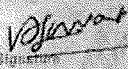
आयकर विभाग
INCOME TAX DEPARTMENT


भारत सरकार
GOVT. OF INDIA

VIVEK DATTARAM SAWANT
DATTARAM BHAU SAWANT

28/11/1973
Permanent Account Number

AFXPS9118K


Signature



18062215

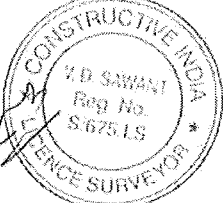
इस कार्ड को खोलें / यदि यह कृपया सुरक्षित करें / टीका -
 आयकर सेवा केंद्र, 4th फ्लोर, 34/1, एन.ए. रोड, 411 004,
 मुंबई-411 004.

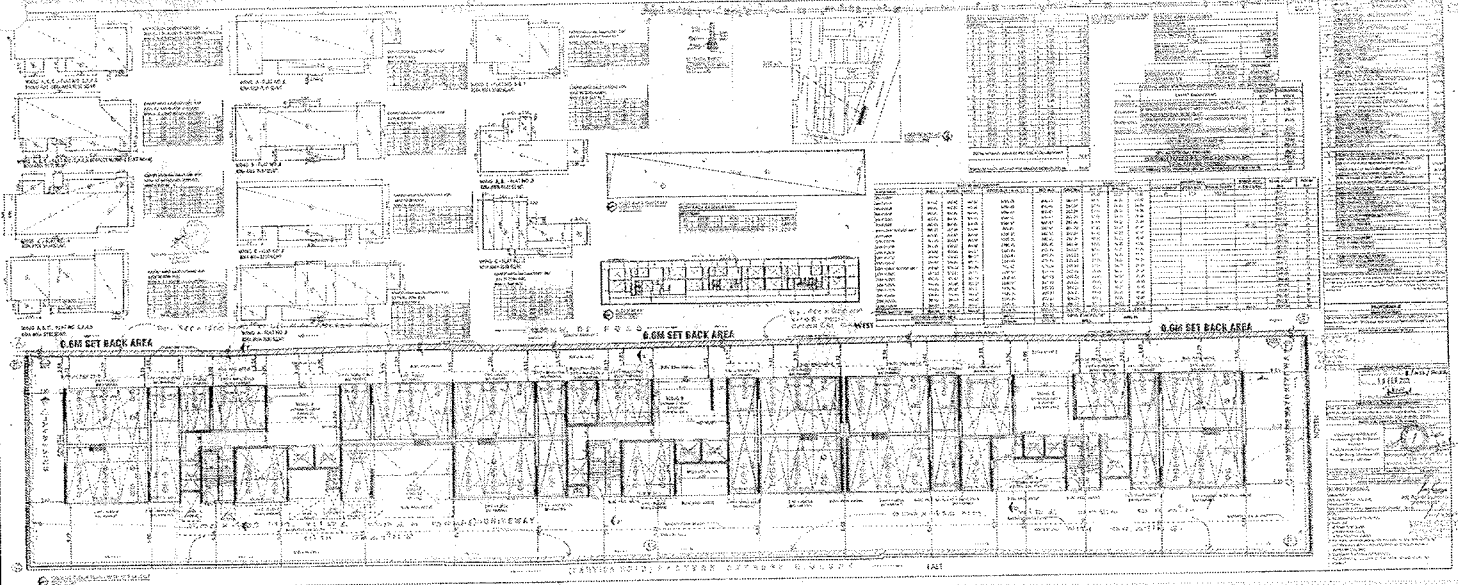
*If this card is lost / someone's lost card is found,
 please inform / return to -*

Income Tax PAN Services Unit, NSDL,
 4th Floor, Market Street,
 Pl. (No. 34), Survey No. 9978,
 Model Colony, Near Dnyaneshwar Chawl,
 Pune - 411 004.

Tel: 91-20-2721 2000 Fax: 91-20-2721 2001
 e-mail: nsdl@nsdl.com







Item	Quantity	Unit	Notes
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Item	Quantity	Unit	Notes
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Item	Quantity	Unit	Notes
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GEN SET BACK AREA

GEN SET BACK AREA

GEN SET BACK AREA

4451



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India

Tel.: 2577 9941 / 2579 0598 • Mob.: 93226 59022 / 75063 57993

CIVIL ENGINEERS, CONTRACTORS

& LICENCE PLUMBER (NO. 3273)

LIAISONING CONSULTANT

LICENCE SURVEYER (Reg. No. S/675/LS)

Specialist In : R.C.C. Structural Repairs, Epoxy,

Polymer Base Treatment, Waterproofing & Plastering

GST NO. 27AFXPS9118K1ZE PAN NO. AFXPS9118K

Date.: 11/02/2022

**CONSULTANTS REPORT/CERTIFICATE FOR INTERNAL
STORM WATER DRAIN**

**Sub.: SWD Remark for Proposed Redevelopment of the existing building
No. 43,44 & 45 known as "Tagore Nagar Swastik Platinum CHS
LTD" on plot bearing C.T.S. No. 347(Pt.), S. no. 113 (pt.) at Village
Hariyali, Tagore Nagar, MHADA Layout, Vikhroli (East), Mumbai -
400083.**

Ref.: MH/EE/(BP)/GM/MHADA-8/1050/2022 Dated 10 FEB 2022

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 - iii) $Q = 0.037 \text{ m}^3/\text{sec}$

Where, Q = Discharge in cu.mt./sec.

A = Area of the plot in sq.mt.

I = Intensity of Rainfall in mm/sec (0.014mm/sec)

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$Q = A \times I \times R$

Where, Q = Discharge in cu.mt./sec.

A = Cross sectional Area required for internal storm water drain network

V = Velocity of Storm Water (to be taken as 1.2m/sec.)



CONSTRUCTIVE
India

- Area of Rectangular
6. Drain : Area X 0.055 / 3600 X RC / V
: **2640.61 Sq. M.** x 0.000015 x 0.83
: **0.033 m²**

Hence proposed minimum size of drain 0.14m²

- (As marked on annexed Plan) : **Proposed S.W. drain of 300mm wide x
450 mm (Average) in depth.**

General Observations:

1. Whether any natural water course : NO
is Passing through the property.
2. Size of existing natural water : N.A.
course
3. Size to which the existing natural : N.A.
water Course should be widened.
4. Nature of land (Whether the R.L. is : To be maintained **28.04 mtr**
above as per 27.43 THD or not) item No. 5 below
5. Minimum formation level of the plot : 92 feet. Above T.H.D. or 15cm
required. Above the formation level of the
raised footpath or the existing
access road whichever is higher
6. Space from side of the nalla is to be : N.A.
left
7. Adequate storm water drains had been designed in the property including
provision for admitting storm water coming from the surrounding locality
if required in future.
8. While constructing the S.W. Drain invert level of the drain has been
designed such as to admit the storm water coming from the adjoining areas.



CONSTRUCTIVE
India

9. The invert of the S.W.D. on upstream side is proposed to be higher than the invert on downstream side drain. The compound wall shall not be constructed on S.W.D wall.
10. Adequate No. of weep holes (150mm dia) shall be provided in the compound wall wherever necessary.
11. Structural engineer and stability & completion certificate from licensed structural Engineer shall be submitted before asking completion certificate from us.
12. Before starting of the work, invert levels of Existing Municipal **Storm Water Drain** to which internal S.W. Drain, is to be connected by Laying 300 mm dia. R.C.(NP3) class pipe vide connection point **F to G & B to A** shall be confirmed on site with respect to invert level of last catch pit chamber.

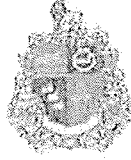
NOTE:

The remarks are offered without prejudice to the ownership of land and status of the land and structures thereon.

Yours Faithfully,



Shri. Vivek D. Sawant
3273/141/2016



**MUNICIPAL CORPORATION OF GREATER MUMBAI
OFFICE OF CITY ENGINEER
LICENCED SURVEYOR / SITE SUPERVISOR'S LICENCES**

License No./LS:840002991
Existing BP no.:S/675/LS
Date : 15.04.2021



**Supervisor's/Licence
Surveyor Name:**

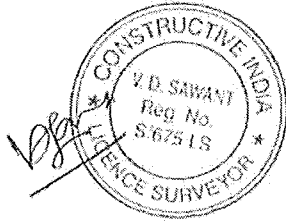
Mr. VIVEK DATTARAM SAWANT

Address:

26/402,
SAKET CHS LTD,
KANNAMWAR NAGAR NO. 1 M. H. B. COLONY, M. H. B.
COLONY,
VIKHROLI EAST,
MUMBAI,
400083

Licence Validity:

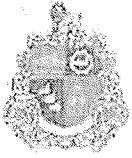
01.04.2021 To 31.03.2022



**Shri. Vivek D. Sawant
Traffic Consultant
Reg. No. S/675/LS
Site Supervisor's /
Licence Site Surveyor's
Specimen Signature**

**For City Engineer
Municipal Corporation of Greater
Mumbai**

Office of the Dy.Chief Engineer (Building Proposals) City
New Municipal Building, Bhagwan Walmiki Chowk, Vidyalankar Marg,
Opp. Hanuman Mandir, Antop Hill, Wadala (East), Mumbai - 400037.

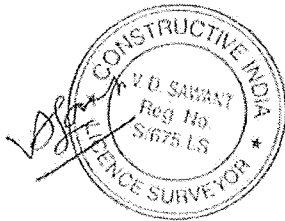


MUNICIPAL CORPORATION OF GREATER MUMBAI
BUILDING PROPOSAL
RECEIPT

Receipt No. : 712033929
Date & Time : 15.04.2021 14:28:00

Application Number : 840003421
Payment Transaction ID : 4602596694
Name Of Applicant : Mr. VIVEK DATTARAM SAWANT
PAN : AFXPS9118K
Aadhar Number : 594538482008
Applicant Type : License Surveyor(L.S.)
Recieved by : MCGM
MCGM PAN : AAALM0042L
MCGM GST Number : 27AAALM0042L3Z4

Sr.No.	SAC Code	SAC/Activity Description	Fees(Rs.)
1	997339	BUILDING PROPOSAL RENEWAL FEES	5870.00
Net Amount	CGST(%)	SGST(%)	Gross Amount (Rs.)
5870.00	0.00	0.00	5870.00
Gross Amount (In Words)		RUPEES FIVE THOUSAND EIGHT HUNDRED SEVENTY ONLY	



Note: This is an electronically generated receipt, hence signature is not required.

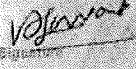
आयकर विभाग
INCOME TAX DEPARTMENT


भारत सरकार
GOVT. OF INDIA

VIVEK DATTARAM SAWANT
DATTARAM BHAU SAWANT

28/11/1973
 Permanent Account Number

AFXPS9118K



 Signature


 PHOTO

इस कार्ड को खोने / खोने पर सुरक्षा नुसार कार्य / खोने पर
 आयकर विभाग को सूचित कर देना चाहिए।
 यदि नोटिफिकेशन के अंतर्गत कोई भी व्यक्ति इस कार्ड को खोने / खोने पर
 सुरक्षा नुसार कार्य कर लेना चाहिए।
 पुणे - 411 016

*If this card is lost / someone's lost card is found,
 please inform / return to
 Income Tax PAN Services Unit, NSDL
 5th Floor, Mantri Sterling
 Plot No. 341, Survey No. 9973
 Model Colony, Near Dnyanesh Chawl,
 Pune - 411 016*

Tel: 91 20 2721 2000, Fax: 91 20 2721 2001
 e-mail: taxinfo@nsdl.co.in



CONSTRUCTIVE INDIA
V. D. SAWANT
Reg. No.
S.675.LS
FINANCE SURVEYOR



MUNICIPAL CORPORATION OF GREATER MUMBAI
(SOLID WASTE MANAGEMENT DEPARTMENT)

U. No. क. कार्य. अभि./घकव्य/ 4676 /परि-५/६ Dt. 16/02/2022

Office of Executive Engineer, SWM
Zone - V / VI, Pantnagar Garage
building, 2nd floor, behind Pantnagar
BEST Depot, Ghatkopar (East),
Mumbai - 400.075

To,
M/s. SUVASYA BUILDERS & DEVELOPERS LLP
316, Swastik Disa Corporate, LBS Marg,
Ghatkopar (W), Mumbai - 400 086.

Subject: Approval to Construction and Demolition Waste Management Plan for the site proposed redevelopment of the existing Building No. 43, 44 & 45 known as "Tagore Nagar SWASTIK PLATINUM CHS Ltd" on plot bearing C.T.S. No. 347 (pt.), S. No. 113 (pt.) at Village Hariyali, Tagore Nagar, MHADA Layout, Vikhroli (E), Mumbai - 400 083.

Reference: 1) Your application Dt. 16.02.2022.
2) MH/EE/(B.P.)/GM/MHADA-8/1050/2022 Dt. 10.02.2022.
3) Scrutiny Fees of Rs.50,000/-Receipt No. 1004269739 Dt. 16.02.2022.
4) Report from AE (SWM) N u/no.AE/SWM/14702/N Dt. 16.02.2022.

With reference to your application, the Construction and Demolition Waste Management Plan submitted by you has been approved as per "Construction and Demolition Waste Management Rules 2016" and you are allowed to transport Construction & Demolition waste from construction site to the unloading site subject to following terms & conditions.

1. This approval is subject to the orders given by Hon. Supreme Court u/no. in SLP (Civil) No. D23708/2017 dated 15.03.2018.
2. You shall handle & transport Construction & Demolition Waste / Excavation Material to the extent of $600 \text{ Brass} \times 2.83 = 1698 \text{ Cu. Mtr.}$ Only to the unloading site at Plot Bearing Survey No. 14/ 1/ B, 14/ 2,14/ 4,14/ 5,14/ 6, 15, 16, 16/ B, 17/ 3, 17/ 4/ A, 17/4/ B, 17/5, 19/A, 19/B, 19/C, 19/D, 20/1/1, 21/1, 21/2, 21/3, 21/4, 21/5, 21/6, 21/7, 21/8, 21/9, 21/11/B, 22, 24, 25/1/2, 25/2, 26/1, 26/2, 26/3, 26/4, 26/5, 26/6, 26/8, 27/1/A, 27/2, 27/3/A, 27/3/B, 28/1/A, 28/1/C, 28/1/D, 30/1, 30/2, 30/4, 31/A, 39/B, 41/1 Ecohomes-Townships LLP, Village Ranjnoli, Taluka Bhivandi, Dist Thane. (M/s. S. B. Transport).
3. You shall ensure that proper barricading and enclosure are provided at construction site to avoid escape of fugitive dust into the atmosphere, as well as its deposits to spread on street / footpaths / drains etc. as per the conditions of IOD / LOA, etc. issued by the planning authorities. The

SWM C&D Permission

- generated Construction and Demolition Waste shall be stored properly till its utilisation and it should not be deposited on roads or footpath.
4. In the event for any reason whatsoever, the consent given by the disposal site Owner/Authority is revoked or the time limit for the disposal site has expired, in such case, the developer shall stop the transportation activities. The developer shall submit revised debris management plan along with required valid documents for revalidation of existing debris management plan.
 5. The Construction & Demolition Waste shall be transported through your Transport Contractor.
 6. The deployed vehicles shall abide by all the R.T.O. rules and regulations. You shall ensure that the vehicles should be properly covered with tarpaulin or any other suitable material firmly to avoid any escape/ fall of waste on road from moving vehicle. The body and wheels shall be cleaned & washed thoroughly to avoid spreading of waste on road.
 7. The copy of approved Construction and Demolition Waste Management Plan shall be accompanied with each and every vehicle under this approval. The developer shall issue the proper challan for each and every trip of vehicles and that shall be acknowledged by the authority of unloading site. The developer shall maintain record of C & D material transported and shall make it available to MCGM or Monitoring Committee.
 8. The approval is granted presuming that the papers submitted by the Applicants Owners are genuine & for any dispute arising out of documents submitted by applicant POA / Occupant / Owner will be held responsible for fraudulent practices the owner / applicant shall be liable for actions as per rules.
 9. This approval is not valid for the areas covered with Mangroves & CRZ contravention of this clause will attract prosecution under the Environment Protection Act & other relevant Acts.
 10. The approval granted hereto does not absolve the other approvals required from the other department of M.C.G.M. OR Government Authorities.
 11. In case of disputes, court matters etc. related to the subject site/land/property, this approval cannot be treated as a valid proof.
 12. Violation of any condition stated above will attract the action as per the prevailing Construction & Demolition Waste Management Rules, 2016 & MCGM may revoke this approval without assigning any reason thereto.
 13. This approval is not permission for excavation or permission for dumping but this is the only approval under Construction and Demolition Waste Management Plan for transportation of Construction & Demolition Waste for filling & levelling at designated unloading site.
 14. This Approval is valid from 16.02.2022 to 19.12.2022.


Executive Engineer
(Solid Waste Management)
Zone VI

SWM C&D Permission

MUNICIPAL CORPORATION OF GREATER MUMBAI

TREE AUTHORITY

Case No.(/21-22)
Office of the Supdt. Of Gardens
Veermata Jijabai Bhosale Udyan,
Dr. Ambedkar Road Byculla
Mumbai-400 027.
No. DYSG / TA / MC / 45 / Z-VI
Date: 18 / 02 / 2022

To, *gx*
M/s. *Suyasya* Builders & Developers LLP
316, Swastik Disa Corporate,
L.B.S. Marg, Ghatkopar (W.),
Mumbai -400 086

Sub : Permission for cutting / transplanting of trees coming in proposed redevelopment of building No.43, 44, 45- Swastik Platinum C.H.S.L., on plot bearing C.T.S. No.347 (pt) of village Hariyali at Tagore Nagar, Vikhroli-(E), Mumbai in 'S' Ward.

Ref : Your proposal, dt. 04/08/2021

Sir / Madam,

With reference to above it is to inform that your request for permission for removal of trees affected by work of proposed redevelopment of building No.43, 44, 45- Swastik Platinum C.H.S.L., on plot bearing C.T.S. No.347 (pt) of village Hariyali at Tagore Nagar, Vikhroli-(E), Mumbai in 'S' Ward, has been considered by Hon. Municipal Commissioner / Chairman, Tree Authority, under section 8(6) of the Maharashtra (Urban Areas) Protection & Preservation of Trees Act, 1975, as modified up to January, 2018.

The permission for **cutting 11 (Eleven) trees** [bearing Tree no. 15, 16, 22, 23, 25, 37, 39, 40, 41, 42 & 43] & **transplanting Nil trees** is sanctioned by Hon. Municipal Commissioner / Chairman, Tree Authority, vide No. MDG/9305, dt. 10.01.2022

The remaining **32 (Thirty-two) trees** [bearing Tree no. 1 to 14, 17 to 21, 24, 26 to 36 & 38] should be retained as it is.

You are directed to plant **22 (Twenty-two) trees** in lieu of trees allowed to cut within 15 (Fifteen) days from the date the tree is felled in accordance with the provisions under section 8(5) of the said Act and intimate to the Tree Officer about the action taken thereto.

Also you are requested to inform 03 days prior about the date and time of cutting & transplanting of trees as per permission, to the office of concerned Asstt. Supdt. Of Gardens.

Further in accordance with the provision under section 11(1) of the said Act, you are hereby directed to plant requisite number of trees as per the norms of the Tree Authority i.e. in open space two (2) trees per 100 sq.mtr. and in R.G. Area Five (5) trees per 100 sq.mtr. and care should be taken so that tree grows properly.

As per provision under section 19(b), you are directed to plant trees in open spaces as well as in R.G. Area as per the norms of Tree Authority before getting occupation/completion certificate of the newly constructed building. Your attention is kindly drawn to the provisions under section of 21 of The Maharashtra (Urban Areas) Protection & Preservation of Trees Act, 1975, as modified up to January, 2018

Whoever fells any tree or causes any tree to be felled in contraventions of the provisions of the Act or without reasonable excuse fails to comply with any order issued or condition imposed by the Tree Officer or the Tree Authority or voluntarily obstructs any member of the Tree Authority or the Tree Officer or any Officers and Servants subordinate to him in the discharge of their functions under this Act, shall, on conviction, be punished with the fine of not less than One

thousand rupees which may extend upto Ten thousand rupees for every offense and also with imprisonment for a term of not less than one week, which may extent upto one year. The felling or causing of felling of each tree without the permission of the Tree Authority shall constitute a separate offense.

As per direction of the Tree Authority, you are hereby directed to submit the photographs taken before, while & after transplanting of trees and the C.D. of the transplantation of the trees, so as to ensure proper transplantation of the trees. You are also requested to plant indigenous variety of trees having circumference (girth) of 6 inch and above and height of 10-12 feet and above. Also submit inventory & photographs of newly planted trees within 15 days after completion of work. The list of indigenous variety of trees is enclosed herewith for your ready reference and compliance.

You are requested to contact Jr. Tree Officer / Hort.Asstt. 'S' Ward to monitor the technical aspect for transplantation & plantation of trees whose contact no. is 8424003318.

Thanking you.

Yours faithfully,


**Supdt Of Gardens
& Tree Officer**

धार्मिक प्रजातीच्या इंग्रजी नावांची यादी

अनुक्रमांक	साध्याचे नाव	शास्त्रीय नाव
1	वड	Ficus bengalensis
2	पिंपळ	Ficus religiosa
3	डेबरा	Ficus glomerata
4	कांचन	Bauhinia purpurea
5	कंदूळ	Anthocephalus indicus
6	गुंज	Adenanthera pavonia
7	पळस	Butea monosperma
8	नीम	Azadirachta Indica
9	महोगनी	Swietenia mahogany
10	मोह	Madhuca indica
11	बहावा	Cassia fistula
12	साग	Tectona grandis
13	अर्जुन	Terminalia arjuna
14	ऐन	Terminalia crenulata
15	किंजल्क	Terminalia paniculata
16	सीता अशोक	Saraca indica
17	उंडल	Calophyllum inophyllum
18	नागकेशर	Mesua ferrea
19	चंपा	Michelia chamapaca
20	शिवन	Gmelina arborea
21	शिरीष	Albicia procera
22	करंज	Pongamia pinnata
23	बकुळ	Mimusops elengi
24	बेल	Aegle marmelos
25	तामण	Lagestromia speciosa
26	हिरडा	Terminalia chebula
27	बेहडा	Terminalia belerica
28	नारळ	Cocos nucifera
29	आयळा	Emblica officinalis
30	खैर	Acacia catechu
31	तेतु	Oroxylum indicum
32	आंबा	Magifera Indica
33	पुत्रंजीवा	Putranjiva roxburghi
34	जंगली बदाम	Sterculia foetida
35	बिम्बा	Semecapus anacardium
36	पारिजातक	Nyctanthus odoratissimus
37	रिठा	Sapindus laurifolius
38	संदन	Santalum album
39	कुंभ	Careya arborea
40	फणस	Artocarpus heterophyllus
41	चाफा	Plumeria alba

30-11-2021

To,
Executive Engineer,
MHADA Board,
Griha Nirman Bhavan, Kalanagar,
Bandra (East), Mumbai-400051.

Subject :- Proposed Redevelopment of existing building no.43,44,45 Known as
"Swastik Platinum CHSL" on the plot bearing C.T.S. No.347(pt), at
Tagore nagar, Village-Hariyali, Vikhroli (East), Mumbai-400083.
Owner/Lessee :- Swastik Platinum CHS Ltd.

With reference to above, We hereby submit proposal for concessions of
redevelopment on plot u/r for its full potential along with following documents.

1. Notice u/s 337 and Form 44-69.
2. Architect's Appointment Letter, Authority Letter.
3. Acceptance Letter of Architect.
4. Architect's Registration Certificate.
5. Architect plot area certificate.
6. Owner's Affidavit for Plot area.
7. Mhada Offer letter.
8. Demarcation letter with plan.
9. Society registration copy.
10. Lease Deed.
11. Layout copy.
12. General body resolution.
13. Development agreement
14. Concession Plans
15. MHADA Offer letter, NOC
16. CFO NOC
17. EETC NOC
18. Neighborhood Plan
19. Deficiency Plan
20. Civil Aviation NOC
21. D.P. Remarks
22. Survey Remarks
23. Structural Engineers Appointment & Acceptance Letter.
24. Site supervisors Appointment & Acceptance Letter.
25. Plumbers Appointment & Acceptance Letter.

As per MHADA offer letter Permissible BUA is 15132.54 sq.mt.
Proposal consider for concession is 16711.98 sq.mt. Additional BUA
proposed is to obtain full potential of the project and same will be added
from V.P.quota.


We ensure that, the additional BUA will be only for concessions
purpose to get MOEF NOC as the construction area of the project is above
20,000.00 sq.mt.

In view of above, we hereby request you to proceed for the
concession at earliest.

Thanking You,
Yours Faithfully,



Ar. Rohit Parmar
(CA/2012/55926)
M/s Saisampada DBS


30/11/21
लिपिक
कार्यकारी अभियंता/इमारत परवानगी कक्ष (PA)/पा.
महाराष्ट्र गृहनिर्माण व क्षेत्रविकास
प्रधिकरण, बांद्रा(पू). मुंबई-५१

Date: 08-02-2022

To,
Chief Officer,
Mumbai Board,
MHADA
Bandra East

① आज्ञा प्राप्त काले
दिनांक: 08/02/2022
मुंबई नगरपालिका व महानगरपालिका
मंडळ मुंबई - ४०० ०५९

Subject : Permission to reuse excess treated sewage in nearby garden reservation and median plantation from the Proposed "Redevelopment of Swastik Platinum Co-op HSG Society Ltd" At City Survey No. 347 (part) corresponding to Survey No.113 (part) of Hariyali Village, Tagore Nagar, Village: Hariyali, Vikhroli (E), State: Maharashtra.

Reference :

- Offer letter of MB Vide No. CO/MB/REE/NOC/F-1287/2014/2021 dated 18/08/2021
- NOC letter of MB Vide No. CO/MB/REE/NOC/F-1287/2589/2021 dated 24/11/2021
- Minutes of 162nd SEAC - 2 meeting (Item No. 08)
- Proposal Number: SIA/MH/MIS/227700/2021

Respected Sir,

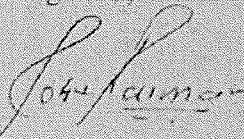
With reference to above mentioned subject, we have proposed "Redevelopment of Swastik Platinum Co-op HSG Society Ltd" At City Survey No. 347 (part) corresponding to Survey No.113 (part) of Hariyali Village, Tagore Nagar, Village: Hariyali, Vikhroli (E), Mumbai, State: Maharashtra, that is under process in Environmental Clearance.

In this project we have proposed to reuse excess treated sewage in nearby garden reservation and median plantation. However, Hon'ble SEAC-2 has asked to obtain consent letter from MHADA to reuse excess treated sewage in nearby garden reservation and median plantation.

We request your good office to kindly grant your permission for reuse of excess treated sewage in the nearby garden reservation and median plantation.

Please do the needful and oblige.

Thanking You,



Ar Rohit Parmar,
(CA/2012/55926)
M/s Sai Sampada DBS

ENVIRONMENTAL MANAGEMENT PLAN

During Construction Phase

No.	Component	Description	Total Cost (Rs. In Lacs)	
1	Air Environment	Dust Suppression	2.88	
		Air & Noise Quality Monitoring	Sensors for Air quality & Noise level monitoring	# 50.50
			By outside MOEF Approved Laboratory	1.10
2	Water Environment	Drinking water analysis	0.15	
3	Land Environment	Site Sanitation	5.00	
4	Health & Hygiene	Disinfection at site	6.00	
		Health Check up of workers	11.70	
Total Cost for EMP			77.33	
5	Cost towards disaster management Plan		78.01	
Grand Total			155.34	

Operation & maintenance cost of Sensors for Air & Noise quality monitoring is already considered in this value

ENVIRONMENTAL MANAGEMENT PLAN-DURING OPERATIONAL PHASE

No.	Component	Description	Capital cost Rs. In lacs.	Operational and Maintenance cost (Rs. in lacs/yr)
1	AIR AND NOISE ENVIRONMENT			
1.1	Cost for Ambient Air Quality & Noise Monitoring	By outside MoEF & CC Approved Laboratory	*No set up cost is involved	0.22
		On-site Sensors	No set up cost is involved as already considered Construction Phase	0.50
1.2	Cost for plantation	Transplantation of Trees & New tree Plantation	1.10	0.02
2	WATER ENVIRONMENT			
2.1	Cost for Waste water treatment	Cost for sewage Treatment Plant	24.00	7.80
2.2	Cost for Environmental Monitoring	On-site Sensors	19.50	3.00
		By outside MoEF & CC Approved Laboratory	*No set up cost is involved	0.05
2.3	Water Conservation (Rain Water Harvesting System)	Cost for RWH Tank	6.40	0.32
		Cost for Treatment unit for rain water tanks	3.00	0.01
		Cost for Environmental Monitoring (rain water)	*No set up cost is involved	0.05

Contd.. 2

ENVIRONMENTAL MANAGEMENT PLAN-DURING OPERATIONAL PHASE

No.	Component	Description	Capital cost Rs. In lacs.	Operational and Maintenance cost (Rs. in lacs/yr)
3	LAND ENVIRONMENT			
3.1	Solid Waste Management	Cost for Treatment of biodegradable garbage in OWC	8.48	0.20
		Cost for Monitoring of organic manure	*No set up cost is involved	0.08
4	ENERGY CONSERVATION			
4.1	Use of renewable energy	Cost for Solar Panels	34.25	1.02
	Total Cost for EMP		96.73	13.27
5	Cost towards disaster management Plan		271.42	56.11
	Grand Total		368.15	69.38

* No set up cost is involved as monitoring contract shall be given to outside MoEF approved laboratory

Operation and maintenance of the STP shall be done by PP for 10 years or till formation of society whichever is later.

Environmental Consultancy & Laboratory

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

Lab. Accredited by NABL - ISO/IEC 17025:2017 [TC-5600, Valid until 27.05.2022 in the field of Testing]

QCI-NABET Accredited EIA Consulting Organization

STP/ETP/WTP Project Management Consultants

ISO 9001 : 2015
ISO 45001 : 2018

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

TEST REPORT

ISSUED TO: M/S. SUVASYA BUILDERS & DEVELOPERS LLP
For Your Project : " **Redevelopment of Swastik
Platinum Co-op Housing Society Ltd**" At City Survey
No.347(part)corresponding to Survey No.113(Part)of Hariyali
Village, Tagore Nagar,Village Hariyali,Vikhroli(E)

REPORT NO. : UT/ELS/REPORT/C-181/05-2022
ISSUE DATE : 23/05/2022
YOUR REF. : Work Order No.001
REF. DATE : 11/05/2021

SAMPLE PARTICULARS :

Sampling Plan Ref. No.: : C-58/04-2022
Sample Registration Date : 28/04/2022
Date of Sampling : 26/04/2022 to 27/04/2022
Time of Sampling : 14:30 Hrs. to 14:30 Hrs.
Analysis Starting Date : 28/04/2022
Analysis Completion Date : 30/04/2022
Sample Lab Code : UT/ELS/C-389/04-2022
Ambient Air Temperature : 28.4°C to 34.2°C

AMBIENT AIR QUALITY MONITORING

Location Code : 01
Sample Location : At Project Site
Collected By : ULTRA-TECH
Height of Sampler : 1.0 Meter
Sampling Duration : 24 Hours
Relative Humidity : 53.0 % to 64.0 %

Sr. No.	Test Parameter	Test Method	Test Result	Unit
1.	Sulphur Dioxide (SO ₂)	IS 5182 (Part 02) : 2001	12	µg/m ³
2.	Oxides of Nitrogen (NO _x)	IS 5182 (Part 06) : 2006	23	µg/m ³
3.	Particulate Matter (PM ₁₀)	EPA/625/R-96/010a Method IO-2.1	75	µg/m ³
4.	Particulate Matter (PM _{2.5})	CPCB Guidelines, Vol-I, NAAQMS/36/2012-13	25	µg/m ³
5.	Carbon Monoxide (CO) †	IS 5182 (Part 10): 1999	1.4	mg/m ³

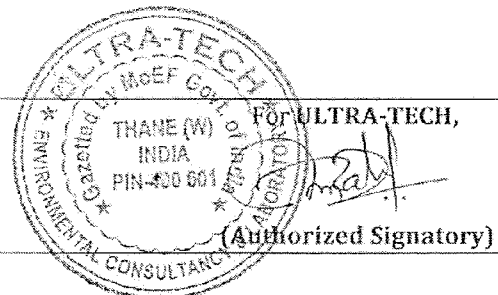
†: Sampling Period 1 Hr.

Opinions / Interpretations: *National Ambient Air Quality Monitoring Standard, Part III- Section IV is provided as Annexure-I for your reference.
(Turnover to find Annexure).*

Sampling equipment Details	Instrument Used	Make & Model	Calibration Status
	Respirable Dust Sampler	Make - Polltech; Model -PEM-RDS 8NL; Sr. No. 3213	Valid up to - 05/01/2023
Fine Dust Sampler	Make - Netel, Model - NPM FDS2.5/10µ (A); Sr. No. 222	Valid up to - 27/09/2022	

- Note:**
1. This test report refers only to the sample tested.
 2. Monitoring area coming under Residential & Commercial areas and observed values are relevant to sample collected only.
 3. This test report may not be reproduced in part, without the permission of this laboratory.
 4. Any correction invalidates this test report.
 5. Weather was Sunny & clear during sampling period.

- END OF REPORT -



ANNEXURE-I

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

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

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

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

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

Environmental Consultancy & Laboratory

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

Lab. Accredited by NABL - ISO/IEC 17025:2017 [TC-5600, Valid until 27.05.2022 in the field of Testing]

QCI-NABET Accredited EIA Consulting Organization

STP/ETP/WTP Project Management Consultants

ISO 9001 : 2015

ISO 45001 : 2018

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

TEST REPORT

ISSUED TO: M/S. SUVASYA BUILDERS & DEVELOPERS LLP

For Your Project : " Redevelopment of Swastik

Platinum Co-op Housing Society Ltd" At City Survey

No.347(part)corresponding to Survey No.113(Part)of Hariyali

Village, Tagore Nagar,Village Hariyali,Vikhroli(E)

REPORT NO. : UT/ELS/REPORT/C-182/05-2022

ISSUE DATE : 23/05/2022

YOUR REF. : Work Order No.001

REF. DATE : 11/05/2021

SAMPLE PARTICULARS

Sampling Plan Ref. No. : C-58/04-2022

Date of Monitoring : 26/04/2022 to 27/04/2022

NOISE LEVEL QUALITY MONITORING

Sample Lab Code : UT/ELS/C-390/04-2022

Survey Done By : ULTRA TECH

Sr. No.	Location	Noise Level Reading in dB(A)			
		Time (Hrs)	Day dB(A)	Time (Hrs)	Night dB(A)
01.	At Project Site	17:00 to 17:05	54.3	00:00 to 00:05	44.1

Opinions / Interpretations: *The Noise Pollution (Regulation And Control) Rules, 2000: Is Provided as Annexure II for Your Reference.
(Turnover to find Annexure).*

Note: 1. Monitoring area coming under Residential& Commercial Area.
2. Noise level monitored is an average for period as stated above, the permissible sound pressure level is to be determined with respect to the total time a workman is being exposed (continuously or a number of short term exposures per day) in Hrs.

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

Note: 1. This test report refers only to the monitoring conducted.
2. This test report may not be reproduced in part, without the permission of this laboratory.
3. Any correction invalidates this test report.

- END OF REPORT -

For ULTRA-TECH,
THANE (W)
INDIA
PIN-400 601
Authorized Signatory

ANNEXURE-II

THE NOISE POLLUTION (REGULATION AND CONTROL) RULES, 2000

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

♦ **SCHEDULE**

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

Ambient Air Quality Standards in respect of Noise

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

- Note:
1. Day time shall mean from 6.00 a.m. to 10.00 p.m.
 2. Night time shall mean from 10.00 p.m. to 6.00 a.m.
 3. Silence zone is an area comprising not less than 100 meters around hospitals, educational institutions, courts, religious places or any other area which is declared as such by the competent authority.
 4. Mixed categories of areas may be declared as one of the four above mentioned categories by the competent authority.

* dB(A) Leq denotes the time weighted average of the level of sound in decibels on scale A which is relatable to human hearing.

A "decibel" is a unit in which noise is measured.

"A", in dB(A) Leq, denotes the frequency weighting in the measurement of noise and corresponds to frequency response characteristics of the human ear.

Leq: It is energy mean of the noise level over a specified period.

♦ **CONSTRUCTION ACTIVITIES**

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

♦ **THE PERMISSIBLE LEVELS FOR NOISE EXPOSURE FOR WORK ZONE**

(The Model Rules Of The Factories Act, 1948)

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

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

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

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

TEST REPORT

ISSUED TO: M/S. SUVASYA BUILDERS & DEVELOPERS LLP **REPORT NO. :** UT/ELS/REPORT/C-183/05-2022
For Your Project : " Redevelopment of Swastik **ISSUE DATE :** 23/05/2022
Platinum Co-op Housing Society Ltd" At City Survey **YOUR REF. :** Work Order No.001
No.347(part)corresponding to Survey No.113(Part)of Hariyali **REF. DATE :** 11/05/2021
Village, Tagore Nagar,Village Hariyali,Vikhroli(E)

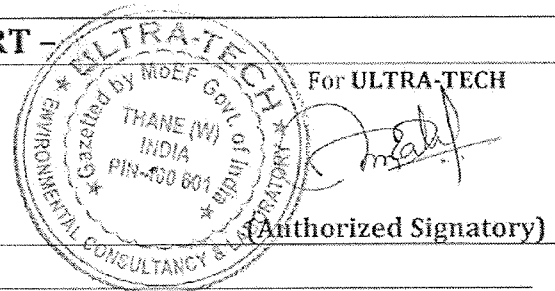
SAMPLE PARTICULARS		SOIL QUALITY MONITORING	
Sampling Plan Ref. No.	: C-58/04-2022	Sample Type	: Surface Soil (at 15cm depth)
Sample Registration Date	: 28/04/2022	Sample Location	: At Project Site
Date & Time of Sampling	: 27/04/2022 at 11:00 Hrs.		
Analysis Starting Date	: 28/04/2022		
Analysis Completion Date	: 03/05/2022	Sample Quantity & Packing Details	: 1kg In Plastic Bag Contained in Zip Lock Bag
Sample Collected By	: ULTRA TECH		
Sample Lab Code	: UT/ELS/C-391/04-2022		

Sr. No.	Test Parameter	Test Methods	Test Result	Unit
1.	Colour		Brown	-
2.	Moisture Content	IS:2720 (Part 2) : 1973	4.2	%
3.	Bulk Density	UT/LQMS/SOP/S03	1153	kg/m ³
4.	Organic Matter	IS:2720 (Part 22) : 1972	0.9	%
5.	Total Organic Carbon	IS:2720 (Part 22) : 1972	0.5	%
6.	pH	IS:2720 (Part 26) : 1987	7.7	-
7.	Conductivity(1:2soil:Water Extract)	IS:14767- 2000	0.251	mS/cm
8.	Sodium as Na (Water Extractable)	UT/LQMS/SOP/S19	103	mg/kg
9.	Magnesium as Mg (Water Extractable)	UT/LQMS/SOP/S22	61	mg/kg
10.	Chlorides as Cl ⁻ (Water Extractable)	UT/LQMS/SOP/S23	59	mg/kg
11.	Sulphate as SO ₄ ²⁻ (Water Extractable)	UT/LQMS/SOP/S24	102	mg/kg
12.	Sodium Adsorption Ratio	UT/LQMS/SOP/S26	1.0	(meq/kg) ^{1/2}
13.	Cation Exchange Capacity	UT/LQMS/SOP/S18	25.3	meq/100g
14.	Water Holding Capacity	UT/LQMS/SOP/S12	50.5	%
15.	Available Boron as B (Available)	UT/LQMS/SOP/S27	0.8	mg/kg
16.	Phosphorous as P ₂ O ₅ (Available)	UT/LQMS/SOP/S28	64	kg/ha
17.	Potassium as K ₂ O (Available)	UT/LQMS/SOP/S29	211	kg/ha
18.	Nitrogen as N (Available)	UT/LQMS/SOP/S30	181	Kg/ha
19.	Iron as Fe	UT/LQMS/SOP/S35&S37	62354	mg/kg
20.	Zinc as Zn	UT/LQMS/SOP/S35&S37	95	mg/kg

Opinions / Interpretations: NIL

- Note:**
1. This test report refers only to the sample tested.
 2. This test report may not be reproduced in part, without the permission of this laboratory.
 3. Any correction invalidates this test report.

- END OF REPORT -



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.0000132942/CE/2207000146

Date: 03/07/2022

To,
M/s. Suvasya Builders & Developers
LLP, (SWASTIC PLATINIUM CHS) City
Survey No. 347 (Part) Survey No. 113
(Part) Of Hariyali Village Tagpore Nagar,
Vikroli (E) Mumbai



Sub: Consent to Establish for Proposed Residential Construction Project of MHADA Scheme.

- Ref:**
1. Application Submitted by SRO-Mumbai-III
 2. Minutes of 4th CC meeting dtd-24.05.2022.

Your application NO. MPCB-CONSENT-0000132942

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. **Consent to Establish is valid upto Commissioning of the unit or Five year whichever is earlier.**
2. **The capital investment of the project is Rs.174.14 Cr. (As per C.A Certificate submitted by industry).**
3. **The Consent to Establish is valid for Proposed Residential Construction Project of MHADA Scheme named as M/s. Suvasya Builders & Developers LLP, (SWASTIC PLATINIUM CHS) City Survey No. 347 (Part) Survey No. 113 (Part) Of Hariyali Village Tagpore Nagar, Vikroli (E) Mumbai on Total Plot Area of 2716.18 Sq.Mtrs for construction BUA of 30092.55 Sq.Mtrs as per Environmental Clearance dtd-13.03.2022 including utilities and services.**

Sr.No	Permission Obtained	Plot Area (SqMtr)	BUA (SqMtr)
1	Environmental Clearance issued dtd-13.03.2022	2716.18	30092.55

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

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

Sr No	Description	Permitted	Standards to	Disposal
2.	Domestic effluent	233	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
NA	NA	0	As per Schedule -II

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

Sr No	Type Of Waste	Quantity & UoM	Treatment	Disposal
1	DRY GARBAGE	482 Kg/Day	SEGREGATION	Sale to authorizes Vendor
2	WET GARBAGE	321 Kg/Day	OWC	Will be used as manure
3	STP SLUDGE	24 Kg/Day	CENTRIFUGE / FILTER PRESS	Will be used as manure

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

Sr No	Category No.	Quantity	UoM	Treatment	Disposal
			NA		

8. This Board reserves the right to review, amend, suspend, revoke etc. this consent and the same shall be binding on the industry.
9. This consent should not be construed as exemption from obtaining necessary NOC/permission from any other Government agencies.
10. The treated effluent shall be 60% recycled for secondary purposes such as toilet flushing, air conditioning, cooling tower make up, firefighting etc. and remaining shall be utilized on land for gardening.
11. PP shall extend/submit BG to from total sum of Rs.10.0 Lakhs towards compliance of EC and consent to establish condition.
12. Project Proponent shall install online monitoring system for the parameter pH, SS, BOD and flow at the outlet of STP.
13. Project Proponent shall provide Organic waste digester with composting facility or biodigester with composting facility.
14. Project Proponent shall comply the Construction and Demolition Waste Management Rules, 2016 which is notified by Ministry of Environment, Forest and Climate Change dtd.29/03/2016.
15. The project proponent shall make provision of charging of electric vehicles in atleast 40 % of total available parking area.

16. The project proponent shall take adequate measures to control dust emission and noise level during construction phase.
17. The Project Proponent shall comply with the Environmental Clearance obtained vide dtd-13.03.2022 for construction project having total plot area of 2716.18 Sq.mtrs and total construction BUA of 30092.55 Sq.mtrs as per specific condition of EC.
18. PP shall submit an affidavit in Boards prescribed format within 15 days regarding compliance of C to E & Environmental Clearance/CRZ Clearance.



Ashok Shingare

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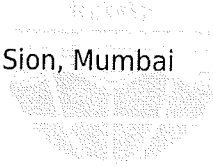
Signed by: Ashok Shingare
Member Secretary
For and on behalf of,
Maharashtra Pollution Control Board
ms@mpcb.gov.in
2022-07-03 22:51:51 IST

Received Consent fee of -

Sr.No	Amount(Rs.)	Transaction/DR.No.	Date	Transaction Type
1	348280.00	MPCB-DR-10660	28/02/2022	NEFT

Copy to:

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



SCHEDULE-I

Terms & conditions for compliance of Water Pollution Control:

- 1) A] As per your application, you have proposed to provide MBBR Technology based Sewage Treatment Plants (STPs) of combined capacity **260 CMD for treatment of domestic effluent of 233 CMD.**
- B] The Applicant shall operate the sewage treatment plant (STP) to treat the sewage so as to achieve the following standards prescribed by the Board or under EP Act, 1986 and Rules made there under from time to time, whichever is stringent.

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

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

Sr. No.	Purpose for water consumed	Water consumption quantity (CMD)
1.	Industrial Cooling, spraying in mine pits or boiler feed	0.00
2.	Domestic purpose	241.00
3.	Processing whereby water gets polluted & pollutants are easily biodegradable	0.00
4.	Processing whereby water gets polluted & pollutants are not easily biodegradable and are toxic	0.00

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

SCHEDULE-II

Terms & conditions for compliance of Air Pollution Control:

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

Stack No.	Source	APC System provided/proposed	Stack Height(In mtr)	Type of Fuel	Sulphur Content(In %)	Pollutant Standard
NA	NA		0.00	-	-	NA

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

Total Particular matter	Not to exceed	150 mg/Nm3
-------------------------	---------------	------------

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

SCHEDULE-III

Details of Bank Guarantees:

Sr. No.	Consent(C2E/C2O/C2R)	Amt of BG Imposed	Submission Period	Purpose of BG	Compliance Period	Validity Date
1	Consent to Establish	10 Lakhs	within 15 days	Towards compliance of consent condition	upto commissioning of unit or five years	upto commissioning of unit or five years

** 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/C20/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/C20/C2R)	BG imposed	Purpose of BG	Amount of BG Returned
NA				

SCHEDULE-IV

Conditions during construction phase

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

General Conditions:

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

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

This certificate is digitally & electronically signed.

ENVIRONMENTAL
CLEARANCE

PARIVESH

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



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

To,

The Partner
M/S SUVASYA BUILDERS AND DEVELOPERS LLP
312, Swastik Disa Corporate Park, LBS Road, Ghatkoper West -400086

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/227700/2021 dated 04 Sep 2021. The particulars of the environmental clearance granted to the project are as below.

- | | |
|--|--|
| 1. EC Identification No. | EC22B038MH134024 |
| 2. File No. | SIA/MH/MIS/227700/2021 |
| 3. Project Type | New |
| 4. Category | B2 |
| 5. Project/Activity including Schedule No. | 8(a) Building and Construction projects |
| 6. Name of Project | Proposed Redevelopment of "Swastik Platinum Co-op HSG Society Ltd" |
| 7. Name of Company/Organization | M/S SUVASYA BUILDERS AND DEVELOPERS LLP |
| 8. Location of Project | Maharashtra |
| 9. TOR Date | N/A |

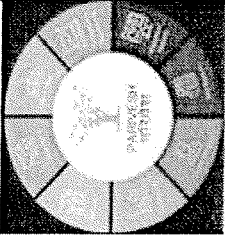
The project details along with terms and conditions are appended herewith from page no 2 onwards.

Date: 13/03/2022

(e-signed)
Manisha Patankar Mhaiskar
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/227700/2021
Environment & Climate
Change Department
Room No. 217, 2nd Floor,
Mantralaya, Mumbai- 400032.

To
M/s. Suvasya Builders and Developers LLP,
City Survey No. 347 (part) Survey No.113 (part)
of Hariyali Village, Tagore Nagar, Vikhroli (E),
Mumbai.

Subject : Environment clearance for proposed redevelopment of Swastik Platinum Co-op HSG Society Ltd" At City Survey No. 347 (part) corresponding to Survey No.113 (part) of Hariyali Village, Tagore Nagar, Village: Hariyali, Vikhroli (E) By M/s. Suvasya Builders and Developers LLP.

Reference : Application no. SIA/MH/MIS/227700/2021

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

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

Sr. No.	Description	Details
1.	Plot Area (sq.m.)	2,716.18 Sq. mt.
2.	FSI Area (sq.m.)	22,329.96 Sq. mt.
3.	Non FSI Area (sq.m.)	7,762.59 Sq. mt.
4.	Proposed built-up area (FSI + Non FSI) (sq.m.)	30,092.55 Sq. mt.
5.	Building Configuration	One Composite Building with 3 wings (Wing A, B & C) Basement + Ground + 22 Floors
6.	No. of Tenements & Shops	Total Flats: 369 Nos.
7.	Total Population	1784 Nos
8.	Total Water Requirements (CMD)	242 KLD
9.	Sewage generation (CMD)	233 KLD

10.	STP capacity and Technology	One STP of capacity 260 KL Technology: MBBR (Moving Bed Bio Reactor)
11.	STP location	Basement Level
12.	Total Solid Waste Quantities	Non-biodegradable waste: 482 Kg/day Biodegradable waste: 321 Kg/day Total: 803 Kg/day
13.	R.G. Area in sq.mt.	RG required: Since this is a MHADA Redevelopment Project the required R.G. is already provided by MHADA within the MHADA Layout Total RG Provided on Ground: --
14.	Power requirement	During Operation Phase: Connected load (KW): 6843 KW Maximum demand (KW): 2812 KW
15.	Energy Efficiency	Total Energy Saving: 23.81 % Energy saving with the help of Solar: 5.26 %
16.	DG set capacity	Alternate power supply from M/s. Adani Electricity Mumbai Ltd.
17.	Parking 4W & 2W	4-Wheeler: 227 Nos. 2-Wheeler: 57 Nos.
18.	Rain water harvesting scheme	Provision of RWH tank of capacity 64 KL
19.	Project Cost in (Cr.)	Rs. 174.41 Crores
20.	EMP Cost	Construction Phase: Rs. 77.23 Lacs Operation Phase: Capital cost: Rs. 96.73 Lacs Operational and Maintenance cost: Rs. 13.27 Lacs/annum
21.	CER Details with justification if any....	--

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

Specific Conditions:

A. SEAC Conditions-

1. PP to submit IOD/IOA/Concession Document/Plan Approval or any other form of documents as applicable clarifying its conformity with local planning rules and provisions as per the Circular dated 30.01.2014 issued by the Environment Department, Govt. of Maharashtra.
2. PP to obtain following NOCs & remarks:
 - a) Water NOC b) Sewer connection; c) SWD; d) SWM/ C & D NOC; e) Tree NOC.
3. PP to submit concession approval received from MHADA.
4. PP to provide adequate 2-wheeler parking and ensure that minimum 25% of 2- wheeler and 4- wheeler parkings are equipped with electric charging facility.

5. PP to reduce discharge of treated sewage up to 35%. PP to obtain NOC from MHADA for use of excess treated water in nearby Garden reservation.
6. PP to make more compensatory plantation considering proposed tree cutting in the project.
7. PP to include cost of DMP in EMP.

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-22329.96 m², Non-FSI-7762.59 m², Total BUA-30092.55 m². (Plan approval-MH/EE/(BP)/GM/MHADA-8/1050/2022, dated-10.02.2022).

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

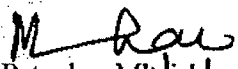
parameters, indicated for the project shall be monitored and displayed at a convenient location near the main gate of the company in the public domain.

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.


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

Copy to:

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

Signature Not Verified

Digitally signed by Manisha
Patankar Mhaiska
Member Secretary

Date: 3/13/2022 2:38:12 PM

